



## RECORD OF PROCEEDING

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

**AUGUST 7, 2023**

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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

ABSENT

Mayor Bob Nation  
Councilmember Mary Monachella  
Councilmember Barbara McGuinness  
Councilmember Aaron Wahl  
Councilmember Mary Ann Mastorakos  
Councilmember Dan Hurt  
Councilmember Michael Moore  
Councilmember Merrell Hansen  
Councilmember Gary Budoor

APPROVAL OF MINUTES

The minutes of the July 17, 2023 City Council meeting were submitted for approval. Councilmember Moore made a motion, seconded by Councilmember Hansen, to approve the July 17, 2023 City Council minutes. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

The minutes of the July 17, 2023 Executive Session were submitted for approval. Councilmember Wahl made a motion, seconded by Councilmember Moore, to approve the July 17, 2023 Executive Session minutes. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

### **INTRODUCTORY REMARKS**

Mayor Nation presented a proclamation to Mr. John Walters in recognition of 25 years of service on the Police Personnel Board.

Mayor Nation announced that the next meeting of City Council is scheduled for Monday, August 21, at 7 p.m.

### **COMMUNICATIONS AND PETITIONS**

Mr. John Gazzoli, representing Dillard's, submitted correspondence for the record and requested that City Council postpone action on Bill Nos. 3457 and 3458 (Chapter 353) until the next scheduled City Council meeting.

The following individuals spoke in support of the proposed redevelopment of downtown Chesterfield:

- Mr. Maurice Hirsch, 354 Willow Weald Path
- Ms. Wendy Geckeler, 26 Chesterfield Lakes Road
- Ms. Mary Brown, 62 Chesterfield Lakes Road
- Mr. William Matson, 17649 Bridgeway Drive
- Mr. Clayton Larue, 31 Chesterfield Lakes Road
- Mr. Robert Menendez and Carrie Menendez (daughter), 1208 Turnberry Ridge Court
- Mr. Rob Rodermund, 17134 Surrey View Drive

Ms. Kelli Unnerstall, 14649 Summer Blossom Lane, representing Citizens for Developing Downtown Chesterfield, spoke in support of the proposed redevelopment of downtown Chesterfield, with modifications.

Ms. Jeanne Tevlin, 16705 Chesterfield Farms Drive, spoke in support of the proposed redevelopment of downtown Chesterfield, with modifications.

Ms. Patricia Tocco, 14720 Whitebrook Drive, shared comments about Chapter 353 and provided a historical summary and timeline of the Chesterfield Mall property.

Mr. John Nations, 8 Baxter Lane, spoke in support of Bill Nos. 3457 and 3458 (Chapter 353) and stated that there is no tax abatement and no tax exemption of any kind requested.

Mr. Ronald Cawood, 16992 Riverdale Drive, submitted written comments for the record requesting the citizens of Chesterfield be permitted to vote on the proposed redevelopment of downtown Chesterfield.

### **APPOINTMENTS**

Mayor Nation nominated Mr. Doug DeLong for re-appointment to the Architectural Review Board. Councilmember Moore made a motion, seconded by Councilmember Hurt, to re-appoint Mr. Doug DeLong to the Architectural Review Board for a term of two years. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

Mayor Nation nominated Mr. John Lavrich for appointment to the Architectural Review Board. Councilmember Hansen made a motion, seconded by Councilmember Wahl, to appoint Mr. John Lavrich to the Architectural Review Board for a term of two years. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

### **COUNCIL COMMITTEE REPORTS AND ASSOCIATED LEGISLATION**

#### **Planning & Public Works Committee**

Bill No. 3453      Pertains to the acceptance of Silver Buck Lane in Bur Oaks as a public street in the City of Chesterfield **(Second Reading)**  
**Planning & Public Works Committee Recommends Approval**

Bill No. 3454      Pertains to the acceptance of Lakeside Ridge, Woodchuck Place, Edgewood Hill, Helens Woods Ct, Barn Owl Lane, Gooseberry Lane, and portions of Patchwork Fields in Fienup Farms as public streets in the City of Chesterfield **(Second Reading)** **Planning & Public Works Committee Recommends Approval**

Bill No. 3455      Authorizes the City Administrator to execute a transportation alternative funds program agreement with the Missouri Highways and Transportation Commission for construction of the Schoettler sidewalk from Windsor Valley Court to Greenleaf Valley Drive **(Second Reading)** **Planning & Public Works Committee Recommends Approval**

Councilmember Merrell Hansen, Chairperson of the Planning & Public Works Committee, made a motion, seconded by Councilmember Budoor, for the second reading of Bill Nos. 3453, 3454 and 3455. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill Nos. 3453, 3454 and 3455 were read for the second time.

A roll call vote was taken for the passage and approval of Bill No. 3453 with the following results: Ayes – Hansen, Wahl, Hurt, Monachella, McGuinness, Budoor, Mastorakos and Moore. Nays – None. Whereupon Mayor Nation declared Bill No. 3453 approved, passed it and it became **ORDINANCE NO. 3246**.

A roll call vote was taken for the passage and approval of Bill No. 3454 with the following results: Ayes – Mastorakos, Moore, Budoor, McGuinness, Hansen, Monachella, Hurt and Wahl. Nays – None. Whereupon Mayor Nation declared Bill No. 3453 approved, passed it and it became **ORDINANCE NO. 3247**.

