

REGULAR MEETING OF THE BOARD OF ALDERMEN

August 21, 2018

The Regular Meeting of the Board of Aldermen of the City of Warson Woods was held on Tuesday, August 21, 2018 at the City Hall, 10015 Manchester Road. Upon roll call, the following members of the Board were reported present:

Mayor, Larry Howe
Gordon Gosh
Charles Luisetti
Mark Wittich
Mike Dell'Orco
Debbie Pentland
Mark Thompson
Dawn Bickford
George Bruenning

Also present were City Attorney Paul Rost, Treasurer Jim Malik, Building Commissioner Dan Wilson, City Clerk Kathy Mahany, and Police Chief Bob Stanczak. The Mayor called the meeting to order at 7:01 p.m.

PLEDGE OF ALLEGIANCE

I. PUBLIC HEARING – *Discussion on the following topics*

Warson Woods Municipal Code Section 400.040 Pertaining to Submission Requirements for Building Permits;
Warson Woods Municipal Code Section 415.030 Pertaining to Height and Area Regulations in the Residential Zoning Districts;
Warson Woods Municipal Code Section 400.030 Pertaining to Zoning District Boundaries;
Warson Woods Municipal Code, Chapter 530, Comprehensive Sign Code, major revisions to the City's sign code to comply with recent Supreme Court and lower court rulings as well as possible addition of electronic changeable message display as a permitted sign for places of public assembly.

Mayor Howe opened the Public Hearing at 7:04 p.m. He began by explaining that the items up for discussion have been to the Board of Adjustment and P & Z Commissions and these are their recommendations.

- 1) Patricia Flood, 402 Flanders Dr., began by stating she is discussing Bill No. 1662 Amending Municipal Code Pertaining to Submission Requirements for Building Permits. In particular Section B 1 & 2. She stated she is in favor of the requirement change but objects to 1) acknowledgement of assumption of risks or proceeding without a survey, 2) release of the City with a sworn affidavit in the City's waiver of the survey requirement. She does not believe that a resident should have to do that for interior work on their residence. A lengthy discussion took

place between Ms. Flood, the Board and Building Commissioner. The Building Commissioner stated he would like to see something in writing from the resident that says if they do not have or they do not want to get a boundary survey that they will take responsibility.

Hearing no further comments, Mayor Howe closed the Public Hearing at 7:18 p.m.

APPROVAL of the AGENDA

Alderman Gosh moved, seconded by Alderwoman Bickford, that the Agenda be approved as submitted. On Voice Vote the motion was unanimously approved.

MINUTES

Regular Board Meeting—July 17, 2018

Alderman Wittich moved, seconded by Alderwoman Pentland, that all of the minutes be accepted as submitted. On Voice Vote, the motion was unanimously approved.

TREASURER'S REPORT—July 2018

Alderman Gosh moved, seconded by Alderwoman Bickford, that the Treasurer's report be received as submitted. On Voice Vote, the motion was unanimously approved.

BILLS & RECURRING DISBURSEMENTS WITH ADDENDUM TO BE APPROVED

Alderman Luisetti, seconded by Alderman Dell'Orco, that the Bills and Recurring Disbursements, with the Addendum, be approved as submitted. On Voice Vote, the motion was unanimously approved.

GLENDALE FIRE REPORT- July 2018 – No action required.

WARSON WOODS POLICE REPORT-July 2018 – No action required.

PETITIONS, REQUESTS AND COMPLAINTS –

Dave Schilling, 1665 Calais Ct. complimented the Parks employees for doing a good job cleaning out the honeysuckle around the “green bridge”. Next he discussed trimming out more foliage in that area and maintenance/repairing the bridge. Lastly he asked about the Solid Waste/Recycling contract. Alderman Wittich said the contract was just extended last year and it has a few years to go. Mr. Schilling said he spoke with several people with Waste Connections and they confirmed that the recycling facility will be closing in October. He wanted to know what the City is going to do about recycling then. He was told that Waste Connections told the City that they have other options and we will be meeting with Waste Connections soon to discuss the options.

MISC. REPORTS.

COLLECTOR—Kathy Mahany reminded the Board that in September the Regular Board meeting has been moved to the 4th Tuesday because there are times that the County does not get the numbers, which are used to calculate the tax rate, to the Accountants early enough for the City to pass the ordinance setting the tax rate by the third Tuesday. She also reminded them that the Board picture will be taken that same evening prior to the meeting.

BUILDING COMMISSIONER—Dan Wilson submitted the attached monthly report. Alderman Luisetti asked if he knew that the resident on the corner of Woodlawn and Meadow Creek wants the entrance sign taken down. Dan said he has been in contact with the resident and the resident is looking into how to

remove it. Alderwoman Pentland then thanked Dan for sending the letter to 1600 Andrew telling them to clean up the construction mess in their driveway.

