



# WILDWOOD

CITY COUNCIL  
COUNCIL CHAMBERS  
TUESDAY, November 12, 2019  
7:00 P.M.  
AMENDED AGENDA

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE OF ALLEGIANCE
- IV. APPROVAL OF MINUTES – October 28, 2019 Work Session & Regular Agenda Minutes

Documents:

[10-28-2019 DRAFT CITY COUNCIL MEETING MINUTES.PDF](#)

- V. PUBLIC PARTICIPATION
  - A. Public Participation And Hearing Procedures
  - B. Officials' Responses
- VI. MAYOR'S ANNOUNCEMENTS AND APPOINTMENTS
  - A. Announcements
    1. In Memoriam - Larry Thompson And Ray Manton
  - B. Appointments
    1. Chad Adams – Historic Preservation Commission – (Ward One) – Unexpired Term Ending April 2020

Documents:

[APPOINTMENT.HPC.ADAMS.PDF](#)

2. Jeff Jensen - Watershed Erosion Task Force – (Ward Eight)

Documents:

[APPOINTMENT.EROSION TASK FORCE.JENSEN.PDF](#)

- VII. PUBLIC HEARING(S)
  - A. None
- VIII. LEGISLATION

A. UNFINISHED BUSINESS

1. BILL #2510

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, IMPOSING A TEMPORARY MORATORIUM ON THE DEVELOPMENT OF CERTAIN PROPERTY DURING THE PENDENCY OF A STUDY OF REVIEW OF REGULATIONS AND STANDARDS FOR DEVELOPMENT OF SUCH PROPERTIES; AND OTHER MATTERS RELATING THERETO. *Recommended by the Planning and Zoning Commission (Ward – Two)*

Direct Budgetary Impact: None

Funding Source: None

Documents:

[BILL 2510.PDF](#)

B. NEW BUSINESS

1. BILL #2519

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR OF THE CITY OF WILDWOOD TO NEGOTIATE AND EXECUTE CERTAIN PUBLIC ROADS, RIGHTS-OF-WAY & PARKS MAINTENANCE AGREEMENTS ON BEHALF OF THE CITY OF WILDWOOD WITH CERTAIN CONTRACTORS FOR PUBLIC ROADS, RIGHTS-OF-WAY AND PARKS MAINTENANCE WITHIN THE CITY OF WILDWOOD. *Recommended by the Administration / Public Works Committee (First Reading) (Wards - All)*

Direct Budgetary Impact: \$1,818,300

Funding Source: General/Road and Bridge Fund

Documents:

[BILL 2519.PDF](#)

2. BILL #2520

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, ACCEPTING CERTAIN STREETS WITHIN CAMBURY SUBDIVISION, PLAT THREE, WITHIN THE CITY OF WILDWOOD FOR PUBLIC USE AND MAINTENANCE BY THE CITY. *Recommended by the Administration/Public Works Committee (First Reading) (Ward – Eight)*

Direct Budgetary Impact: Annual maintenance cost estimated at \$5,200/yr

Funding Source: General/Road and Bridge Fund

Documents:

[BILL 2520.PDF](#)

3. BILL #2521

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, ACCEPTING CERTAIN STREETS WITHIN THE MANORS AT THE MEADOWS AT CHERRY HILLS SUBDIVISION WITHIN THE CITY OF WILDWOOD FOR PUBLIC USE AND MAINTENANCE BY THE CITY. *Recommended by the Administration/Public Works Committee (First Reading) (Ward – Eight)*

Direct Budgetary Impact: Annual maintenance cost estimated at \$4,300/yr

Funding Source: General/Road and Bridge Fund

Documents:

[BILL 2521.PDF](#)

4. BILL #2522

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE PURCHASE OF UP TO 1,000 TONS OF CLEARLANE ENHANCED DE-ICER FROM CARGILL INCORPORATED FOR WINTER SNOW REMOVAL AND DE-ICING OPERATIONS. *Recommended by the Administration/Public Works Committee (First Reading) (Wards – All)*  
**Direct Budgetary Impact: \$93,000**  
**Funding Source: General Fund**

Documents:

[BILL 2522.PDF](#)

