

**CITY OF BRENTWOOD  
BOARD OF ALDERMEN MEETING  
JANUARY 19, 2016**

**MEETING CALLED TO ORDER**

Mayor Christopher Thornton called the meeting to order at 7:00 pm, in the Council Room of City Hall located at 2348 S. Brentwood Blvd., Brentwood, MO 63144 and immediately led the Pledge of Allegiance.

**ROLL CALL**

The following members were present

Alderman Plufka	Present	Alderman Toohey	Absent
Alderman Slusser	Present	Alderman Leahy	Present
Alderman Lochmoeller	Present	Alderdwoman Manestar	Present
Alderman Kramer	Present	Alderdwoman Saunders	Present
Mayor Thornton	Present		

Members present constituted a quorum. Also present were City Clerk/Administrator Bola Akande, Attorney Ed Sluys in the absence of Kevin O'Keefe, Todd Streiler Planning Consultant, and Deputy City Clerk Octavia Pittman.

**APPROVAL OF AGENDA**

**Board of Aldermen January 19, 2016**

Motion was made by Alderman Slusser and seconded by Alderdwoman Saunders to postpone Bill #6029 until the February 16<sup>th</sup> Board of Alderman Meeting. **Show of Hands:** 4-yes; 3-no; **MOTION PASSED.**

By acclamation, the agenda was approved as submitted.

**CONSIDERATION AND APPROVAL OF MINUTES**

**Board of Aldermen Regular Meeting Minutes December 21, 2015**

Motion was made by Alderman Leahy and seconded by Alderman Lochmoeller to amend the meeting minutes with regard to the budget discussion. **ROLL CALL:** Alderman Kramer – abstain; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderdwoman Manestar – no; Alderman Plufka – no; Alderdwoman Saunders – no; Alderman Slusser – no; **MOTION FAILED.**

Vote taken for approval of meeting minutes as submitted; **Show of Hands:** 5-yes; Leahy – no; Kramer – abstain; **MOTION PASSED.**

**Board of Aldermen Special Meeting Minutes January 6, 2016**

Motion was made by Alderman Leahy and seconded by Alderdwoman Saunders to approve the meeting minutes as submitted. **Show of Hands:** 5-yes; Manestar, Kramer abstain; **MOTION PASSED.**

**PRESENTATION/RECOGNITION**

**Proclamation**

**Eagle Scout Troop 361 – Matt Segasture**

**Eagle Scout Troop 361 – James O'Halloran**

Mayor Thornton presented proclamations acknowledging the Eagle Scout accomplishment; James O'Halloran was unable to attend.

**Presentation**

**Brentwood Century Foundation** (Dan Fitzgerald, President; Ed Wright, VP; Toni Bowman, Secretary; Diane Lee, Treasurer)

Ed Wright and Toni Bowman conducted a presentation of ideas, events and future fundraising efforts to help the City of Brentwood commemorate 100 years in 2019. A request was made to designate the Brentwood Century Foundation as the official organizer of the centennial celebration, to appoint a representative of the city and funding assistance. A resolution of support will be consider at a future meeting.

Suggestions were made by the Aldermen to consider changing their name so that the foundation can continue its efforts after 2019.

**PUBLIC HEARING**

**A Request For Conditional Use Permit And Site Plan Approval For A Hair Salon At 8943 Manchester Rd**

Mayor Thornton opened the public hearing at 7:35 pm. There were no questions or comments from the public. The public hearing was closed.

**BIDS**

**Bid Selection – Ballistic Protective Equipment**

Following the events and civil unrest in Ferguson, fire departments have found it necessary to provide body armor for all of its personnel. Brentwood Fire Department solicited bids for 9 sets of body armor, in which 2 were received: Alamar Uniforms in the amount of \$897.00 per unit and Leon Uniform in the amount of \$950.00 per unit. The recommendation was made to accept the bids from Alamar. It was inquired, at the Public Safety meeting, of choosing Leon's as they are a local vendor; however, their budget exceeds the lowest by 5.5% and the city code allows for 3%. Leon's also does not completely meet the specifications.

