

**CITY OF COTTLEVILLE
BOARD OF ALDERMEN REGULAR SESSION MINUTES
WEDNESDAY, FEBRUARY 16, 2022**

The Board of Aldermen held their meeting on at City Hall located at 5490 5th Street Cottleville, Missouri.

Mayor Bob Ronkoski called the meeting to order at 7:00 p.m.

The Pledge of Allegiance was recited.

Amy C. Lewis, City Clerk called roll and those present at roll call were:

Alderman Buchheit	Present Via Zoom
Alderman Thompson	Present
Alderman Stiles	Present
Alderman Hennessey	Present

There were four (4) members present and zero (0) absent.

4. Mayor's Report

None.

5. Board of Aldermen's Report

Alderman Stephen Thompson stood up and thanked the audience for coming. He stated he had three items to mention.

He stated a PUD must be a minimum of 5 acres. Mr. Rich Francis, City Administrator stated a PUD has no minimum acreage requirement.

Alderman Thompson further stated he was not afforded the opportunity to give input or to get information regarding the Harmony Pointe PUD and apartments. Alderman Jim Hennessey asked him how that was possible with all the meetings Alderman Thompson has participated in?

Alderman Thompson told the crowd "don't hate me but I voted yes for this project all along". He further stated it was approved with a contingency. He said he feels this City does the bare minimum to get out public hearing information.

6. Public Hearings

- A. A Public Hearing and Consideration of a Conditional Use Permit for an Office and Clinic of Medical Doctors at 5381 Highway N.

Alderman Hennessey moved to open public hearing item A. Alderman Stiles seconded the motion. Motion was carried by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions.

The applicant Lauren Mitchel,l was present for the meeting. She discussed her desire to operate a family medicine clinic at 5381 Highway N, Ste 101 in Cottleville. No further discussion.

Alderman Stiles moved to close public hearing item A. Alderman Hennessey seconded the motion. Motion was carried by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions.

7. Citizen Petitions and Public Comments

Marcia Tiemeyer, 184 Shortleaf Pine Drive stated this was not a good fit for the area and is too big. She further stated the increased traffic would not be good for our golf cart community. She inquired if the project is approved or not.

At this time Rich Francis, City Administrator gave a brief update on where this project is today. He summarized with saying the original approved application from mid last year was 3 story buildings with a retail component, detached garages, and a pool on the end of the site. A revised application was later submitted last year, which moved the pool to the rear of the property, put the garages underneath the buildings and raised the buildings to 3.5 stories from the street level. This approval was contingent on building elevations. It was noted parking requirements will meet code.

9. Items Removed from the Consent Agenda

E. Approval of building elevations for Harmony Pointe

Alderman Stiles moved to approve item E building elevations for Harmony Pointe. Alderman Hennessey seconded the motion. Motion failed by nay votes of four (4) Aldermen. There were no abstentions.

10. Resolutions

- A. Res. No. 22-02 - A Resolution in Support of Proposition R, Proposing the Reauthorization of the St. Charles County Transportation Sales Tax for the April 5, 2022, General Election Ballot.

Alderman Hennessey moved to approve resolution 22-02 above. Alderman Stiles seconded the motion. Motion was carried by affirmative votes of four (4) Aldermen.

11. Bills for Final Passage

- A. Bill No. 22-001 – An Ordinance of the City of Cottleville, Missouri, Amending Section 105.030 and 105.040 of the Municipal Code of the City of Cottleville, Missouri, in Their Entirety, and Enacting, in Lieu Thereof, New Sections 105.030 and 105.040; and Setting Dates for Filing Declarations of Candidacy and Notifying the General Public of the Same.

Alderman Stiles moved for the second reading of Bill # 22-001 by short title **An Ordinance of the City of Cottleville, Missouri, Amending Section 105.030 and 105.040 of the Municipal Code of the City of Cottleville, Missouri, in Their Entirety, and Enacting, in Lieu Thereof, New Sections 105.030 and 105.040; and Setting Dates for Filing Declarations of Candidacy and Notifying the General Public of the Same.** Alderman Hennessey seconded the motion. Alderman Hennessey moved to vote on Bill #22-001. Alderman Stiles seconded the motion. Motion was carried by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions. A vote was then taken:

Alderman Stiles	Yea
Alderman Thompson	Yea
Alderman Buchheit	Yea
Alderman Hennessey	Yea

Ordinance 1992 passed by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions.

