



# WILDWOOD

CITY COUNCIL  
AGENDA  
**COUNCIL CHAMBERS**  
**7:30 P.M.**  
**03/14/16**

If you would like to submit a comment regarding an item on this meeting agenda, please visit the [Form Center](#).

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE OF ALLEGIANCE
- IV. APPROVAL OF MINUTES – February 22, 2016 Work Session & Regular Agenda Minutes  
Documents: [DRAFT CITY COUNCIL MINUTES 2-22-16.PDF](#)
- V. MAYOR APPOINTMENTS/ANNOUNCEMENTS
  - V.I. Presentation To Ryan S. Thomas, City Administrator, On His Twenty (20) Years Of Service To The City Of Wildwood.
  - V.II. Appointment(S)
    - V.II.A. Jerry W. Porter - Ward Six City Council Member For Remaining Term To April 2016  
Documents: [APPOINTMENT - JERRY PORTER.PDF](#)
  - V.III. Bills #2149 And #2150 – Veto Message  
Documents: [2149 AND 2150 - VETO MESSAGE.PDF](#)
    - V.III.A. BILL #2149  
AN ORDINANCE DETERMINING THE COMPENSATION FOR THE OFFICE OF THE MAYOR AND AMENDING SECTION 110.040 OF THE MUNICIPAL CODE. (Wards – All)
    - V.III.B. BILL #2150  
AN ORDINANCE DETERMINING THE COMPENSATION FOR CITY COUNCIL MEMBERS AND AMENDING SECTION 110.110 OF THE MUNICIPAL CODE. (Wards – All)
- VI. PUBLIC PARTICIPATION
- VII. PUBLIC HEARING(S)
  - VII.I. (Postponed At The January 11, 2016 City Council Meeting – To Remain Postponed) 1. A Response To A Communication From Jenny Mitchell, Director Of Property Management For The Desco Group, Which Is Dated October 20, 2015

regarding **St. Louis County's P.C. 219-85 Alfred L. Hicks and J.L. Mason of Missouri, Inc.;** Amended MXD Mixed-Use Development District; south side of Manchester Road, east of Old Fairway Drive (Street Address: 16506 Manchester Road/Locator Number: 23U120480); seeking modifications to an existing site-specific ordinance that governs the Schnucks Wildwood Crossing Center to allow for a third freestanding monument sign along the property's Manchester Road frontage. (Ward - Seven)

VII.II. A Response To The Recording Of A Record Plat, Which Was Authorized On October 26, 2015 By The City Council, Which Established A Landscape Easement And Arrangement For Its On-Going Maintenance, Regarding P.Z. 3, 4, 5, And 6-14 Wildwood Trail Subdivision

R-4 7,500 square foot Residence District, with a Planned Residential Development Overlay District (PRD); east side of State Route 109, north of Manchester Road (Locator Numbers 24V440122 and 24V440104/Street Addresses: 2516 and 2520 Highway 109). The recording of the Record Plat transferred the responsibility for an eleven (11) foot wide landscape easement area located on Lot 9 of the Wildwood Trail Subdivision from that Homeowners Association to the Towns at Windrush Homeowners Association, given this buffer was intended to be installed within that subdivision. (Ward - Eight)

Documents: [PUBLIC HEARING - PZ 3 4 5 AND 6-14 WILDWOOD TRAIL SUBDIVISION-.PDF](#)

VIII. LEGISLATION

IX. UNFINISHED BUSINESS

IX.I. BILL #2157

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING AMENDMENTS TO EXISTING AMENDED C-8 PLANNED COMMERCIAL DISTRICT ORDINANCE #1001 THAT WOULD AUTHORIZE THE ADDITION OF A SECOND DRIVE-THROUGH FACILITY IN THE DIERBERGS TOWN CENTER PROJECT, IN CONJUNCTION WITH A LINER BUILDING LOCATED ON OUTLET G, WHICH FRONTS ONTO THE INTERSECTION OF TAYLOR ROAD AND STATE ROUTE 100, BEING CONSISTENT WITH THE RECOMMENDATION REPORT PREPARED BY THE PLANNING AND ZONING COMMISSION DATED FEBRUARY 1, 2016. *Recommended by the Planning and Zoning Commission* (Second Reading) (Ward - Eight)

Documents: [2157 PANERA DRIVE THROUGH-DIERBERGS-OUTLET G.PDF](#)

