

**CITY OF HAZELWOOD  
REGULAR COUNCIL MEETING  
JANUARY 8, 2020**

**CALL TO ORDER**

A regular meeting of the Hazelwood City Council was called to order by Mayor Pro Tempore Warren H. Taylor at 7:30 p.m. on Wednesday, January 8, 2020, in the Council Chambers of Hazelwood City Hall, 415 Elm Grove Lane.

Mayor Pro Tempore Taylor asked those present to join in a moment of silent meditation followed by the Pledge of Allegiance.

On roll call the following members of the Council were present:

Robert M. Aubuchon  
Don W. Ryan  
Tyler Wilson  
Russell Todd  
Warren H. Taylor  
Rosalie Hendon  
Mary G. Singleton

Mayor Matthew G. Robinson and Council Member Carol A. Stroker were not present. City Clerk Christine Thomas declared a quorum was present.

Also present were City Manager Matt Zimmerman and City Attorney Kevin O'Keefe.

**AGENDA**

There being no amendments proposed, Mrs. Hendon moved, seconded by Mrs. Singleton, the adoption of the agenda as printed. The motion passed unanimously.

**CONSENT AGENDA**

Mr. Todd moved, seconded by Mrs. Hendon, the adoption of the consent agenda as printed. The following vote was recorded on the motion:

AYE - 7

NAY - 0

Mr. Aubuchon  
Mr. Ryan  
Mr. Wilson  
Mr. Todd  
Mr. Taylor  
Mrs. Hendon  
Mrs. Singleton

The motion passed unanimously and the consent agenda, including a closed meeting to consult with the City Attorney and discuss litigation in accordance with the provisions of RSMo 610.021(1) and to discuss a personnel matter in accordance with the provisions of RSMo 610.021(3), was adopted.

**APPROVAL OF MINUTES**

Mr. Todd moved, seconded by Mrs. Hendon, to approve the minutes of the December 18 regular and closed Council meetings as submitted. The motion passed unanimously.

**SPECIAL ORDER OF BUSINESS**

**ANNUAL GREEN COMMITTEE REPORT**

Green Committee Chairman Ron Darling gave a report on the committee's 2019 activities.

Mr. Darling stated the Green Committee is entering its 10<sup>th</sup> year. In 2019, the focus was on the quality of recycling rather than the quantity and contamination is down 1%. The committee worked on a recommendation for the Council to amend the Code relative to weeds and will perform a final review of the proposal at their January 22 meeting. Education is a primary goal of the committee and was provided at the Harvestfest and at a Hazelnut meeting and by mailing of an informational postcard. In addition, the committee held 10 litter collections.

**PROCLAMATIONS AND RESOLUTIONS**

**GNCCC 2020 CHAIR PROCLAMATION**

Mayor Pro Tempore Taylor called for the reading of a proclamation in honor of Dr. Misty Collier Farr, newly appointed chair of the Greater North County Chamber of Commerce Board of Directors.

There were no objections and Proclamation 2001 was read.

Mr. Aubuchon moved, seconded by Mrs. Hendon, the adoption of Proclamation 2001 congratulating Dr. Misty Collier Farr on her new position as 2020 Chair of the Greater North County Chamber of Commerce Board of Directors, offering assistance to her and the members of the chamber in their efforts to improve the economy and quality of life in North County, and calling upon all citizens to join in supporting the work of this organization. The motion passed unanimously.

**CITIZENS HEARINGS AND PRESENTATION OF PETITIONS**

Mayor Pro Tempore Taylor explained the procedures to be followed during a hearing. He invited anyone desiring to make a comment to come forward at this time.

**TRIBUTE TO M. L. KING, JR.**

Alexis Robinson, member of the Community Enrichment Commission, invited everyone present to attend the tribute to

Martin Luther King, Jr., on January 19, at 7 p.m., at Civic Center East.

## **PUBLIC HEARINGS**

SLUP  
5925 FEE FEE ROAD

Mayor Pro Tempore Taylor called to order the public hearing to consider the petition by Leonard Masonry Acquisition, LLC for a Special Land Use Permit for outdoor storage at 5925 Fee Fee Road.

Mr. Bradfield reported surrounding the site to the south, west, and north is I-1 Light Industrial District and to the east is I-2 Heavy Industrial District. Existing use of the site is a masonry construction contractor's office with an outdoor storage yard. The yard is used for staging equipment, such as cranes and scaffolding, and storing materials such as brick and stone. Approximately 35% of the storage yard is durably paved with asphalt and approximately 65% is gravel. In order to remain gravel, the petitioner must obtain a variance of the durable pavement requirement from the Board of Adjustment. An appeal to the board has been filed and will be heard on January 13.

