



CITY OF ST. PETERS CITY HALL  
BOARD OF ALDERMEN MINUTES  
AUGUST 25, 2016

CALL TO ORDER

Mayor Pagano called the Board of Aldermen meeting to order at approximately 7:00 p.m. on August 25, 2016, at the St. Peters Justice Center located at 1020 Grand Teton Drive. Patty Smith, City Clerk, called the roll. Present were: Mayor Pagano; Alderman Aytes; Alderman Barclay; Alderman Bateman; Alderman Hollingsworth; Board President Reitmeyer; Alderman Shea; Alderman Thomas; Alderman Violet; Russ Batzel, City Administrator; Randy Weber, Special Counsel; Jeff Finkelstein, Chief of Police; Patty Smith, City Clerk. The Invocation was delivered by Pastor Steve Koeneman. The Pledge of Allegiance was led by Mayor Pagano.

ACKNOWLEDGEMENT OF CERTIFIED ELECTION RESULTS HELD AUGUST 2, 2016

Copies of the certified election results from the St. Charles County Election Authority were provided to the Board of Aldermen. City Clerk Smith read the Certified Election results for August 2, 2016. Alderman Shea moved and Alderman Reitmeyer seconded the motion to approve and accept the Certified Election results for August 2, 2016. The motion was approved unanimously.

APPROVAL OF MINUTES: WORK SESSION MEETING OF AUGUST 11, 2016 AND THE REGULAR BOARD OF ALDERMEN MEETING OF AUGUST 11, 2016

Alderman Reitmeyer moved and Alderman Hollingsworth seconded the motion to approve the Board of Aldermen Work Session meeting minutes of August 11, 2016, and the Regular Board of Aldermen meeting minutes of August 11, 2016. The motion carried and the minutes were approved.

REPORTS OF OFFICERS, BOARDS AND COMMISSIONS

MAYORAL REPORT OF APPOINTMENTS TO BOARDS AND COMMISSIONS

CITY ADMINISTRATOR'S REPORT

None

REPORT OF DIRECTOR OF PLANNING, COMMUNITY AND ECONOMIC DEVELOPMENT

PETITION 16-14, AMENDED CPD, JOSEPH M. BALDETTI – POWERS

Julie Powers presented Petition 16-14; Amended CPD, Joseph M. Baldetti: A request for an amended Commercial Planned District (CPD) to allow the additional uses of a dance studio, fitness/aerobics salon, martial arts studio, and other indoor entertainment activities on a 2.12 +/- acre parcel. The subject site is located on the west side of Church Street, north of Mexico Road (427 South Church Street). (Ward 1) At the August 3, 2016 Planning and Zoning Commission meeting, this request was recommended by staff and the Planning and Zoning Commission recommended approval to the Board of Aldermen. Mr. Baldetti was present to

further explain his request to open Athletic Advantage, which will be a small private fitness studio with four trainers. Questions by the Aldermen were addressed.

#### UPDATE TO TITLE IV LAND USE CHAPTER 405 – POWERS

Ms. Powers explained the two proposed updates to City Code Chapter 405 on tonight's agenda. These items were previously discussed at the June 23, 2016 Work Session meeting and was reviewed by the Planning and Zoning Commission on August 3, 2016, who recommended approval to the Board of Aldermen; with the purpose of regulating indecent exposure by prohibiting body painting in establishments in the City limits of St. Peters; updating our City Code to mirror state statutes; and regulate, on land within the City, hunting and the discharge of firearms and projectile weapons.

The first update modifies and adds definitions related to adult-oriented businesses, bookstore, video store or peep show; and fully opaque covering, and the state of nudity; and I-2 Heavy Industrial District regarding Special Use Permit. This is business item I-03 on tonight's agenda.

The second update modifies hunting of wildlife in the I-1 and I-2 Heavy Industrial District and adds definitions and numerous criteria to support the heavy restrictions. This will permit hunting in a limited area within the City boundaries. This is business item I-02 on tonight's agenda.