**HEARING OF ANY MATTER OF PUBLIC INTEREST UPON REQUEST OF ANY PERSON PRESENT** (Each person addressing the board shall give his/her name, address and organization or firm represented, if any. He/she shall speak for a period not to exceed three (3) minutes; though additional time may be granted by the presiding officer of the board.)

**None**

**UNFINISHED BUSINESS**

**None**

**BILLS TO BE GIVEN A FIRST READING ONLY**

**None**

**BILLS TO BE GIVEN A SECOND READING ONLY**

**Bill No. 6029 – (ON HOLD) An Ordinance Amending Title I Of The Revised Code Of Ordinances Of The City Of Brentwood, Missouri, By Amending Chapter 115: Officers And Employees, Adding A New Section 115.030 Conflicts Of Interest; Providing For The Effective Date Of This Ordinance; Providing For The Repeal Of All Conflicting Ordinances**  
This item remains on hold until February 15<sup>th</sup>.

**Bill No. 6037 – An Ordinance Granting Approval Of A Site Development Plan And Conditional Use Permit To Meche Salon For A Hair Salon At Property Numbered 8943 Manchester Rd. Which Permits Under The Provisions Of Title IV, Chapter 400 Of The Brentwood Code Of Ordinances The Development Of That Site; Providing The Conditions Of Such Development; And Providing For The Effective Date Of This Ordinance**

Attorney Sluys read Bill #6037 by title only. Alderman Kramer provided the synopsis, “This is a bill for an ordinance granting approval of a site development plan and conditional use permit to Meche Salon for a hair salon at property numbered 8943 Manchester Rd. which permits under the provisions of Title IV, Chapter 400 of the Brentwood Code of Ordinances the development of that site. Planning and Zoning Commission reviewed the request at the November 11<sup>th</sup>, 2015 meeting and recommend approval of the Conditional Use Permit and Site Plan with the conditions outlined in the CUP. The subject property has an existing 2,558 square foot building on an approximately 0.20 acre lot. As the site is under a ½ acre, use for a hair salon requires issuance of a conditional use permit. A site plan is included with the application and includes adding five parking spaces on the site.”

**Perfection Of Bills**

Motion was made by Alderman Slusser and seconded by Alderwoman Saunders to perfect Bill #6037 into ordinance form. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderwoman Manestar – yes; Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – yes; Alderman Toohey – yes; **MOTION PASSED.**

***BILL #6037 IS HEREBY PASSED BY THE BOARD OF ALDERMEN AND UPON SIGNATURE BY THE MAYOR BECOMES ORDINANCE #4691***

**BILLS TO BE GIVEN A FIRST AND SECOND READING**

**Bill No. 6039 – An Ordinance Repealing Ordinance No. 4684 And Submitting To The Qualified Voters Of The City Of Brentwood, Missouri, For Their Approval At The General Municipal Election To Be Held In The City On The 5<sup>th</sup> Day Of April, 2016, A Proposition To Authorize The City To Continue Applying And Collecting The Local Sales Tax On The Titling Of Motor Vehicles, Trailers, Boats, And Outboard Motors That Were Purchased From A Source Other Than A Licensed Missouri Dealer**

Attorney Sluys read Bill #6039 by title only. Alderman Kramer provided the synopsis, “Since the adoption of Ordinance No. 4684 in December 2015, authorizing a General Election that would authorize the City to continue applying and collecting the local sales tax on the titling of motor vehicles, trailers, boats and outboard motors purchased from a source other than a licensed Missouri dealer; and submitting to the qualified voters of the City of Brentwood, Missouri, for their approval at the general municipal election to be held in the City on the 5<sup>th</sup> day of April, 2016; the City has heard from the Saint Louis County Municipal League that there has been considerable discussion about what to label the proposition for those municipalities putting the vehicle tax on the April 2016 ballot. For consistency in the campaign it is believed that all should use the same label. St. Charles County cities are using Proposition B and it seems best that all St. Louis County communities use this title as well. The St. Louis County Council has also introduced legislation to put this question on the ballot, presumably using a different title”.

