



## RECORD OF PROCEEDING

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

**JANUARY 3, 2018**

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The meeting was called to order at 7:04 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 Barry Flachsbart  
Councilmember Barbara McGuinness  
Councilmember Ben Keathley  
Councilmember Guy Tilman  
Councilmember Dan Hurt  
Councilmember Tom DeCampi  
Councilmember Michelle Ohley

#### ABSENT

Councilmember Randy Logan

#### APPROVAL OF MINUTES

The minutes of the November 29, 2017 Finance and Administration Committee meeting were submitted for approval. Councilmember Tilman made a motion, seconded by Councilmember Flachsbart, to approve the Finance and Administration Committee minutes for November 29, 2017. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

The minutes of the November 29, 2017 Executive Session were submitted for approval. Councilmember Ohley made a motion, seconded by Councilmember Tilman, to approve the Executive Session minutes for November 29, 2017. A voice vote was taken with a unanimous affirmative result and the motion was declared passed.

The minutes of the December 4, 2017 Public Hearing were submitted for approval. Councilmember Tilman made a motion, seconded by Councilmember Flachsbart, to approve the Public Hearing minutes for December 4, 2017. A voice vote was taken with an affirmative result (Councilmember Keathley abstained) and the motion was declared passed.

The minutes of the December 4, 2017 City Council meeting were submitted for approval. Councilmember Ohley made a motion, seconded by Councilmember Tilman, to approve the City Council minutes for December 4, 2017. A voice vote was taken with an affirmative result (Councilmember Keathley abstained) and the motion was declared passed.

The minutes of the December 4, 2017 Executive Session were submitted for approval. Councilmember Tilman made a motion, seconded by Councilmember Ohley, to approve the Executive Session minutes for December 4, 2017. A voice vote was taken with an affirmative result (Councilmember Keathley abstained) and the motion was declared passed.

### **COMMUNICATIONS AND PETITIONS**

Ms. Wendy Geckeler, 26 Chesterfield Lakes, spoke in support of approving the contract with Pros Consulting for the Parks Master Plan.

### **INTRODUCTORY REMARKS**

Mayor Nation announced that City Hall will be closed on January 15, 2018 in observance of Martin Luther King Day.

Mayor Nation announced that Candidate Filing for the April 3, 2018 Municipal Election closes at 5:00 p.m. on Tuesday, January 16, 2018.

Mayor Nation recognized Ms. Jami Dolby, Ward II City Council candidate, in attendance at tonight's meeting.

Mayor Nation announced that the next meeting of City Council has been scheduled for Wednesday, January 17, at 7 p.m.

### **APPOINTMENTS**

There were no appointments.

## **COUNCIL COMMITTEE REPORTS**

### **Planning/Public Works Committee**

Councilmember Guy Tilman, Chairperson of the Planning/Public Works Committee, reported that Bill No. 3168 (P.Z. 08-2017 Brite Worx Carwash [Wallis Companies]) will be read for the first time under the “Legislation – Planning Commission” portion of the agenda.

Councilmember Tilman reported that Bill No. 3170 (Power of Review) will be considered for adoption under the “Legislation – Planning Commission” portion of the agenda.

Councilmember Tilman reported that Bill No. 3171 (P.Z. 20-2017 City of Chesterfield [Unified Development Code Articles 1 and 6]) will be read for the first time under the “Legislation – Planning Commission” portion of the agenda.

Councilmember Tilman informed Council that the Planning and Public Works Committee, after receiving a recommendation from the Chesterfield Historic and Landmark Preservation Committee (CHLPC), discussed an opportunity to enter into a space at the Chesterfield Mall for the CHLPC to operate a museum. The Planning and Public Works Committee has directed Staff to begin negotiations with Chesterfield Mall to enter into an annual lease for the purpose of storing and displaying historical artifacts. Staff and legal counsel are in the process of completing review of the proposed lease documents and insurance requirements. This review and any subsequent recommendations, once complete, will be provided to the Planning and Public Works Committee, and subsequently come back to Council for further review.

Councilmember McGuinness made a motion, seconded by Councilmember Ohley, to refer this issue (Item No. 4 under Planning and Public Works Committee Reports) to the Finance and Administration Committee for further review.

Extensive discussion ensued related to multiple questions of responsibility, insurance and other potential costs. Since the CHLPC is a citizens committee of the Planning and Public Works Committee of Council, the efficacy of sending this issue to another Council Committee was questioned. Councilmember Tilman, Chair of the Planning and Public Works Committee, indicated that the information from Staff and legal counsel review were to return to the Planning and Public Works Committee for further consideration before going to Council. Councilmember McGuinness stated that the Planning and Public Works Committee minutes did not reflect details of Chair Tilman’s stated expectations of Staff’s collective input.

Councilmember McGuinness made a motion, seconded by Councilmember Keathley, to amend the original motion to indicate that the Finance and Administration Committee review would be “in addition to” and not “in lieu of” the review by the Planning and Public Works Committee.