5. BILL #2523

AN ORDINANCE AUTHORIZING THE ADJUSTMENT OF CERTAIN COMMON BOUNDARY LINES BETWEEN TWO (2) PARCELS OF GROUND, KNOWN AS LOTS 3 AND 4 OF THE LAFAYETTE CROSSING SUBDIVISION [PLAT BOOK 361, PAGE 39 OF ST. LOUIS COUNTY RECORDS], BOTH BEING LOCATED IN THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 45 NORTH, RANGE 3 EAST, OF THE 5TH PRINCIPAL MERIDIAN, CITY OF WILDWOOD, ST. LOUIS COUNTY, MISSOURI AND, MORE SPECIFICALLY, SITUATED ON THE WEST SIDE OF STATE ROUTE 109, SOUTH OF CLAYTON ROAD, AT THE TERMINUS OF KENNEDY CROSSING COURT; THEREBY EXCHANGING 345-SQUARE FEET EQUALLY BETWEEN THESE ADJOINING PROPERTIES TO CORRECT A STRUCTURE SETBACK ENCROACHMENT MATTER. *Recommended by the Department of Planning (First Reading) (Ward – One)*  
**Direct Budgetary Impact: None**  
**Funding Source: None**

Documents:

[BILL 2523.PDF](#)

6. BILL #2524

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A REAL ESTATE PURCHASE AND SALES AGREEMENT WITH GLENCOE COMMUNITY CHURCH OF GOD, INC., FOR THE ACQUISITION OF CERTAIN PROPERTY UNDER THE HAZARD MITIGATION GRANT PROGRAM AS ADMINISTERED BY THE MISSOURI STATE EMERGENCY MANAGEMENT AGENCY, WITHIN THE CITY OF WILDWOOD. *Recommended by the Department of Public Works (First Reading) (Ward – Six)*  
**Direct Budgetary Impact: \$39,250 City/\$117,750 FEMA**  
**Funding Source: Capital Projects Fund**

Documents:

[BILL 2524.PDF](#)

7. BILL #2525

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WILDWOOD, MISSOURI THAT AUTHORIZES THE ADDITION OF A NEW SECTION (415.610)

TO CHAPTER 415 OF THE CODE OF ORDINANCES OF THE CITY OF WILDWOOD (Zoning Ordinance) TO ACCOMMODATE SMALL-CELL TECHNOLOGY DEPLOYMENTS IN THE CITY'S PUBLIC RIGHTS-OF-WAY AREAS AND OTHER LOCATIONS WITHIN THE CITY OF WILDWOOD, SUCH BEING CONSISTENT WITH RECENT STATE STATUTE IN THIS SAME REGARD, AND ALSO REFLECTING THE LETTER OF RECOMMENDATION OF THE PLANNING AND ZONING COMMISSION THAT IS DATED OCTOBER 21, 2019, ON THIS MATTER. *Recommended by the Planning and Zoning Commission (First Reading) (Wards - All)*

Direct Budgetary Impact: None

Funding Source: None

Documents:

[BILL 2525.PDF](#)

8. BILL #2526

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 ON BEHALF OF IT WITH HUMAN NATURE, INC. FOR ITS DEVELOPMENT OF AN ENVIRONMENTAL ANALYSIS REGARDING THE SUBJECT SIX (6) ACRE PROPERTY, A PUBLIC INPUT PROCESS TO OBTAIN RESIDENT INPUT, AND THEN A CONCEPT PLAN IDENTIFYING A DESIGN CONCEPT FOR THE SITE'S FUTURE USE, CONSISTENT WITH THE ATTACHED CONTRACT AND EXHIBITS, WHICH WAS THE RECOMMENDATION OF THE PLANNING AND PARKS COMMITTEE OF CITY COUNCIL FROM ITS OCTOBER 15, 2019 MEETING. *Recommended by the Planning and Parks Committee (First Reading) (Ward – Eight)*

Direct Budgetary Impact: \$90,000

Funding Source: Capital Improvements 2019/2020

Documents:

[BILL 2526.PDF](#)