#### ST. PETERS BUSINESS SPOTLIGHT

##### SIP & SAVOR, GREATER ST. CHARLES COUNTY CHAMBER OF COMMERCE

Scott Tate, President of the Greater St. Charles County Chamber of Commerce, spoke about the upcoming Sip and Savor event that's being held at 370 Lakeside on September 1st. Lori Tainter, Chairperson of the Sip and Savor event, shared the list of St. Peters businesses that are participating.

#### OPEN FORUM

#### CITIZENS PETITIONS AND COMMENTS

Mayor Pagano called individuals to come forward to speak who completed public comment cards. Deborah Pagoria, 41 N. Joyce Ellen Way, requested an appraisal report from Alderman Thomas that was discussed with her regarding effects of Proposition Q. She requested the City pay for home appraisals before and after the development of the proposed banquet and aquatic centers. If there is a de-valuation, she is requesting compensation to homeowners. Ken Krawczak, 41 N. Joyce Ellen Way, made comments regarding his concerns for the upkeep of Dardenne Lake that he feels is being used as a landfill for concrete and causes flooding. He expressed concerns for wildlife lost when trees were cut down in the spring.

#### COMMUNICATIONS FROM THE ELECTED OFFICIALS

Elected Officials made comments during this time.

Alderman Violet stepped out of the meeting in progress at approximately 7:34 p.m. and returned at approximately 7:37 p.m.

ANNOUNCEMENTS

PUBLIC HEARINGS

VOLUNTARY ANNEXATION – 1905 OAK TREE STREET – POWERS

Julie Powers presented the Voluntary Annexation of the Baty/Guerdan property located at 1905 Oak Tree Street in HiPoint Acres. This will be discussed at the September 7, 2016 Planning and Zoning Commission meeting and on the following Board of Aldermen meeting to finalize the annexation. Mayor Pagano opened the Public Hearing at approximately 7:44 p.m., and asked anyone wishing to speak on this annexation to please come forward. Seeing no one present to comment, Mayor Pagano closed the Public Hearing at approximately 7:45 p.m.

UNFINISHED (OLD) BUSINESS ITEMS:

None

NEW BUSINESS ITEMS:

MOTION/APPROVED: BILL NO. 16-132: ORDINANCE NO. 6597: AN ORDINANCE AMENDING CERTAIN SECTIONS OF THE MUNICIPAL CODE OF THE CITY OF ST. PETERS, MISSOURI; TITLE IV: LAND USE PERTAINING TO ZONING AND PROPERTY WITHIN SAID CITY IN RESPONSE TO REZONING PETITION NUMBER 16-14 BY JOSEPH M. BALDETTI BY MAKING CERTAIN CHANGES IN THE DESIGNATED DISTRICTS IN CERTAIN SECTIONS OF SAID CITY

Alderman Reitmeyer moved and Alderman Hollingsworth seconded the motion to introduce the Bill. The motion carried. Alderman Reitmeyer moved and Alderman Hollingsworth seconded the motion to read Bill No. 16-132 for the first time. The motion carried and Alderman Aytes read the Bill. Alderman Bateman moved and Alderman Aytes seconded the motion to read the Bill for the second time. The motion carried and Alderman Violet read the Bill. Alderman Hollingsworth moved and Alderman Aytes seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-132 was passed becoming Ordinance No. 6597.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-133: ORDINANCE NO. 6598: AN ORDINANCE OF THE CITY OF ST. PETERS, MISSOURI, AMENDING SECTIONS 210.175.A., SUBSECTIONS 3 AND 6, 405.100.B., 405.110.C., 405.230.D., AND 405.240.D. OF THE ST. PETERS CITY CODE, AND ENACTING A NEW SECTION 405.500, REGULATING THE USE OF LAND IN CERTAIN ZONING CLASSIFICATIONS WITHIN THE CITY; AND, PROVIDING PENALTIES FOR VIOLATIONS THEREOF [SPONSOR: MAYOR]

Alderman Bateman moved and Alderman Aytes seconded the motion to introduce the Bill. The motion carried. Alderman Bateman moved and Alderman Aytes seconded the motion to read Bill No. 16-133 for the first time. The motion carried and Alderman Bateman read the Bill. Alderman Bateman moved and Alderman Aytes seconded the motion to read the Bill for the second time.