- B Bill No 22-003 - An Ordinance of the City of Cottleville, Missouri, Amending Sections 415.050 , 420.010, 420.020, and 420.060 of the Municipal Code of the City of Cottleville by Deleting Section 415.050, Subsection (A) of Section 420.010, Subsections (A), (B), and (D) of Section 420.020, and Subsection (A) of Section 420.060 in Their Entirety and Enacting, in Lieu Thereof, a New Subsection 410.050, a New Subsection (A) of Section 420.010, New Subsection (A), (B), and (D) of Subsection 420.020, and a New Subsection (A) of Section 420.060, and Providing for the Designation of the Floodplain Administrator.

Alderman Hennessey moved for the second reading of Bill # 22-003 by short title **An Ordinance of the City of Cottleville, Missouri, Amending Sections 415.050 , 420.010, 420.020, and 420.060 of the Municipal Code of the City of Cottleville by Deleting Section 415.050, Subsection (A) of Section 420.010, Subsections (A), (B), and (D) of Section 420.020, and Subsection (A) of Section 420.060 in Their Entirety and Enacting, in Lieu Thereof, a New Subsection 410.050, a New Subsection (A) of Section 420.010, New Subsection (A), (B), and (D) of Subsection 420.020, and a New Subsection (A) of Section 420.060, and Providing for the Designation of the Floodplain Administrator.** Alderman Stiles seconded the motion. Alderman Stiles moved to vote on Bill #22-003. Alderman Hennessey seconded the motion. Motion was carried by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions. A vote was then taken:

Alderman Stiles	Yea
Alderman Thompson	Yea
Alderman Buchheit	Yea
Alderman Hennessey	Yea

Ordinance 1993 passed by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions.

Alderman Stiles	Yea
Alderman Thompson	Yea
Alderman Buchheit	Yea
Alderman Hennessey	Yea

Ordinance 1995 passed by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions.

13. Tabled Bills and Resolutions

- A. Bill No. 21-086 – An Ordinance of the City of Cottleville, Missouri, Relating to Food Truck Regulations.

Bill 21-086 remained tabled.

14. Closed Session (if necessary) regarding Confidential Communications, Litigation, Real Estate, and Personnel, pursuant to 610.021RSMo.

None.

15. Comments Pertaining to Closed Session

None.

16. Adjournment of Meeting

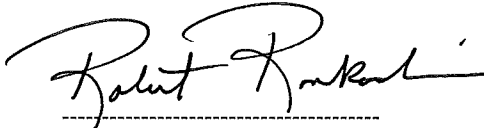
Alderman Stiles moved to adjourn the meeting. Alderman Hennessey seconded the motion. Motion was carried by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions. 7:45 pm.

Respectfully Submitted,


Amy C. Lewis, MRCC, CMC
City Clerk

Approval Date:

3/16/22



Mayor Robert "Bob" Ronkoski

CITY OF COTTLEVILLE
BOARD OF ALDERMEN WORK SESSION MINUTES
WEDNESDAY, FEBUARY 16, 2022

The Board of Aldermen held their work session at City Hall located at 5490 5th Street Cottleville, Missouri.

Mayor Bob Ronkoski called the meeting to order at 6:00 p.m.

Amy C. Lewis, City Clerk called roll and those present at roll call were:

Alderman Stiles	Present
Alderman Hennessey	Present
Alderman Buchheit	Present via zoom.
Alderman Thompson	Present

There were four (4) Aldermen present and zero (0) absent.

Staff Reports

a.) City Attorney

David Hamilton, City Attorney was present for the meeting. It was noted there is an ordinance on tonight's agenda to increase his hourly fee which has not been increased since possibly 2002.

b.) City Administrator & Public Works Director

Rich Francis, City Administrator reviewed all agenda items with the Mayor and the Board of Aldermen, including the new apartment building elevations received that are on tonight's agenda. It was the consensus of the Board of Aldermen the revised apartment elevations still need improvement. Alderman Thompson stated they are still too modern and his dream was for them to have a New Orleans style look. It was noted the applicant had not yet submitted revised elevations for the building with retail on the first floor. Alderman Stiles stated the buildings still look like giant boxes. Alderman Buchheit stated the elevations were getting better with the differential offsets but preferred an aged limestone looking base and didn't like the dark brown stone base. Alderman Buchheit stated he would also prefer an aged looking red brick on the rest of the building and was not a fan of the lap siding. Alderman Hennessey said he was also in favor of an aged dark red brick and would like the color of the lap siding clarified as it appears to have a green tint in these elevations.