John Heitert, the general manager, stated the business has been operating in Hazelwood since 1994. In 2006, the original owners sold the business to some employees and in March of 2019 those employees sold the business to a conglomerate of three companies that make up Leonard Masonry Acquisition. They are requesting to maintain the property as its been for the past 25 years with a construction yard for storage of materials and equipment that is part asphalt and part gravel.

Mr. Aubuchon asked if the new owners have made any changes.

Mr. Heitert replied improvements have been made to the site and office.

Mayor Pro Tempore Taylor asked if anyone present wished to speak in favor of or in opposition to the proposal.

No one spoke in favor of or in opposition to the proposal and Mayor Pro Tempore Taylor declared the hearing closed.

Mrs. Thomas read the City Plan Commission motion "to recommend approval to the City Council of the petition for Special Land Use Permit for outdoor storage at 5925 Fee Fee Road, Ward 2." She stated the motion passed unanimously.

Mr. Aubuchon moved, seconded by Mr. Ryan, to concur with the City Plan Commission recommendation to grant the Special Land Use Permit for outdoor storage at 5925 Fee Fee Road and to place the draft bill on this agenda for introduction. The motion passed unanimously and the bill was added to the agenda as item 17.a.

## **COMMUNICATIONS**

BOUNDARY COMMISSION	Notice of amendments to the rules of the Boundary Commission of St. Louis County, Missouri, was received.
APPOINTMENT OF MAYOR ROBINSON TO NCI BOARD	Notice of the reappointment of Mayor Robinson to North County Incorporated's Board of Directors, for a term expiring December 31, 2022, was received.
INVITATION TO MEETING RE: CENSUS	An invitation to a leadership meeting on Friday, January 10, to discuss actions to be taken in preparation for the census was received from Mayor Timothy Lowery of the City of Florissant.
CHARTER PROGRAM CHANGES	Notice concerning the availability of Fox Soccer Plus and the rebranding of VICELAND to VICE was received from Charter Communications.
NCI MEMBERSHIP	A letter concerning the benefits of North County Inc. membership and a list of the organization's 2018 accomplishments were received.
EWGCG BRIEFINGS	The December 19 issue of Briefings was received from the East-West Gateway Council of Governments.

Mr. Todd moved, seconded by Mrs. Hendon, to receive and file all communications. The motion passed unanimously.

**UNFINISHED BUSINESS** - None

## **MAYOR AND COUNCIL REPORTS**

WORK SESSION AGENDA ITEMS	No items were added to the March 11 Council work session agenda.
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## **CITY MANAGER'S REPORT**

AGREEMENT LEGISLATIVE SERVICES	Mr. Zimmerman reported staff recommends authorization to enter into an agreement with AT Government Strategies for strategic government affairs and legislative services, for a period from January 2020 through May 2020, at a cost of \$8,000 per month.
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Mr. Zimmerman stated this is the firm the City has retained to represent and lobby for the City for the last four legislative sessions in Jefferson City. Funds for the expense have been allocated in the budget.

Mrs. Singleton asked if the contract is the same as its been in the past.

Mr. Zimmerman responded affirmatively, with the exception of a small increase of \$400 per month.

Mr. Todd moved, seconded by Mrs. Singleton, to concur with the staff recommendation to authorize an agreement for strategic government affairs and legislative services and to place the draft bill on this agenda for introduction. The motion passed unanimously and the bill was added to the agenda as item 17.c.

**CITY ATTORNEY'S REPORT - None**

**CITY CLERK'S REPORT - None**

**COMMISSION AND BOARD REPORTS** Mr. Todd moved, seconded by Mrs. Hendon, to receive and file the minutes of the December 9 Neighborhood Watch Commission meeting. The motion passed unanimously.

**NEW BUSINESS - None**

**INTRODUCTION AND FIRST READING OF BILLS**

**SLUP** Mayor Pro Tempore Taylor called for the first reading of a bill  
**5925 FEE FEE ROAD** to grant a Special Land Use Permit for outdoor storage at 5925 Fee Fee Road.

There were no objections and Bill 4852 was read by title only:

**AN ORDINANCE AUTHORIZING AND GRANTING A PERMANENT SPECIAL LAND USE PERMIT TO LEONARD MASONRY ACQUISITION, LLC FOR OUTDOOR STORAGE AT 5925 FEE FEE ROAD AND PROVIDING THE CONDITIONS OF SUCH USAGE.**

Bill 4852 will be on the agenda for second reading on February 5.