IX.II. BILL #2158

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO ENTER INTO A CONTRACT WITH KRUPP CONSTRUCTION FOR THE DEVELOPMENT OF A CONNECTOR TRAIL BETWEEN BLUFF VIEW PARK AND THE ROCK HOLLOW VALLEY, AS INDICATED IN THE BID DOCUMENTS AND SPECIFICATIONS, ALL IN KEEPING WITH THE DOCUMENTATION SUBMITTED BY SUCH IN RESPONSE TO THE CITY'S ADVERTISEMENT IN THIS REGARD. *Recommended by the Planning/Economic Development/Parks Committee* (Second Reading) (Ward - Six)

Documents: [2158 CONNECTOR TRAIL BLUFF VIEW-ROCK HOLLOW-KRUPP.PDF](#)

IX.III. BILL #2159

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI THAT AUTHORIZES THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO ENTER INTO AN EASEMENT AGREEMENT WITH THE WINDSOR CREST HOMEOWNERS ASSOCIATION TO TRANSFER ITS EXISTING RETENTION FACILITY LOCATED WITHIN THE CITY'S COMMUNITY PARK PROPERTY TO THE CITY OF WILDWOOD, MISSOURI, FOR ITS LONG-TERM CONTROL, MAINTENANCE, AND EVENTUAL USE IN CONJUNCTION WITH THE APPROVED CONCEPT PLAN FOR THIS PUBLIC PARK SITE. *Recommended by the Planning/Economic Development/Parks Committee* (Second Reading) (Wards - All)

Documents: [2159 EASEMENT AGREEMENT-WINDSOR CREST HOA.PDF](#)

IX.IV. AMENDED BILL #2160

AN ORDINANCE AUTHORIZING THE APPROVAL OF A RECORD PLAT, ALONG WITH A TRUST INDENTURE, A JOINT ROADWAY MAINTENANCE AGREEMENT, AND/OR THE NECESSARY SCRIPT UPON THIS INSTRUMENT FOR THE ADOPTION OF WAKEFIELD FARMS SUBDIVISION'S INDENTURES/RESTRICTIONS, AND A DEPOSIT AGREEMENT, TO BE SECURED BY ASSOCIATED LETTERS OF CREDIT GUARANTEEING CERTAIN REQUIRED IMPROVEMENTS, FOR A SEVEN (7) LOT RESIDENTIAL SUBDIVISION THAT IS LOCATED UPON A THIRTY-SIX (36) ACRE TRACT OF LAND, BEING PART OF ADJUSTED LOT B OF WITBRODT/WAKEFIELD FARM ROAD, ACCORDING TO THE BOUNDARY ADJUSTMENT PLAT, RECORDED IN BOOK 347, PAGE 493 OF THE ST. LOUIS COUNTY RECORDS; AND CONTAINED IN THE SECTION 3, TOWNSHIP 44 NORTH, RANGE 3 EAST, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI, AND MORE SPECIFICALLY SITUATED ON THE EAST SIDE OF WAKEFIELD FARM ROAD, NORTH OF STATE ROUTE 100; HEREAFTER TO BE KNOWN AS "WAKEFIELD FOREST SUBDIVISION." *Recommend by the Department of Planning (Second Reading) (Ward – One)*

Documents: [2160 AMENDED-WAKEFIELD FARMS.PDF](#)

IX.V. BILL #2161

AN ORDINANCE AMENDING CHAPTER 390 TRAFFIC SCHEDULES BY ESTABLISHING A 40 MPH SPEED LIMIT ON A PORTION OF MISSOURI ROUTE 109 WITHIN THE CITY OF WILDWOOD. *Recommended by the Board of Public Safety (Second Reading) (Wards One, Five, and Eight)*

Documents: [2161 MISSOURI ROUTE 109 SPEED LIMIT.PDF](#)

X. NEW BUSINESS

X.I. BILL #2162

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI ADOPTING THE RECOMMENDATION OF THE HISTORIC PRESERVATION COMMISSION REGARDING THE 'SECOND JOHN E. SCHNARR HOUSE' THAT IS LOCATED ON MANCHESTER ROAD (FORMERLY ROUTE 66) WITHIN THE COMMUNITY OF GROVER, THEREBY ALLOWING ITS PLACEMENT ON THE CITY'S HISTORIC REGISTRY AND PROVIDING CERTAIN INCENTIVES FOR SUCH RELATIVE TO REQUIRED PUBLIC SPACE AND ROADWAY IMPROVEMENTS. *Recommended by the Historic Preservation Commission (First Reading) (Ward – Eight)*

Documents: [2162 BUTLER DURRELL-HISTORIC REGISTRY.PDF](#)

X.II. BILL #2163

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO EXECUTE A CONTRACT WITH THE MISSOURI AMERICAN WATER COMPANY FOR THE RELOCATION OF A WATER MAIN TO ACCOMMODATE PHASE TWO CONSTRUCTION WITHIN WILDWOOD COMMUNITY PARK. *Recommended by the Department of Planning and Parks (First Reading) (Ward - One)*