**Presentation By Staff**

Mayor Thornton explained that an ordinance was previously passed to this effect. This amendment would change the title to Proposition B like other participating municipalities.

**Perfection Of Bills**

Attorney Sluys read Bill #6039 by title only. Alderwoman Saunders made a motion to perfect Bill #6039 into ordinance form. Motion seconded by Alderman Leahy. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderwoman Manestar – yes;

Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – yes; Alderman Toohey – absent; **MOTION PASSED.**

***BILL #6039 IS HEREBY PASSED BY THE BOARD OF ALDERMEN AND UPON SIGNATURE BY THE MAYOR BECOMES ORDINANCE #4692***

**Bill No. 6040 – An Ordinance Authorizing The Mayor And/Or City Administrator To Enter Into And Execute An Agreement With Alamar Uniforms And Providing For The Effective Date Of This Ordinance**

Attorney Sluys read Bill #6040 by title only. Alderman Kramer provided the synopsis, “This bill is for an ordinance to authorize the mayor and/or city administrator to enter into and execute an agreement with Alamar Uniforms for the purchase of ballistic protective equipment for fire fighters. This is to be funded from the 2015 Capital Improvement Budget (line-item 6510) of \$10,000. Alamar Uniforms presented the lowest bid at \$8,073.00, which comes in \$1,927.00 under the budgeted amount of \$10,000.00. Chief Jury recommends the bid be awarded to Alamar Uniforms for the purchase of 9 Ballistic Protective Vests. Public Safety Committee recommends approval.”

**Perfection Of Bills**

Attorney Sluys read Bill #6040 by title only. Motion was made by Alderman Leahy to perfect Bill #6040 into ordinance form. Motion seconded by Alderman Plufka. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderwoman Manestar – yes; Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – yes; Alderman Toohey – absent; **MOTION PASSED.**

***BILL #6040 IS HEREBY PASSED BY THE BOARD OF ALDERMEN AND UPON SIGNATURE BY THE MAYOR BECOMES ORDINANCE #4693***

**Bill No. 6041 – An Ordinance Amending Schedule IV Of The Brentwood City Code Regarding Residential Parking Restrictions**

Attorney Sluys read Bill #6041 by title only. Alderman Kramer provided the synopsis, “The Board of Aldermen of the City of Brentwood, Missouri deems it to be in the public interest, safety and general welfare of its residents to establish certain zones in which parking by anyone except residents and their visitors with valid permits is prohibited. A request that the City extend parking restriction to cover 8777, 8779, and 8783 Brentwood Place was presented to the Public Safety Committee. This restriction would prohibit parking at all days and times to residents only. Public Safety Committee recommends approval.

**Presentation By Chief Fitzgerald**

Residents on Brentwood Place are continuously inconvenienced by the overflow of traffic from the Mobil on the Run at the corner of Brentwood Blvd. An ordinance is currently in place to restrict street parking to residents by permit only; this ordinance extends the timeframe for this restriction.

**Perfection Of Bills**

Attorney Sluys read Bill #6041 by title only. Motion was made by Alderman Slusser and seconded by Alderwoman Manestar to perfect Bill #6041 into ordinance form. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – no; Alderman Lochmoeller – yes; Alderwoman Manestar – yes; Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – yes; Alderman Toohey – absent; **MOTION PASSED.**

***BILL #6041 IS HEREBY PASSED BY THE BOARD OF ALDERMEN AND UPON SIGNATURE BY THE MAYOR BECOMES ORDINANCE #4694***

**RESOLUTIONS**

**Resolution No. 1046 – A Resolution Designating Physically Disabled Parking Spaces On Public Property**

Alderman Kramer provided the synopsis” this resolution approves a request by the residents at 2408 Mari Kay Court, Brentwood, MO to designate a disabled parking space at their residence until such designation shall expire due to non-renewal or termination at the request of the occupant and/or property owner. Ordinance No. 4681 re-establishes the authority of the Board of Aldermen to approve the designation of a disabled parking spot by requests of eligible residents via ordinance or resolution. It also provides for the use of disable parking placards issued by all states”. Motion was made by Alderman Leahy and seconded by Alderman Slusser to adopt Resolution No 1046. Unanimous vote in favor taken; **MOTION PASSED.**