**AGREEMENT** Mayor Pro Tempore Taylor called for the first reading of a  
**LEGISLATIVE SERVICES** bill to authorize a contract for legislative services.

There were no objections and Bill 4853 was read by title only:

**AN ORDINANCE AUTHORIZING AN AGREEMENT WITH AT GOVERNMENT STRATEGIES FOR STRATEGIC GOVERNMENT AFFAIRS AND LEGISLATIVE SERVICES.**

Bill 4853 will be on the agenda for second reading on January 15.

## SECOND READING OF BILLS AND ACTION ON BILLS

- BILL 4844  
SUBDIVISION  
159 & 161 TAYLOR RD. Mayor Pro Tempore Taylor stated the second reading of Bill 4844, to subdivide 159 and 161 Taylor Road from two lots into three, has been postponed.
- BILL 4845  
REZONE PORTIONS OF  
159 & 161 TAYLOR RD. Mayor Pro Tempore Taylor stated the second reading of Bill 4845, to rezone Lot 2 of McGhee subdivision (portions of 159 and 161 Taylor Road), has been postponed.
- BILL 4846  
BOND ISSUANCE  
TRADEPORT, LOT 1 Mayor Pro Tempore Taylor stated the second reading of Bill 4846 to authorize the issuance of taxable industrial revenue bonds for development of TradePort Lot 1, Building IV has been postponed.
- BILL 4848  
DEVELOPMENT  
AGREEMENT Mayor Pro Tempore Taylor stated the second reading of Bill 4848 to approve a first amendment to the Master Development Agreement with Big Sports Properties has been postponed.
- BILL 4849  
LOAN AGREEMENT  
BIG SPORTS PROP. Mayor Pro Tempore Taylor stated the second reading of Bill 4849 to authorize an economic development loan agreement with Big Sports Properties has been postponed.
- BILL 4850  
AGREEMENT Mayor Pro Tempore Taylor called for the second reading of Bill 4850 to authorize an agreement for the reconstruction of Phantom Road.

There were no objections and Bill 4850 was read by title only:

### **AN ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO AND EXECUTE A SURFACE TRANSPORTATION PROGRAM-URBAN AGREEMENT WITH THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION FOR THE RECONSTRUCTION OF PHANTOM ROAD FROM MISSOURI BOTTOM ROAD TO JAMES S. MCDONNELL BOULEVARD.**

Mr. Aubuchon moved, seconded by Mr. Todd, the adoption of Bill 4850 as an ordinance. The following vote was recorded on the motion:

AYE - 7

Mr. Aubuchon

Mr. Ryan

Mr. Wilson

Mr. Todd

Mr. Taylor

NAY - 0

Mrs. Hendon  
Mrs. Singleton

Bill 4850 was unanimously adopted as Ordinance 4731-20.

BILL 4851                      Mayor Pro Tempore Taylor called for the second reading of  
AMEND EMPLOYEE              Bill 4851 to amend the employee retirement plan relative to  
RETIREMENT PLAN              designation of a beneficiary annuitant.

There were no objections and Bill 4851 was read by title only:

**AN ORDINANCE AUTHORIZING AMENDMENT ONE TO THE 2015 TOTAL RESTATEMENT OF THE RETIREMENT PLAN FOR POLICE OFFICERS, FIREFIGHTERS, AND OTHER EMPLOYEES OF THE CITY OF HAZELWOOD RELATIVE TO THE DESIGNATION OF A BENEFICIARY ANNUITANT.**

Mrs. Hendon moved, seconded by Mrs. Singleton, the adoption of Bill 4851 as an ordinance. The following vote was recorded on the motion:

<u>AYE - 7</u>	<u>NAY - 0</u>
Mr. Aubuchon	
Mr. Ryan	
Mr. Wilson	
Mr. Todd	
Mr. Taylor	
Mrs. Hendon	
Mrs. Singleton	

Bill 4851 was unanimously adopted as Ordinance 4732-20.

**MISCELLANEOUS BUSINESS AND ANNOUNCEMENTS**

COUNCIL MEETING              Mayor Pro Tempore Taylor announced the next regular  
Council meeting will be held Wednesday, January 15, at  
7:30 p.m. in the Council Chambers.

**ADJOURNMENT**              There being no further business to come before the Council,  
the meeting was adjourned at 7:50 p.m.

ATTEST:

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Christine Thomas, CMC - City Clerk  
City of Hazelwood, Missouri

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Matthew G. Robinson - Mayor  
City of Hazelwood, Missouri