PARK COMMISSIONER (ACTING)—Gordon Gosh, submitted the attached report.

CITY ENGINEER (ACTING)—Mike Dell’Orco informed everyone that the street repair work is almost complete for this year. He said there is 1 more slab which needs to be replaced due to a lateral sewer repair on North Dr. Next he said a contractor, Bates Utility, has applied for excavation permits to do the MSD work on Beaucaire and Avignon Ct.. He said MSD will meet with the affected residents within the next few weeks regarding this project.

CITY ATTORNEY—Paul Rost, informed everyone that the State Legislature has passed Prop “D”, a motor vehicle fuel tax to be placed on the November election ballot. If this passes it would mean approximately \$30,000.00 more in revenue for the City. All it needs is a simple majority 51% to pass.

TREASURER—Jim Malik said he spoke with the CPA firm regarding the billing of UMB money. He said it has been adjusted and will be reflected in the Audit. A short discussion was held ending with the Mayor saying he will send an email to the CPA firm asking them to get the audit finished in a timely fashion this year.

MAYOR—Larry Howe, had no report.

OLD BUSINESS

- A. Misc. Old Business, nothing to report.

NEW BUSINESS

- A. Ordinance Amending Warson Woods Municipal Code Section 400.040 Pertaining to Submission Requirements for Building Permits. Bill No. 1662. After being read two times by title only, Alderman Thompson moved, seconded by Alderman Dell’Orco, that Bill No. 1662 be approved. A discussion was held regarding B 1 and 2. By Roll Call the Vote was as follows:

By Roll Call the Vote was as follows:

	Ayes	Nays	Abstain	Not Present
Dell’Orco	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Gosh	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Bruening	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Pentland	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Thompson	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Wittich	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Luisetti	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Bickford	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

The Ordinance was announced passed 8-0.

- B. Ordinance Amending Warson Woods Municipal Code Section 415.030 Pertaining to Height and Area Regulations in the Residential Zoning Districts. Bill No. 1663. After being read two times by title only, Alderman Thompson moved, seconded by Alderman Dell’Orco, that Bill No. 1663 be approved. After a short discussion, By Roll Call the Vote was as follows:

By Roll Call the Vote was as follows:

	Ayes	Nays	Abstain	Not Present
Bickford	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Gosh	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Bruening	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Pentland	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Thompson	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Wittich	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Luisetti	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Dell’Orco	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

The Ordinance was announced passed 8-0.

- C. Ordinance Amending Warson Woods Municipal Code Section 400.030 Pertaining to Zoning District Boundaries. Bill No. 1664. After being read two times by title only, Alderman Thompson moved, seconded by Alderman Wittich, that Bill No. 1664 be approved. At this time the Mayor explained that this Ordinance is clarifying our current ordinances regarding residential right-of-way. By Roll Call the Vote was as follows:

By Roll Call the Vote was as follows:

	Ayes	Nays	Abstain	Not Present
Gosh	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Luisetti	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Bruening	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Pentland	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Thompson	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Wittich	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Bickford	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Dell’Orco	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

The Ordinance was announced passed 8-0.

- D. Discussion of amendments to the Comprehensive Sign Code, Chapter 530.
The City Attorney explained that the Board was given a draft ordinance which included the recommendations from the P&Z Commission. He asked the Board for their input and after a short discussion it was decided to put this on the September Agenda in Bill form.

- E. Misc. New Business

Alderwoman Pentland commented that the Mayor is quite an accomplished golfer. In a recent outing he made a hole-in-one.

Alderman Luisetti stated with our new insurance provider the City will be saving a substantial amount of money. Next he stated that there is a resident on Dauphine that is putting chemicals on

the right-of-way grass and killing it. He would like to have the City ask him to stop. Alderman Bruenning stated that this is not the only resident who does that.

Alderman Wittich informed everyone that things are progressing well with the Fall Festival preparations. He said since the hayride draws such a crowd, he would like to have a second one for the first few hours at least to relieve the wait time.

Lastly, the Police Chief reminded everyone that school is now back in session and the Police are out watching closely.

EXECUTIVE (CLOSED) SESSION--: Leasing, purchasing, or sale of real-estate (610.021(2)); Hiring, firing disciplining or promoting employees (610.021(3)).

The meeting closed at 7:50 p.m.

ADJOURNMENT

Alderman Thompson moved, seconded by Alderwoman Pentland, the meeting be adjourned. On Voice Vote, the motion was unanimously approved. The meeting closed at 8:52 p.m.

Respectfully submitted,

Kathy Mahany, City Clerk

Laurance M. Howe, Mayor