



RECORD OF PROCEEDING

MEETING OF THE CITY COUNCIL OF THE CITY OF CHESTERFIELD AT 690 CHESTERFIELD PARKWAY WEST

MAY 20, 2019

The meeting was called to order at 7:05 p.m.

Mayor Bob Nation led everyone in the Pledge of Allegiance and followed with a moment of silent prayer.

A roll call was taken with the following results:

PRESENT

Mayor Bob Nation
Councilmember Barbara McGuinness
Councilmember Ben Keathley
Councilmember Mary Ann Mastorakos
Councilmember Dan Hurt
Councilmember Michael Moore
Councilmember Tom DeCampi
Councilmember Michelle Ohley

ABSENT

Councilmember Barry Flachsbart

APPROVAL OF MINUTES

The minutes of the May 6, 2019 Executive Session were submitted for approval. Councilmember McGuinness made a motion, seconded by Councilmember Moore, to approve the May 6, 2019 Executive Session minutes. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

The minutes of the May 6, 2019 City Council meeting were submitted for approval. Councilmember Keathley made a motion, seconded by Councilmember Mastorakos, to approve the May 6, 2019 City Council minutes. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

INTRODUCTORY REMARKS

Mayor Nation announced that the next meeting of City Council is scheduled for Monday, June 3, at 7 p.m.

COMMUNICATIONS AND PETITIONS

Andrew Brown, 635 Trade Center Blvd., stated that he was available to answer any questions pertaining to Bill No. 3249 (P.Z 02-2019 Highland on Conway [14880 Conway Rd.]).

Jason Hagan, 10850 Galt Industrial Dr., stated that he was available to answer any questions pertaining to Bill No. 3248 (P.Z. 12-2018 Fairfield Suites [Chesterfield Village Lodging]).

Mark Leach, 1608 Ansonborough Dr., spoke in support of the Native American burial mounds and grounds in Chesterfield.

John Williams, 821 Killiney Dr., spoke in support of Bill No. 3249 (P.Z 02-2019 Highland on Conway [14880 Conway Rd.]).

Sue Ferguson, 22 Bonhomme Grove Ct, spoke in support of the R-3 amendment to Bill No. 3249 (P.Z 02-2019 Highland on Conway [14880 Conway Rd.]).

Susan Hale, 2 Bonhomme Grove Ct, Spoke in support of R-3 amendment to Bill No. 3249 (P.Z 02-2019 Highland on Conway [14880 Conway Rd.]).

Robert Tegman, 6 Bohomme Grove Ct, Spoke in support of R-3 amendment to Bill No. 3249 (P.Z 02-2019 Highland on Conway [14880 Conway Rd.]).

Mike Meiners, 801 South Fifth St, Engineer for petitioner, spoke in support of R-4 request to Bill No. 3249 (P.Z 02-2019 Highland on Conway [14880 Conway Rd.]).

Laura Lueking, 15021 Conway Rd, Spoke in support of R-3 amendment to Bill No. 3249 (P.Z 02-2019 Highland on Conway [14880 Conway Rd.]).

APPOINTMENTS

There were no appointments.

COUNCIL COMMITTEE REPORTS AND ASSOCIATED LEGISLATION

Planning/Public Works Committee

Bill No. 3244 Repeals City of Chesterfield Ordinances 358 and 359 and amends City of Chesterfield Ordinance 1502 to establish a new permitted use and revise development criteria for an existing “C-8” Planned Commercial District for 6.9 acres located at the northwest corner of Clarkson Road and Lea Oak Drive (P.Z. 03-2019 Chesterfield Crossing [Chesterfield Crossing Partners, LLC] – 19S411286, 19S411275) **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval**

Councilmember Mastorakos, Chairperson of the Planning/Public Works Committee, made a motion, seconded by Councilmember Hurt, for the second reading of Bill No. 3244. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3244 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3244 with the following results: Ayes – Hurt, Keathley, Moore, McGuinness, Mastorakos, DeCampi and Ohley. Nays – None. Whereupon Mayor Nation declared Bill No. 3244 approved, passed it and it became **ORDINANCE NO. 3051.**

Bill No. 3247 Amends the Unified Development Code of the City of Chesterfield by changing the boundaries of a “C-8” Planned Commercial District to a “PC” Planned Commercial District for a 2.84 acre tract of land located at the northwest corner of the intersection of Chesterfield Parkway East and Conway Road [P.Z. 12-2018 Fairfield Suites (Chesterfield Village Lodging)] - (18S331381) **(First Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval**

Councilmember Mastorakos made a motion, seconded by Councilmember Hurt, for the first reading of Bill No. 3247. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3247 was read for the first time.

Bill No. 3248 Amends the Unified Development Code of the City of Chesterfield by changing the boundaries of the “NU” Non-Urban District to an “R-4” Residence District for a 2.14 acre tract of land located on the south side of Conway Road at its intersection with Still House Creek Road [P.Z. 02-2019 Highland on Conway, 14880 Conway Road (NU to R-4) 18R120324] **(First Reading) Planning Commission recommends approval. Planning & Public Works Committee**

**recommends a Green Sheet Amendment to zone to “R-3”
Residence District**

Councilmember Mastorakos made a motion, seconded by Councilmember DeCampi, for the first reading of Bill No. 3248. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3248 was read for the first time.

Councilmember Mastorakos made a motion, seconded by Councilmember DeCampi, to amend Bill No. 3248 by incorporating the green sheet amendments as recommended by the Planning and Public Works Committee. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Bill No. 3249 Amends the Unified Development Code of the City Of Chesterfield by changing the boundaries of the “FPM3” Flood Plain Planned Industrial District to the “AG” Agricultural District for a 153 acre tract of land located on the north side of North Outer 40 Road [P.Z. 06-2019 17627 & 17659 N. Outer 40 Road, Andrew Brown (FPM3 to AG) 16U110023, 16V320067] **(First Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval**

Councilmember Mastorakos made a motion, seconded by Councilmember DeCampi, for the first reading of Bill No. 3249. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3249 was read for the first time.