**Resolution No. 1047 – A Resolution Authorizing A Reduced Usage Rate Of The Brentwood Recreation Complex For St. Mary Magdalen**

Alderman Kramer provided the synopsis, “St. Mary Magdalen Catholic Church is preparing to undergo renovation for a period of approximately six to eight months, during which time they have inquired on the availability of the Brentwood Recreation Complex Monday through Friday Noon Mass. The Board of Aldermen has adopted a usage schedule for the Brentwood Recreation Complex which includes rates for various categories of users. The rate for non-profit organizations is the resident rate of \$40.00 per hour for meeting room C. When informed of the current rental rate, St. Mary Magdalen indicated they probably would not be able to afford that rate but could afford to rent the room at a reduced rate. This resolution authorizes the City to approve St. Mary Magdalen Catholic Church to use the Brentwood Recreation Complex for a reduced rate of \$20.00 per hour”.

Comments were made regarding the potential for a similar request from others. Mayor Thornton responded that he would make the same recommendations if other requests are made with the same circumstances. Discussions were held and Alderman Kramer suggested that the city draft a policy for consistency. As requested, Attorney Sluys added that he does not believe it to be necessary; however, it could be useful.

Motion was made by Alderman Leahy and seconded by Alderman Slusser to adopt Resolution #1047. Unanimous vote in favor taken; **MOTION PASSED.**

**ACCOUNTS AGAINST THE CITY**

Alderman Slusser announced his review and made a motion to approve the warrant list in the amount of \$907,835.61. Motion seconded by Alderman Leahy. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderwoman Manestar – yes; Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – yes; Alderman Toohey – absent; **MOTION PASSED.**

**REPORT OF COMMITTEES AND DEPARTMENT HEADS**

**Mayor Thornton** submitted a written report, of which is attached hereto, and offered summary comments of the State of the City and the impact of not adopting a FY2016 Budget.

**Public Safety Committee,** Alderman Plufka reported that the next meeting will be held February 18<sup>th</sup>.

**Public Works Committee,** Alderman Toohey was absent.

**Director of Planning & Development, Todd Streiler Planning Consultant**

The Site Plan Committee met to review plans submitted by Metro on Manchester and Pasta Pronto; both were continued to February 3<sup>rd</sup> at 6 pm. He also updated that CBB has submitted to Total Wine and More a traffic study and we are awaiting their review. He also commented that he continues to work with Meche, who was approved this evening, on the approval of their sign package.

**Ways and Means Committee**, Alderman Slusser reported that the next meeting will be scheduled for March 3<sup>rd</sup>.

**City Attorney Sluys (in the absence of Kevin O'Keefe)** had no report.

**City Clerk/Administrator Akande**

Karen Shaw was introduced as the new Finance Director and a summary of her background was given. It was also announced that Lexi Perdomo has been brought on board as the HR Manager and we will continue to recruit for other vacant positions.

Administrator Akande noted that the St. Louis County Election Board has announced changes to the polling place for Ward 1 residents; they will now be combined with Ward 3 at the Brentwood Recreation Center. The City will send out a courtesy postcard notifying the residents impacted; the cost is estimated at \$500.

**Excise Commissioner Manestar**

**Temporary Liquor License – Drury Inn & Suites (8700 Eager Rd)** is requesting approval to host an event on February 1<sup>st</sup>, serving beer, wine and spirits. Motion was made by Alderman Leahy and seconded by Alderman Slusser to approve the temporary liquor license. Unanimous vote in favor taken; **MOTION PASSED.**

**Library**, Alderwoman Manestar reported that the library has completed their strategic planning sessions. The citizens have chosen their 3 top goals; 1) life-long learning, 2) creativity, 3) a comfortable and inviting physical space. The first two goals can be implemented immediately. The library is looking to participating in the city's comprehensive plan for the third goal; to explore partnering with the city via the Brentwood Historical Society and the possibility of expanding the facility to create this space.

