



**AGENDA**  
**CITY COUNCIL MEETING**  
**Chesterfield City Hall**  
**690 Chesterfield Parkway West**  
**Monday, March 20, 2023**  
**7:00 PM**

- I. CALL TO ORDER** – Mayor Bob Nation
- II. PLEDGE OF ALLEGIANCE** – Mayor Bob Nation
- III. MOMENT OF SILENT PRAYER** – Mayor Bob Nation
- IV. ROLL CALL** –City Clerk Vickie McGownd
- V. APPROVAL OF MINUTES** – Mayor Bob Nation
  - A. City Council Meeting Minutes** – March 06, 2023
- VI. INTRODUCTORY REMARKS** – Mayor Bob Nation
  - A. Wednesday, March 22, 2023 – Public Health & Safety (5:30pm)**
  - B. Tuesday, April 04, 2023 – Election Day**
  - C. Tuesday, April 18, 2023 – City Council Meeting (7:00pm)**
  - D. Thursday, April 20, 2023 – Planning & Public Works (5:30pm)**
- VII. COMMUNICATIONS AND PETITIONS** – Mayor Bob Nation
  - A. Proclamation** – Pooja Ganesh
  - B. Citizen of the Year 2022** – Michael Kane  
**(Temporary Adjournment for Citizen of the Year Reception)**
- VIII. APPOINTMENTS** – Mayor Bob Nation

## IX. COUNCIL COMMITTEE REPORTS

### A. Planning and Public Works Committee – Chairperson Dan Hurt, Ward III

1. **Proposed Bill No. 3432 - P.Z. 03-2023 City of Chesterfield (Unified Development Code-Article 4)** – An ordinance of the City of Chesterfield creating Section 405.01.120 related to licenses, permits, or other approvals. **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval.**
2. **Proposed Bill No. 3434 - P.Z. 13-2022 17955, 17965,17985, and 17995 N. Outer 40 Rd (Gateway Studios, LLC)** – An ordinance amending the Unified Development Code of the City of Chesterfield by changing the boundaries of the “M3” Planned Industrial District to a “PC” Planned Commercial District for a 77.8 acre tract of land located on the north side of Outer 40 Road [P.Z. 13-2022 17955, 17965, 17985, and 17995 N. Outer Forty Road (Gateway Studios, LLC), 17W640035, 16W320011, 16W330021, and 16W320022]. **(First Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval, as amended. Green Sheet Amendments recommended by Planning & Public Works Committee.**
3. **Sewer Lateral Program – Application Fee** – Recommendation that the application fee for the Sewer Lateral Program be returned to \$200. The attached memorandum from Mr. Eckrich states that the current application fee is \$100. However, that fee was recently adjusted for the CPI and was increased to \$125. Accordingly, the recommendation from Staff, approved by the PPW Committee, is to increase the fee from \$125 to \$200. This will generate approximately \$12,000 per year to cover the average deficit over the last five years. **(Roll Call Vote) Planning & Public Works Committee recommends approval.**
4. **Appeal by Petitioner of Recommendation of Denial - P.Z. 04-2022 14319 Olive Blvd (Queathem House, LLC)** – A request for a zoning map amendment from a “NU” Non-Urban District with a Historic Overlay to a “PC” Planned Commercial District with a Historic Overlay for a 2-acre tract of land located north of Olive Blvd (16R310974). **(Voice Vote) Send appeal to Planning and Public Works Committee for the purpose of holding a public hearing.**
5. **Next Meeting – Thursday, April 20, 2023 (5:30pm)**

**B. Finance and Administration Committee** – Chairperson Barbara McGuinness, Ward I

- 1. Proposed Bill No. 3435 - Development Agreement for RPA – 2, Wildhorse Village** – An ordinance of the City of Chesterfield, Missouri authorizing and approving a redevelopment agreement for Chesterfield Regional area RPA-2 by and between the City and Wildhorse Village, LP; authorizing certain actions by City Officials and Officers; and containing severability clause. **(First Reading) Finance and Administration Committee recommends approval.**
- 2. Destruction of Records** – Authorization to destroy records in accordance with F&A Policy No. 1 and the Records Retention Schedule for the State of Missouri. **(Voice Vote) Finance and Administration Committee recommends approval.**
- 3. Next Meeting – Not yet scheduled**

**C. Parks, Recreation and Arts Committee** – Chairperson Gary Budoor, Ward IV

- 1. Next Meeting – Not yet scheduled**

**D. Public Health and Safety Committee** – Chairperson Aaron Wahl, Ward II

- 1. Next Meeting – Wednesday, March 22, 2023 (5:30pm)**

**X. REPORT FROM THE CITY ADMINISTRATOR** – Mike Geisel

**A. Proclamation**

**B. Bid Recommendation – Sidewalk Replacement Project A –**

Recommendation to accept the low bid from E. Meier Contracting and to authorize the City Administrator to enter into an Agreement with E. Meier Contracting in an amount not to exceed \$200,000. Sidewalk Replacement Project A is specifically funded at \$200,000 within Account 120-079-5497. **(Roll Call Vote) Department of Public Works recommends approval.**

**C. Bid Recommendation - Wildhorse Parkway Reconstruction –**

Recommendation to accept the low bid from Next Level Construction and to authorize the City Administrator to enter into an Agreement with Next Level Construction in an amount not to exceed \$3,100,000. This will necessitate a Budget Transfer from Capital Projects Fund – Fund Reserves in the amount of \$450,000. The current Capital Projects Fund has an unobligated Fund Balance of \$2,990,000. The proposed project and Budget

Transfer will have no impact on the General Fund. **(Roll Call Vote)**  
**Department of Public Works recommends approval.**

## **XI. OTHER LEGISLATION**

- A. Proposed Bill No. 3436 - Boundary Adjustment Plat - Kehrs Mill Farm, Lot 38** – An ordinance providing for the approval of a Boundary Adjustment Plat for a 0.22-acre tract of land located north of Cotting Court (21T620220, 21T621311). **(First & Second Readings) Department of Planning recommends approval.**

## **XII. UNFINISHED BUSINESS**

## **XIII. NEW BUSINESS**

## **XIV. ADJOURNMENT**

***NOTE:** City Council will consider and act upon the matters listed above and such other matters as may be presented at the meeting and determined to be appropriate for discussion at that time.*

***Notice** is hereby given that the City Council may also hold a closed meeting for the purpose of dealing with matters relating to one or more of the following: legal actions, causes of action, litigation or privileged communications between the City's representatives and its attorneys (RSMo 610.021(1) 1994; lease, purchase or sale of real estate (RSMo 610.021(2) 1994; hiring, firing, disciplining or promoting employees with employee groups (RSMo 610.021(3)1994; Preparation, including any discussions or work product, on behalf of a public governmental body or its representatives for negotiations with employee groups (RSMo 610.021(9) 1994; and/or bidding specification (RSMo 610.021(11) 1994.*

**PERSONS REQUIRING AN ACCOMMODATION TO ATTEND AND PARTICIPATE IN THE CITY COUNCIL MEETING SHOULD CONTACT CITY CLERK VICKIE MCGOWND AT (636)537-6716, AT LEAST TWO (2) WORKDAYS PRIOR TO THE MEETING.**