Bill No. 3250 Revises Chapter 9, Article II of the City of Chesterfield Municipal Code related to Fair Housing in the City of Chesterfield **(First Reading) Planning & Public Works Committee recommends approval**

Councilmember Mastorakos made a motion, seconded by Councilmember Moore, for the first reading of Bill No. 3250. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3250 was read for the first time.

Councilmember Mastorakos made a motion, seconded by Councilmember DeCampi, to authorize the City Administrator to execute a Quitclaim Deed, which transfers right-of-way land at Long Road and Edison Avenue comprised of approximately 1,262 square feet, to the Missouri Department of Transportation. A roll call vote was taken with the following results: Ayes – Hurt, Moore, DeCampi, Mastorakos, Ohley, McGuinness and Keathley. Nays – None. Whereupon Mayor Nation declared the motion passed.

Councilmember Mastorakos announced that the next meeting of this Committee is scheduled for Thursday, June 6, at 5:30 p.m.

Finance and Administration Committee

Councilmember Michael Moore, Chairperson of the Finance and Administration Committee, announced that the next meeting of this Committee is scheduled for Tuesday, May 28, at 5:30 p.m.

Parks, Recreation & Arts Committee

Councilmember Tom DeCampi, Chairperson of the Parks, Recreation & Arts Committee, indicated that he had no report this evening.

Public Health & Safety Committee

Mayor Nation advised that there was no report for the PH&S Committee.

REPORT FROM THE CITY ADMINISTRATOR

City Administrator Mike Geisel reported that Staff is recommending award of a contract for 2019 Salt and Salt Delivery. Based upon review of information provided by Director of Public Works/City Engineer Jim Eckrich, Mr. Geisel joined with him in recommending award of a contract to Compass Minerals for the purchase of deicing salt in an amount of \$60.88 per ton, and a contract to Beelman Logistics, LLC for the unloading and delivery of deicing salt in an amount of \$4.32 per ton. Councilmember McGuinness made a motion, seconded by Councilmember Ohley, to approve this recommendation. A roll call vote was taken with the following results: Ayes – Ohley, Keathley, DeCampi, Hurt, Moore, Mastorakos, and McGuinness. Nays – None. Whereupon Mayor Nation declared the motion passed.

OTHER LEGISLATION

Bill No. 3245	Amends Section I. of Attachment ‘A’ of City of Chesterfield Ordinance 3026 by repealing Section I.10.c of Attachment ‘A’ of Ordinance 3026 and enacting in lieu thereof a new section to be known as Section I.10.c within a “C-8” Planned Commercial District located within the northwest quadrant of the I-64 and MO 340 (Olive / Clarkson) Interchange (P.Z. 05-2019 Chesterfield Ridge Center {Parcels VII and VIII}) (Second Reading) Planning Commission recommends approval
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Councilmember Moore made a motion, seconded by Councilmember Mastorakos, for the second reading of Bill No. 3245. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3245 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3245 with the following results: Ayes – Hurt, DeCampi, McGuinness, Keathley, Mastorakos, Moore, and Ohley. Nays – None. Whereupon Mayor Nation declared Bill No. 3245 approved, passed it and it became **ORDINANCE NO. 3052**.

Bill No. 3251 Provides for the approval of a Record Plat and Escrow Agreements for the Fienup Farms Plat 7, a 5.34 acre tract of land zoned “PUD” Planned Unit Development on the north side of Wild Horse Creek Road east of its intersection with Kehrs Mill Road and west of its intersection with Baxter Road **(First & Second Readings)**
Planning Commission recommends approval

Councilmember Ohley made a motion, seconded by Councilmember DeCampi, for the first reading of Bill No. 3251. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3251 was read for the first time.

Councilmember Ohley made a motion, seconded by Councilmember DeCampi, for the second reading of Bill No. 3251. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3251 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3251 with the following results: Ayes – Mastorakos, Ohley, Keathley, Hurt, Moore, DeCampi, and McGuinness. Nays – None. Whereupon Mayor Nation declared Bill No. 3251 approved, passed it and it became **ORDINANCE NO. 3053.**

Bill No. 3252 Provides for the approval of a Boundary Adjustment Plat for the consolidation of two parcels to create one 8.47 acre tract of land, zoned “NU” Non-Urban District and “R-2” Residence District, and located on the eastern corner of the intersection of Olive Boulevard and Ladue Road **(First & Second Readings)** **Department of Planning & Development Services recommends approval**

Councilmember McGuinness made a motion, seconded by Councilmember Mastorakos, for the first reading of Bill No. 3252. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3252 was read for the first time.

Councilmember McGuinness made a motion, seconded by Councilmember Mastorakos, for the second reading of Bill No. 3252. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3252 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3252 with the following results: Ayes – McGuinness, Ohley, Moore, Keathley, Mastorakos, Hurt and DeCampi. Nays – None. Whereupon Mayor Nation declared Bill No. 3252 approved, passed it and it became **ORDINANCE NO. 3054.**

UNFINISHED BUSINESS

There was no unfinished business.

NEW BUSINESS

There was no new business.

ADJOURNMENT

There being no further business to discuss, Mayor Nation adjourned the meeting at 8:10 p.m.



Mayor Bob Nation

ATTEST:



Amanda Miller, Deputy City Clerk

APPROVED BY CITY COUNCIL: 6/3/2019