



RECORD OF PROCEEDING

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

OCTOBER 18, 2022

The meeting was called to order at 7 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 Mary Monachella
Councilmember Barbara McGuinness
Councilmember Aaron Wahl
Councilmember Mary Ann Mastorakos
Councilmember Dan Hurt
Councilmember Merrell Hansen
Councilmember Gary Budoor

ABSENT

Councilmember Michael Moore

APPROVAL OF MINUTES

The minutes of the October 3, 2022 City Council meeting were submitted for approval. Councilmember Hansen made a motion, seconded by Councilmember Monachella, to approve the October 3, 2022 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, November 7, at 7 p.m.

COMMUNICATIONS AND PETITIONS

Ms. Stacey Adams, 704 Cooper Way Drive, was available to answer questions relative to Bill No. 3408 (Record Plat – Wild Horse Bluffs) and Bill No. 3409 (Record Plat – Wildhorse Village, Lot 1).

Ms. Megan Huetner, 1747 Connemara Drive, Manchester, spoke in support of Parkway School District Proposition S.

APPOINTMENTS

There were no appointments on the agenda for this meeting.

COUNCIL COMMITTEE REPORTS AND ASSOCIATED LEGISLATION

Planning/Public Works Committee

Bill No. 3402 Repeals City of Chesterfield Ordinance Number 2105 and changes the boundaries of the “PC” Planned Commercial District to a new “PC” Planned Commercial District for a 22.78-acre tract of land located on the north side of Outer 40 Road [P.Z. 05-2022 Gateway Golf Center **(Second Reading) Planning Commission recommends approval with the requested setback modifications. Planning & Public Works Committee recommends approval, as amended. Additional amendments approved at First Reading of Council**

Councilmember Dan Hurt, Chairperson of the Planning/Public Works Committee, made a motion, seconded by Councilmember Wahl, for the second reading of Bill No. 3402, as amended. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3402 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3402 with the following results: Ayes – McGuinness, Monachella, Hurt, Mastorakos, Wahl, Hansen and Budoor. Nays – None. Whereupon Mayor Nation declared Bill No. 3402 approved, passed it and it became **ORDINANCE NO. 3204.**

Bill No. 3403 Amends 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 34.02-acre tract of land located on the north side of Outer 40 Road **(Second Reading)**

Planning Commission recommends approval. Planning & Public Works Committee recommends approval, as amended. Additional amendments approved at First Reading of Council

Councilmember Hurt made a motion, seconded by Councilmember Monachella, for the second reading of Bill No. 3403, as amended. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3403 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3403 with the following results: Ayes – Hurt, Monachella, Wahl, Hansen, Budoor, McGuinness and Mastorakos. Nays – None. Whereupon Mayor Nation declared Bill No. 3403 approved, passed it and it became **ORDINANCE NO. 3205**.

Bill No. 3404 Amends the Unified Development Code of the City of Chesterfield by changing the boundaries of an existing “PC” Planned Commercial District to a new “PC” Planned Commercial District for a 13.02-acre tract of land located on the south side of Interstate 64, north of Chesterfield Airport Road and east of Long Road **(Second Reading) Planning Commission recommends approval. Planning & Public Works Committee recommends approval**

Councilmember Hurt made a motion, seconded by Councilmember Budoor, for the second reading of Bill No. 3404. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3404 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3404 with the following results: Ayes – Monachella, Budoor, Mastorakos, Hurt, Wahl, McGuinness and Hansen. Nays – None. Whereupon Mayor Nation declared Bill No. 3404 approved, passed it and it became **ORDINANCE NO. 3206**.

Bill No. 3406 Establishes five Traffic Generation Assessment (TGA) trust funds in the City of Chesterfield, Missouri **(Second Reading) Planning & Public Works Committee recommends approval**

Councilmember Hurt made a motion, seconded by Councilmember Monachella, for the second reading of Bill No. 3406. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3406 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3406 with the following results: Ayes – Budoor, McGuinness, Hurt, Monachella, Wahl, Hansen and Mastorakos. Nays – None. Whereupon Mayor Nation declared Bill No. 3406 approved, passed it and it became **ORDINANCE NO. 3207**.

Bill No. 3407 Establishes an annual rate schedule for the five Traffic Generation Assessment (TGA) trust funds in the City of Chesterfield, Missouri. **(Second Reading) Planning & Public Works Committee recommends approval**

Councilmember Hurt made a motion, seconded by Councilmember Mastorakos, for the second reading of Bill No. 3407. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3407 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3407 with the following results: Ayes – McGuinness, Budoor, Hansen, Hurt, Mastorakos, Monachella and Wahl. Nays – None. Whereupon Mayor Nation declared Bill No. 3407 approved, passed it and it became **ORDINANCE NO. 3208**.