9. BILL #2527

AN ORDINANCE OF THE CITY OF WILDWOOD, MISSOURI, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A REAL ESTATE PURCHASE AND SALES AGREEMENT WITH BERNARD A. ELMER FOR THE ACQUISITION OF CERTAIN PROPERTY UNDER THE HAZARD MITIGATION GRANT PROGRAM AS ADMINISTERED BY THE MISSOURI STATE EMERGENCY MANAGEMENT AGENCY, WITHIN THE CITY OF WILDWOOD. *Recommended by the Department of Public Works (First Reading) (Ward – Six)*

Direct Budgetary Impact: \$20,750 City/\$62,250 FEMA

Funding Source: Capital Projects Fund

Documents:

[BILL 2527.PDF](#)

IX. RESOLUTIONS

A. RESOLUTION #2019-37

A RESOLUTION REQUESTING THE CITY OF ELLISVILLE, MISSOURI CONSIDER RELOCATING A MEDICAL MARIJUANA DISPENSARY APPROVED IN PROXIMITY TO AN ELEMENTARY SCHOOL ATTENDED BY CITY OF WILDWOOD CHILDREN.

Recommended by Council Member Remy

Direct Budgetary Impact: None

Funding Source: None

Documents:

[RESOLUTION 2019-37.PDF](#)

## X. MISCELLANEOUS

### A. Receive And File

#### 1. Receive And File - Item 1

A request for the on-going operation of an existing telecommunications tower and facility authorized by P.Z. 4-98 AT&T Wireless Services, Inc.; Conditional Use Permit (CUP) in the NU Non-Urban Residence District; east side of Joe's Way, north of Valley Road; under a one (1) year renewal allowed by the existing conditions of this site-specific permit. (*Ward – Two*)

Documents:

[RECEIVE AND FILE - RENEWAL OF CUP FOR PZ 4-98 ATT WIRELESS.PDF](#)

#### 2. Receive And File - Item 2

An update and recommended direction regarding P.Z. 5, 5(a), and 5(b)-18 Latitude N 38, TB Realty and Development, Inc., c/o Tony Bosworth, 2642 State Route 109, Wildwood, Missouri 63040 - A request for modifications to the Town Center Regulating Plan's designations of two (2) properties that total 2.84 acres of area, which are located at the southeast corner of Eatherton Road and Crestview Drive, from their current categories as "Downtown District" to the "Neighborhood Edge District". Accompanying the aforementioned Regulating Plan modifications is a request for a change in zoning from the NU Non-Urban Residence District to the R-4 7,500 square foot Residence District (Town Center "Neighborhood Edge District"), with a Planned Residential Development Overlay District (PRD), for the same tract of land, again, being located at the southeast corner of Eatherton Road and Crestview Drive (Locator Numbers: 23V210140 and 23V210151/Street Addresses: 2442 and 2448 Eatherton Road). Proposed Use: A total of twelve (12) detached single-family dwellings, with common ground, and required public space areas. (*Ward – Eight*)

Documents:

[RECEIVE AND FILE - UPDATE ON PZ 5, 5A, AND 5B-18 LATITUDE N38.PDF](#)

#### 3. Receive And File - Item 3

Update on P.Z. 15-17 Babler Farms, L.L.C., c/o Tom Roberts, 550 Laurey Lane, Wildwood, Missouri 63005 - A Conditional Use Permit (CUP) in the NU Non-Urban Residence District for a fifty-nine point nine (59.9) acre tract of land that is located at the terminus of Laurey Lane (Locator Numbers: 20X630015 and 20X630024/Street Addresses: 500 and 550 Laurey Lane). Authorized Conditional Use: An existing large water feature - lake - and associated waterfall structure - (as defined by 415.030 of the City of Wildwood's Zoning Regulations). The large water feature is three point four (3.4) acres in size. (*Ward – One*)

Documents:

[RECEIVE AND FILE - UPDATE ON PZ 15-17 BABLER FARMS.PDF](#)

B. Domestic Abuse Seminar - Council Member McCutchen

XI. ADJOURNMENT

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 will provide reasonable accommodations for persons attending City Council meetings. Requests for reasonable accommodations should be made by contacting Jessica Stirmlinger, City Clerk at 636-458-0440 or email at [jessica@cityofwildwood.com](mailto:jessica@cityofwildwood.com) at least 48 hours prior to the start of the meeting.