The motion carried and Alderman Thomas read the Bill. Alderman Reitmeyer moved and Alderman Bateman seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-133 was passed becoming Ordinance No. 6598.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-134: ORDINANCE NO. 6599: AN ORDINANCE OF THE CITY OF ST. PETERS, MISSOURI, AMENDING SECTIONS 210.005 AND 405.100.B OF THE ST. PETERS CITY CODE; ENACTING A NEW SECTION 210.282; AND AMENDING SECTIONS 210.280, 405.240.D.16, AND 600.230 OF THE ST. PETERS CITY CODE BY DELETING THEM IN THEIR ENTIRETY, AND, IN LIEU THEREOF, ENACTING NEW SECTIONS 210.280, 405.240.D.16, AND 600.230; PROHIBITING INDECENT EXPOSURE AND SEXUAL CONDUCT WITH ANIMALS; AND REGULATING ADULT-ORIENTED BUSINESSES IN THE CITY OF ST. PETERS [SPONSOR: MAYOR]

Alderman Shea moved and Alderman Bateman seconded the motion to introduce the Bill. The motion carried. Alderman Shea moved and Alderman Bateman seconded the motion to read Bill No. 16-134 for the first time. The motion carried and Alderman Barclay read the Bill. Alderman Hollingsworth moved and Alderman Shea seconded the motion to read the Bill for the second time. The motion carried and Alderman Shea read the Bill. Alderman Hollingsworth moved and Alderman Violet seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-134 was passed becoming Ordinance No. 6599.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-135: ORDINANCE NO. 6600: AN ORDINANCE AMENDING ORDINANCE NO. 6398, ORDINANCE NO. 6440, AND ORDINANCE NO. 6542 PROVIDING FOR THE ADOPTION OF THE GENERAL FUND, DEBT SERVICE FUND, COMMUNITY DEVELOPMENT BLOCK GRANT FUND, COMMUNITY DEVELOPMENT BLOCK GRANT SUBRECIPIENT FUND, LOCAL PARKS AND STORM WATER FUND, SEWER LATERAL REPAIR PROGRAM FUND, SPECIAL ALLOCATION FUNDS, TRANSPORTATION TRUST FUND, WATER SERVICE LINE REPAIR PROGRAM FUND, CENTRAL MATERIALS PROCESSING FACILITY FUND, RECREATION FUND, SOLID WASTE FUND, AND WATER/SEWER FUND BUDGETS FOR THE CITY OF SAINT PETERS FOR FISCAL YEAR COMMENCING ON OCTOBER 1, 2015 AND ENDING SEPTEMBER 30, 2016

Alderman Reitmeyer moved and Alderman Hollingsworth seconded the motion to introduce the Bill. The motion carried. Alderman Reitmeyer moved and Alderman Hollingsworth seconded the motion to read Bill No. 16-135 for the first time. The motion carried and Alderman Hollingsworth read the Bill. Alderman Violet moved and Alderman Hollingsworth seconded the motion to read the Bill for the second time. The motion carried and Alderman Reitmeyer read the Bill. Alderman Aytes moved and Alderman Reitmeyer seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-135 was passed becoming Ordinance No. 6600.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes

Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-136: ORDINANCE NO. 6601: AN ORDINANCE PROVIDING FOR THE ADOPTION OF THE GENERAL FUND, DEBT SERVICE FUND, COMMUNITY DEVELOPMENT BLOCK GRANT SUBRECIPIENT FUND, LOCAL PARKS AND STORM WATER FUND, SEWER LATERAL REPAIR PROGRAM FUND, SPECIAL ALLOCATION FUNDS, TRANSPORTATION TRUST FUND, WATER SERVICE LINE REPAIR PROGRAM FUND, CENTRAL MATERIALS PROCESSING FACILITY FUND, RECREATION FUND, SOLID WASTE FUND, AND WATER/SEWER FUND BUDGETS FOR THE CITY OF SAINT PETERS FOR FISCAL YEAR COMMENCING ON OCTOBER 1, 2016 AND ENDING SEPTEMBER 30, 2017