Councilmember Hurt announced that the next meeting of this Committee is scheduled for Thursday, October 20, at 5:00 p.m.

Finance and Administration Committee

Councilmember Barbara McGuinness, Chairperson of the Finance and Administration Committee, announced that the next meeting of this Committee is scheduled for Monday, October 24, at 5:00 p.m., as a Committee of the Whole.

Parks, Recreation & Arts Committee

Councilmember Gary Budoor, Chairperson of the Parks, Recreation & Arts Committee, indicated that there were no action items scheduled on the agenda for this meeting.

Public Health & Safety Committee

Councilmember Aaron Wahl, Chairperson of the Public Health & Safety Committee, indicated that this Committee met on October 17, and action items from that meeting will be included on the next City Council agenda.

REPORT FROM THE CITY ADMINISTRATOR

City Administrator Mike Geisel reported that El Salto, located at 955 Chesterfield Center – formerly Chili's, has requested a new liquor license to sell all kinds of liquor by the drink, to be consumed on premise, and Sunday sales. Mr. Geisel reported that, per City policy, this application has been reviewed and is now recommended for approval by both the Police Department and Planning & Development Services. Councilmember Monachella made a motion, seconded by Councilmember Wahl, to approve issuance of a new liquor license to El Salto. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Mr. Geisel reported that Staff is recommending award of a contract for Logan Park Improvements. Based upon review of information provided by Assistant Director of Parks, Recreation and Arts Steve Jarvis, Mr. Geisel joined with him in recommending approval for acceptance of the low bid for Logan Park Improvements as submitted by Bombshell Construction, and authorization for the City Administrator to enter into a contract in an amount not to exceed \$893,200. Councilmember Hurt made a motion, seconded by Councilmember Monachella, to approve this recommendation. A roll call

vote was taken with the following results: Ayes – Hurt, Monachella, Wahl, McGuinness, Budoor, Mastorakos and Hansen. Nays – None. Whereupon Mayor Nation declared the motion passed.

OTHER LEGISLATION

Bill No. 3408 Provides for the approval of a Record Plat and Escrow Agreements for Wild Horse Bluffs, a 4.9-acre tract of land zoned E-1AC Estate District with a Wildhorse Creek Road Overlay District located on the north side of Wildhorse Creek Road and west of Long Road **(First & Second Readings) Planning Commission recommends approval**

Bill No. 3409 Provides for the approval of a Record Plat and Escrow Agreements for Lot 1 of Wildhorse Village, an 8.7-acre tract of land zoned PC&R Planned Commercial and Residence District located both east of Burkhardt Place and south of Wild Horse Creek Road **(First & Second Readings) Planning Commission recommends approval**

Councilmember Budoor made a motion, seconded by Councilmember Hansen, for the first and second readings of Bill Nos. 3408 and 3409. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill Nos. 3408 and 3409 were read for the first and second time.

A roll call vote was taken for the passage and approval of Bill No. 3408 with the following results: Ayes – McGuinness, Monachella, Mastorakos, Budoor, Wahl, Hurt and Hansen. Nays – None. Whereupon Mayor Nation declared Bill No. 3408 approved, passed it and it became **ORDINANCE NO. 3209**.

A roll call vote was taken for the passage and approval of Bill No. 3409 with the following results: Ayes – Hansen, Hurt, McGuinness, Monachella, Wahl, Budoor and Mastorakos. Nays – None. Whereupon Mayor Nation declared Bill No. 3409 approved, passed it and it became **ORDINANCE NO. 3210**.

UNFINISHED BUSINESS

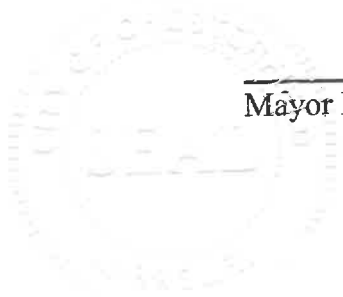
There was no unfinished business scheduled on the agenda for this meeting.

NEW BUSINESS

There was no new business.

ADJOURNMENT

There being no further business to discuss, Mayor Nation adjourned the meeting at 7:26 p.m.



Bob Nation
Mayor Bob Nation

ATTEST:

Vickie McGownd
Vickie McGownd, City Clerk

APPROVED BY CITY COUNCIL: 11/7/2022