Mr. Francis reviewed the additional agenda items which includes, an application to operate Honest Medicine Clinic at 5381 Highway N. It also includes a resolution supporting St. Charles County Proposition R for the reauthorization of the St. Charles County Transportation Sales Tax. Mr. Francis reviewed the addendum to add more parking in and around City Hall and the park. It was noted Len's Auto will be adding landscaping in front of their buildings and in small portion of the right way in effort to improve the landscaping in that area.

In addition, Rich Francis stated the City can move forward with allowing the discharge of fireworks on June 19th in honor of Juneteenth, as of a result of a resident request. It was the consensus of the Board of Aldermen to do so therefore, Drew Weber, the City attorney will draft the ordinance.

Mr. Francis stated he received a request to revise our live entertainment code to exclude DJs. It was the consensus of the Board to consider it with something like a 3 strikes your license can be revoked rule.

Mr. Francis also provided more Prop U information that can be used for educational purpose. It was noted Prop U would level the playing felid so to speak for online purchases vs. Cottleville instore purchases by offering the exact same tax rate for either. It was further noted Prop U could generate approximately \$150,000.00 annually.

c.) Chief of Police

Steve James, Chief of Police stated the Cottleville Police department is now hiring and believes he will have two openings. Chief James stated he was still working on bids and quotes for the two new replacement police vehicles. He further stated a use of force report has been filed showing CPD with 4 in

2021. Lastly, he reported body cameras are being used and some training on where to locate them on the uniform has been done.

d.) City Clerk/Treasurer

Amy Lewis, City Clerk/Treasurer, provided minutes and a list of expenditures. Mrs. Lewis stated staff is still working on year end reconciliations and the annual audit should begin in March.

During this time, Rich Francis reviewed the annual investment report for cash reserves of over 3 million.

Mr. Francis reviewed items that can be included in the \$1.1 million American Rescue Plan Funding Options which were items such as; storm water improvements, infrastructure such as; trail and road improvements, police emergency response items and equipment. It was noted the City plans to purchase a new truck equipped for snow plowing and salt spreading.

At this time Mr. Francis added the County has said they no longer will be able to supply the City with snow plowing and salt spreading services due to staffing issues and those funds held by the St. Charles County may be used to contract elsewhere. He further stated Weldon Spring, Dardenne Prairie and Cottleville all plan to discuss options with the City of St. Peters and O'Fallon.

Communications from Aldermen

Alderman Stiles asked if someone had recently inquired if they could change their vote from last year on the new apartments to be located on Highway N on the property formerly known as the Shatro property. Mr. Francis stated someone had, however it can not be done at this time.

Alderman Stiles stated he was still interested in the City instituting a golf cart safety inspection and permit or licensing process including requiring items such as: headlights, blinkers, break lights, child seats/restraints and, seat belts, etc. Alderman Stiles added he was soon opening a golf cart sale and repair shop on Lohmar Lane in a space provided by Rapid Dry.

Alderman Thompson stated he felt the City could do a better job communicating. He further stated he was going to soon be leaving social media and that becoming an Alderman has been stressful as he is experiencing some bullying from the public. He further stated someone recently had asked him to change his Indian name.

Amy Lewis, City Clerk stated City staff's works very hard to communicate through social media, the website and Enews.

Communications from Mayor

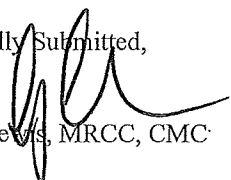
Mayor Ronkoski directed Rich Francis, City Administrator to evaluate installing new lighting at the Kochanski Multi-sport field vs. installing possible donated used lighting being removed from another field. Alderman Stiles suggested contacting Keeven Sod Companies for a sod donation as well.

Closed Session (if necessary) regarding Confidential Communications, Litigation, Real Estate, and Personnel, pursuant to 610.021RSMo

Adjournment

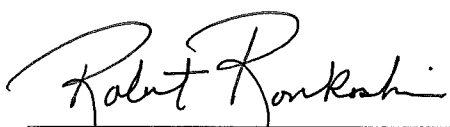
Alderman Stiles moved to adjourn the meeting. Alderman Hennessey seconded the motion. Motion was carried by affirmative votes of four (4) Aldermen. There were no nay votes and no abstentions. 6:55pm.

Respectfully Submitted,


Amy C. Lewis, MRCC, CMC

City Clerk

Approval Date: 3/16/22


Mayor Robert "Bob" Ronkoski