Alderman Aytes moved and Alderman Barclay seconded the motion to introduce the Bill. The motion carried. Alderman Aytes moved and Alderman Barclay seconded the motion to read Bill No. 16-136 for the first time. The motion carried and Alderman Aytes read the Bill. Alderman Bateman moved and Alderman Barclay seconded the motion to read the Bill for the second time. The motion carried and Alderman Violet read the Bill. Alderman Hollingsworth moved and Alderman Reitmeyer seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-136 was passed becoming Ordinance No. 6601.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-137: ORDINANCE NO. 6602: AN ORDINANCE AMENDING SECTION 235.090.B.1 OF THE CODE OF THE CITY OF ST. PETERS, MISSOURI RELATING TO THE SOLID WASTE SERVICE RATES

Alderman Bateman moved and Alderman Reitmeyer seconded the motion to introduce the Bill. The motion carried. Alderman Bateman moved and Alderman Reitmeyer seconded the motion to read Bill No. 16-137 for the first time. The motion carried and Alderman Bateman read the Bill. Alderman Hollingsworth moved and Alderman Shea seconded the motion to read the Bill for the second time. The motion carried and Alderman Thomas read the Bill. Alderman Shea moved and Alderman Hollingsworth seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-137 was passed becoming Ordinance No. 6602.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-138: ORDINANCE NO. 6603: AN ORDINANCE AMENDING SECTIONS 705.040 AND 710.260 OF THE CODE OF THE CITY OF ST. PETERS, MISSOURI RELATING TO THE WATER AND SEWER RATES

Alderman Shea moved and Alderman Reitmeyer seconded the motion to introduce the Bill. The motion carried. Alderman Shea moved and Alderman Reitmeyer seconded the motion to read Bill No. 16-138 for the first time. The motion carried and Alderman Barclay read the Bill. Alderman Violet moved and Alderman Shea seconded the motion to read the Bill for the second time. The motion carried and Alderman Shea read the Bill. Alderman Reitmeyer moved and Alderman

Violet seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-138 was passed becoming Ordinance No. 6603.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-139: ORDINANCE NO. 6604: AN ORDINANCE AUTHORIZING THE CITY ADMINISTRATOR OF THE CITY OF ST. PETERS, MISSOURI, TO ENTER INTO AN AGREEMENT FOR A TEMPORARY CONSTRUCTION EASEMENT WITH THE BROOKWOOD ESTATES HOMEOWNERS ASSOCIATION FOR THE P-27 CALWOOD CHANNEL IMPROVEMENTS PROJECT

Alderman Hollingsworth moved and Alderman Reitmeyer seconded the motion to introduce the Bill. The motion carried. Alderman Hollingsworth moved and Alderman Reitmeyer seconded the motion to read Bill No. 16-139 for the first time. The motion carried and Alderman Hollingsworth read the Bill. Alderman Hollingsworth moved and Alderman Reitmeyer seconded the motion to read the Bill for the second time. The motion carried and Alderman Reitmeyer read the Bill. Alderman Shea moved and Alderman Hollingsworth seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-139 was passed becoming Ordinance No. 6604.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-140: ORDINANCE NO. 6605: AN ORDINANCE AUTHORIZING THE CITY ADMINISTRATOR OF THE CITY OF ST. PETERS, MISSOURI, TO EXECUTE A CONTRACT CHANGE ORDER WITH GERSHENSON CONSTRUCTION COMPANY FOR THE JUNGERMANN ROAD-MEXICO ROAD INTERSECTION IMPROVEMENT PROJECT