A roll call vote was taken for the passage and approval of Bill No. 3455 with the following results: Ayes – Budoor, Hurt, Wahl, Hansen, Moore, Mastorakos, McGuinness and Monachella. Nays – None. Whereupon Mayor Nation declared Bill No. 3453 approved, passed it and it became **ORDINANCE NO. 3248**.

Councilmember Hansen announced that the next meeting of this Committee is scheduled for Thursday, August 10, at 5:30 p.m.

#### **Finance & Administration Committee**

Bill No. 3456           Amends section 110.730 of the City of Chesterfield City Code regarding the appointment of the City Clerk **(Second Reading)**  
**Finance & Administration Committee Recommends Approval**

Councilmember Michael Moore, Chairperson of the Finance & Administration Committee, made a motion, seconded by Councilmember Budoor, for the second reading of Bill No. 3456. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3456 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3456 with the following results: Ayes – Monachella, Moore, Budoor, Wahl, Hansen, McGuinness, Mastorakos and Hurt. Nays – None. Whereupon Mayor Nation declared Bill No. 3456 approved, passed it and it became **ORDINANCE NO. 3249**.

#### **Parks, Recreation & Arts Committee**

Councilmember Mary Monachella, Chairperson of the Parks, Recreation & Arts Committee, announced that the next meeting of this Committee is scheduled for Tuesday, August 8, at 5:30 p.m.

#### **Public Health & Safety Committee**

Councilmember Mary Ann Mastorakos, Chairperson of the Public Health & Safety Committee, announced that the next meeting of this Committee is scheduled for Monday, August 21, at 5:30 p.m.

## **REPORT FROM THE CITY ADMINISTRATOR**

Councilmember McGuinness made a motion, seconded by Councilmember Moore, to approve and authorize the City Administrator to execute an agreement with Gamble & Schlemeier, LTD, for governmental relations services, in the amount of \$40,000, funded by a transfer from General Fund – Fund Reserves. A roll call vote was taken with the following results: Ayes – Hansen, Wahl, Monachella, McGuinness, Moore, Hurt, Budoor and Mastorakos. Nays – None. Whereupon Mayor Nation declared the motion passed.

### **OTHER LEGISLATION**

Bill No. 3457      Finds and declares a certain area in the City a blighted area under Chapter 353 of the Revised Statutes of Missouri, as amended; approving the Chesterfield Regional 353 Development Plan & Project submitted for the re-development of such area; and authorizes further actions in connection therewith **(Second Reading)**

Councilmember Moore made a motion, seconded by Councilmember Budoor, for the second reading of Bill No. 3457. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3457 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3457 with the following results: Ayes – McGuinness, Mastorakos, Budoor, Hurt, Wahl, Monachella, Moore and Hansen. Nays – None. Whereupon Mayor Nation declared Bill No. 3457 approved, passed it and it became **ORDINANCE NO. 3250**.

Bill No. 3458      Authorizes the Mayor of the City to enter into a redevelopment agreement and authorizes further actions in connection therewith **(Second Reading)**

Councilmember Hansen made a motion, seconded by Councilmember Moore, for the second reading of Bill No. 3458. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3458 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3458 with the following results: Ayes – Hansen, McGuinness, Wahl, Budoor, Moore, Mastorakos, Hurt and Monachella. Nays – None. Whereupon Mayor Nation declared Bill No. 3458 approved, passed it and it became **ORDINANCE NO. 3251**.

Bill No. 3460      Approves the installation of twenty-eight (28) fire hydrants at The Legends at Schoettler Point, Schaffer's Grove, Wild Horse Bluffs, Gateway Studios, and Spirit Valley Business Park Phase II within the City of Chesterfield **(First and Second Reading)**

Councilmember Budoor made a motion, seconded by Councilmember Monachella, for the first and second readings of Bill No. 3460. A voice vote was taken with a unanimous

affirmative result and the motion was declared passed. Bill No. 3460 was read for the first and second time. A roll call vote was taken for the passage and approval of Bill No. 3460 with the following results: Ayes – Monachella, Mastorakos, McGuinness, Hurt, Hansen, Moore, Budoor and Wahl. Nays – None. Whereupon Mayor Nation declared Bill No. 3460 approved, passed it and it became **ORDINANCE NO. 3252**.

Bill No. 3461            Provides for the approval of a Boundary Adjustment Plat for a 7.54-acre tract of land located South of Fick Farm Road (18W310322, 18W310311) **(First and Second Reading)**

Councilmember Hansen made a motion, seconded by Councilmember Wahl, for the first and second readings of Bill No. 3461. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3461 was read for the first and second time. A roll call vote was taken for the passage and approval of Bill No. 3461 with the following results: Ayes – Moore, Budoor, Hurt, Monachella, Hansen, Wahl, Mastorakos and McGuinness. Nays – None. Whereupon Mayor Nation declared Bill No. 3461 approved, passed it and it became **ORDINANCE NO. 3253**.

Bill No. 3462            Re-adopts the procedure established in Ordinance No. 605 of the City of Chesterfield as the procedure for disclosure of conflicts for certain municipal officials **(First Reading)**

Councilmember Hansen made a motion, seconded by Councilmember Wahl, for the first reading of Bill No. 3462. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3462 was read for the first time.

### **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 8:19 p.m.

  
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Mayor Bob Nation

ATTEST:

Vickie McGownd

Vickie McGownd, City Clerk

APPROVED BY CITY COUNCIL: 8/21/2023