Council discussed the inability of the Finance and Administration Committee to provide any directives to the CHLPC, since it is a citizens committee under the direction and control of the Planning and Public Works Committee. That limitation was expressly understood and acknowledged by the Chair of the Finance and Administration Committee, as well as Councilmember McGuinness, who replied that the CHLPC would simply be invited to attend.

A roll call vote was taken on the motion to amend, with the following results: Ayes – Ohley, McGuinness, DeCampi and Keathley. Nays – Tilman, Hurt and Flachsbart. Mayor Nation declared the motion to amend passed.

A voice vote was then taken on the motion, as amended, with an affirmative result (Councilmembers Tilman, Hurt and Flachsbart voted “No”) and the amended motion was declared passed.

Councilmember Tilman announced that the next meeting of this Committee has been scheduled for Thursday, January 4, at 5:45 p.m.

#### **Finance and Administration Committee**

Councilmember Tom DeCampi, Chairperson of the Finance and Administration Committee, announced that the next meeting of this Committee has been scheduled for Monday, January 29, at 5:30 p.m.

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

Councilmember Ben Keathley, Vice-Chairperson of the Parks, Recreation & Arts Committee, made a motion, seconded by Councilmember Ohley, to refer the issue of contracting for the update to the Parks Master Plan to the Parks, Recreation & Arts Committee. A voice vote was taken with an affirmative result (Councilmember Flachsbart voted “No”) and the motion was declared passed.

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

Councilmember Barry Flachsbart, Chairperson of the Public Health & Safety Committee, indicated that he had no report this evening.

#### **REPORT FROM THE CITY ADMINISTRATOR**

City Administrator Mike Geisel indicated that he had no report this evening.

#### **UNFINISHED BUSINESS**

There was no unfinished business.

## **NEW BUSINESS**

There was no new business.

## **LEGISLATION – PLANNING COMMISSION**

**BILL NO. 3168      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 1.8 ACRE PARCEL OF LAND LOCATED ON THE WESTERN CORNER OF THE INTERSECTION OF BAXTER ROAD AND CLAYTON ROAD (P.Z. 08-2017 BRITE WORX [WALLIS COMPANIES] - 21R410960) **Green Sheet Amendments provided (FIRST READING) PLANNING COMMISSION RECOMMENDS APPROVAL; PLANNING & PUBLIC WORKS COMMITTEE RECOMMENDS APPROVAL, AS AMENDED****

Councilmember Tilman made a motion, seconded by Councilmember Flachsbart, for the first reading of Bill No. 3168.

Councilmember Hurt made a motion, seconded by Councilmember Tilman, to amend Bill No. 3168 with the green sheet amendment. A voice vote was taken with a unanimous affirmative result and the motion to amend was declared passed.

A voice vote was taken on the main motion, as amended, with a unanimous affirmative result and the motion was declared passed. Bill No. 3168 was read for the first time.

**BILL NO. 3170      AMENDS THE UNIFIED DEVELOPMENT CODE OF THE CITY OF CHESTERFIELD SECTION 31-02-20 CITY COUNCIL POWER OF REVIEW PERTAINING TO THE TIME PERIOD TO EXERCISE POWER OF REVIEW AND MODIFYING WHO MAY CALL FOR CITY COUNCIL POWER OF REVIEW (SECOND READING) **FORWARDED FROM PLANNING & PUBLIC WORKS COMMITTEE WITH NO RECOMMENDATION****

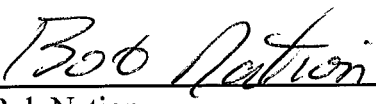
Councilmember Tilman made a motion, seconded by Councilmember Flachsbart, for the second reading of Bill No. 3170. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3170 was read for the second time. A roll call vote was taken for the passage and approval of Bill No. 3170 with the following results: Ayes – Keathley, Ohley, McGuinness, Tilman, Hurt, Flachsbart and DeCampi. Nays – None. Whereupon Mayor Nation declared Bill No. 3170 approved, passed it and it became **ORDINANCE NO. 2976**.

BILL NO. 3171      AMENDS ARTICLE 1 SECTION 01-11 ADMINISTRATIVE  
AND DECISION MAKING AUTHORITIES AND ARTICLE 6  
TELECOMMUNICATIONS FACILITIES SITING OF THE  
UNIFIED DEVELOPMENT CODE {P.Z. 20-2017 CITY OF  
CHESTERFIELD UNIFIED DEVELOPMENT CODE ARTICLES  
1 AND 6)} **(FIRST READING) PLANNING COMMISSION  
RECOMMENDS APPROVAL**

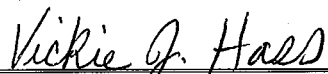
Councilmember Tilman made a motion, seconded by Councilmember Ohley, for the first reading of Bill No. 3171. A voice vote was taken with a unanimous affirmative result and the motion was declared passed. Bill No. 3171 was read for the first time.

**ADJOURNMENT**

There being no further business to discuss, Mayor Nation adjourned the meeting at 7:55 p.m.

  
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Mayor Bob Nation

**ATTEST:**

  
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Vickie J. Hass, City Clerk

APPROVED BY CITY COUNCIL: 1/17/2018