Alderman Barclay moved and Alderman Aytes seconded the motion to introduce the Bill. The motion carried. Alderman Barclay moved and Alderman Aytes seconded the motion to read Bill No. 16-140 for the first time. The motion carried and Alderman Aytes read the Bill. Alderman Hollingsworth moved and Alderman Aytes seconded the motion to read the Bill for the second time. The motion carried and Alderman Violet read the Bill. Alderman Hollingsworth moved and Alderman Aytes seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-140 was passed becoming Ordinance No. 6605.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-141: ORDINANCE NO. 6606: AN ORDINANCE DIRECTING THE CITY ADMINISTRATOR OF THE CITY OF ST. PETERS, MISSOURI, TO ENTER INTO A CONTRACT WITH INTERNATIONAL TRUCK AND ENGINE CORPORATION FOR THE PURCHASE OF A ROAD TRACTOR

Alderman Bateman moved and Alderman Barclay seconded the motion to introduce the Bill. The motion carried. Alderman Bateman moved and Alderman Barclay seconded the motion to read

Bill No. 16-141 for the first time. The motion carried and Alderman Bateman read the Bill. Alderman Barclay moved and Alderman Violet seconded the motion to read the Bill for the second time. The motion carried and Alderman Thomas read the Bill. Alderman Hollingsworth moved and Alderman Reitmeyer seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-141 was passed becoming Ordinance No. 6606.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-142: ORDINANCE NO. 6607: AN ORDINANCE DIRECTING THE CITY ADMINISTRATOR OF THE CITY OF ST. PETERS, MISSOURI, TO ENTER INTO A CONTRACT WITH INTERNATIONAL TRUCK AND ENGINE CORPORATION FOR THE PURCHASE OF A TANDEM AXLE DUMP TRUCK WITH SNOWPLOW

Alderman Barclay moved and Alderman Shea seconded the motion to introduce the Bill. The motion carried. Alderman Barclay moved and Alderman Shea seconded the motion to read Bill No. 16-142 for the first time. The motion carried and Alderman Barclay read the Bill. Alderman Shea moved and Alderman Aytes seconded the motion to read the Bill for the second time. The motion carried and Alderman Shea read the Bill. Alderman Hollingsworth moved and Alderman Reitmeyer seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-142 was passed becoming Ordinance No. 6607.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

MOTION/APPROVED: BILL NO. 16-143: ORDINANCE NO. 6608: AN ORDINANCE AUTHORIZING THE CITY ADMINISTRATOR OF THE CITY OF ST. PETERS, MISSOURI, TO ENTER INTO AN AGREEMENT PROVIDING FOR ACQUISITION OF RIGHT-OF-WAY FOR THE MID RIVERS MALL DRIVE – OHMES ROAD INTERSECTION IMPROVEMENT PROJECT

Alderman Violet moved and Alderman Reitmeyer seconded the motion to introduce the Bill. The motion carried. Alderman Violet moved and Alderman Reitmeyer seconded the motion to read Bill No. 16-143 for the first time. The motion carried and Alderman Hollingsworth read the Bill. Alderman Reitmeyer moved and Alderman Shea seconded the motion to read the Bill for the second time. The motion carried and Alderman Reitmeyer read the Bill. Alderman Hollingsworth moved and Alderman Shea seconded the motion to put the Bill to a final vote. The motion was approved and Bill No. 16-143 was passed becoming Ordinance No. 6608.

Reitmeyer: Yes Thomas: Yes Bateman: Yes Hollingsworth: Yes  
Shea: Yes Violet: Yes Aytes: Yes Barclay: Yes  
AYES: 8 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0 MAYOR:

EXECUTIVE SESSION RE: LITIGATION, REAL ESTATE AND PERSONNEL, PURSUANT TO SECTION 610.021 (1)(2)(3)(9)(12)(13)(14) & 610.022 (1-6)

No Executive Session was called at this time.

ADJOURNMENT

Alderman Thomas moved and Alderman Hollingsworth seconded the motion to adjourn the Regular Board of Aldermen meeting. The motion was approved and the Regular Board of Aldermen meeting was adjourned at approximately 8:05 p.m.

Respectfully submitted,

A handwritten signature in cursive script that reads "Patricia E. Smith". The signature is written in black ink and is positioned above the typed name.

Patricia E. Smith  
City Clerk