**Municipal League**, Mayor Thornton announced that the January meeting of the St. Louis County Municipal League will be held at the Brentwood Recreation Complex; 1/28 at 7:30pm. Aldermen were encouraged to attend.

**Historical Society**, Chief Fitzgerald had no report.

**ANNOUNCEMENTS**

The next Ward 3 meeting will be held January 26<sup>th</sup> at 7:00 pm.

The next Ward 1 meeting will be held February 9<sup>th</sup> at 7:30 pm.

**NEW BUSINESS**

Alderwoman Saunders made a motion to hold a special meeting in workshop format to discuss concerns regarding the budget on January 25<sup>th</sup> at 7:00 pm in the Brentwood Community Center. Motion seconded by Alderman Lochmoeller. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderwoman Manestar – yes; Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – no; Alderman Toohey – absent; **MOTION PASSED.**

Alderman Kramer announced for the record a recommendation to the Ways and Means Committee to consider drafting a bulk parks and recreation policy; that it is added to the next agenda. Mayor Thornton suggested that it is discussed with that committee.

**HEARING OF ANY MATTER OF PUBLIC INTEREST UPON REQUEST OF ANY PERSON**

**PRESENT** (Each person addressing the board shall give his/her name, address and organization or firm represented, if any. He/she shall speak for a period not to exceed three (3) minutes; though additional time may be granted by the presiding officer of the board. Total time allotted for this section shall not exceed 15 minutes)

**Louise Charboneau, Madge**, requested clarity of the change in the polling place for Ward 1 and questioned if there are any loss of revenues from the use of the Recreation Center by St. Mary Magdalen.

**Melony Hancock, Lewis**, requested an update regarding the Teson Farms building and the derelict building east of Hanley.

**Aldermanic Response**

Mayor Thornton explained that staff is currently in negotiations to have the Teson Farms building demolished; there are hopes that it would be soon. As for the other derelict building, staff is aware and is attempting to communicate with the property owners to move forward.

Alderwoman Saunders questioned the amount of damage sustained from the flooding; this issue is still being investigated.

Alderman Kramer made a recommendation that the Ways and Means Committee consider a refinement of the existing recreation department rate schedule for a non-profit entity and possibly bulk users going forward.

**CLOSED MEETING**

**Legal – RSMO 610.021(1)**

Alderman Plufka made a motion to enter into executive session at 8:43 p.m. to discuss legal matters and consultation with counsel pursuant to RSMO 610.021(1). Motion seconded by Alderwoman Saunders. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderwoman Manestar – yes; Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – yes; Alderman Toohey – absent; **MOTION PASSED.**

Mayor Thornton called the closed session to order at 8:52 pm with the following members present:, Alderman Lochmoeller, Alderman Leahy, Alderman Plufka, Alderwoman Saunders, Alderman Slusser, Alderwoman Manestar, and Alderman Kramer. Also present were City Administrator Akande, City Attorney O’Keefe, Fire Chief Ted Jury, Parks Director Eric Gruenenfelder, and Deputy City Clerk Pittman. Alderman Toohey was absent.

No action was taken.

Alderwoman Saunders made a motion to adjourn the closed session at 9:08 pm and reconvene the open meeting. Motion seconded by Alderman Plufka. **ROLL CALL:** Alderman Kramer – yes; Alderman Leahy – yes; Alderman Lochmoeller – yes; Alderwoman Manestar – yes; Alderman Plufka – yes; Alderwoman Saunders – yes; Alderman Slusser – yes; Alderman Toohey – absent; **MOTION PASSED.**

**ADJOURNMENT**

Upon unanimous consent, the meeting adjourned at 9:08 pm.

**Approved as submitted on the 1<sup>st</sup> day of February, 2016.**

Attest:

\_\_\_\_\_  
Christopher A. Thornton, Mayor

\_\_\_\_\_  
Bola Akande, City Clerk/Administrator