Documents: [2163 WATER COMPANY RELOCATION-COMMUNITY PARK.PDF](#)

X.III. BILL #2164

AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE CERTAIN AGREEMENTS AND DOCUMENTS IN ORDER TO PROCEED WITH OBTAINING FEDERAL FUNDING FOR THE MISSOURI ROUTE 109 PEDESTRIAN TUNNEL PROJECT, UNDER THE TRANSPORTATION ALTERNATIVES PROGRAM (TAP), AS AUTHORIZED BY THE FEDERAL TRANSPORTATION FUNDING ACT, MAP-21 (MOVING AHEAD FOR PROGRESS IN THE 21<sup>ST</sup> CENTURY) (First Reading) (Wards – One and Eight)

Documents: [2164 FEDERAL FUNDING AGREEMENT FOR ROUTE 109 PED TUNNEL.PDF](#)

X.IV. BILL #2165

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD, MISSOURI TO EXECUTE AN **AMENDED** CONTRACT ON BEHALF OF IT WITH OATES ASSOCIATES FOR ITS ON-GOING DEVELOPMENT OF ENGINEERED DRAWINGS/PLANS, ALONG WITH CONSTRUCTION MANAGEMENT AND ADMINISTRATION, FOR THE EXTENSION OF THE PARK'S INTERNAL ROADWAY, TO THE

WESTERN TERMINUS OF POND-GROVER LOOP ROAD, IN ASSOCIATION WITH THE COMMUNITY PARK PROJECT – PHASE 2, CONSISTENT WITH THE ATTACHED CONTRACT AND EXHIBITS, WHICH ARE BEING RECOMMENDED BY THE PLANNING/ECONOMIC DEVELOPMENT/PARKS COMMITTEE OF CITY COUNCIL. (First Reading) *Recommended by the Planning/Economic Development/Parks Committee (Wards - All)*

Documents: [2165 AMENDED 2099 OATES - PHASE IA COMMUNITY PARK.PDF](#)

#### XI. RESOLUTIONS – NONE

#### XII. OTHER

- XII.I. Receive & File - A Response To A Letter Dated February 2, 2016 From Dale R. Hicks, Owner Of Wildwood Memorial Park And Gardens, Regarding P.Z. 9-10 Wildwood Memorial Park And Gardens, C/O Dale And Jon Hicks, P.O. Box 34, Eureka, Missouri 63025;  
a Conditional Use Permit (CUP) in the NU Non-Urban Residence District; south side of State Route 100, at Hencken Road (Locator Numbers: 26Y640097, 26X430064, and 26X430075/Addresses: 3901 Hencken Road 18706 State Route 100, and 18706 (a) State Route 100); which seeks the right to use one (1) of the two (2), five (5) acre lots that form a portion of this overall twenty-eight (28) acre site for the scatter of composted pet remains (Ward - Six)

Documents: [RECEIVE AND FILE - PZ 9-10 WILDWOOD MEM PARK AND GARDENS.PDF](#)

- XII.II. Receive & File - A Report, With Recommendation, Regarding The City Of Wildwood's Meramec River Connector Trail Project;  
FPNU Floodplain Non-Urban Residence District; publicly owned land between Bluff View Park and Rock Hollow Trail; thereby approving the design of this important length of natural surface trail linking two (2) existing trail corridors between two (2) major public holdings of land – Bluff View Park and the Rock Hollow Valley. (Ward - Six)

Documents: [RECEIVE AND FILE - MERAMEC RIVER CONNECTOR TRAIL PROJECT.PDF](#)

- XII.III. Discussion Regarding The Proposed Development Of The Missouri River Floodplain, Within The City Of Maryland Heights, And Whether The City Council Should Draft A Resolution In Opposition Of Said Development - For Consideration At The March 28, 2016 City Council Meeting.

Documents: [OTHER - MISSOURI RIVER FLOODPLAIN DEVELOPMENT.PDF](#)

#### XIII. ADJOURNMENT

**If you would like to submit a comment regarding an item on this meeting agenda, please visit the [Form Center](#).**

City Council Will Consider and Act upon the Matters Listed above and Such Others 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 by a public governmental body [RSMO 610.021 (3) 1994]; bidding specification [RSMO 610.021 (11) 1994]; sealed bids and related documents, until the bids are opened' and sealed proposals and related documents or any documents related to a negotiated contract until a contract is executed, or all proposals are rejected [RSMO 610.021 (12) 1994]; and/or individually identifiable personnel records, performance ratings or records*

*pertaining to employees or applicants for employment [RSMO 610.021 (13) 1994]*

The City of Wildwood Is Working to Comply with the Americans with Disabilities Act Mandates