

**PUBLIC NOTICE**

**CITY OF FENTON  
625 NEW SMIZER MILL ROAD**

**The Mayor and Board of Aldermen welcome you and are pleased that your interest in the City of Fenton and its government brings you to this meeting.**

**A G E N D A**

**BOARD OF ALDERMEN MEETING  
MONDAY, JUNE 16, 2008  
TO FOLLOW 6:45 P.M. PUBLIC HEARING**

**6:45 PM PUBLIC HEARING: COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS**

**CALL TO ORDER: As a courtesy to those in attendance, please turn off cell phones.**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

- I. MAYOR'S STATEMENT**
- II. RECOMMENDATION FROM THE FINANCE COMMITTEE CHAIRMAN**  
CDBG funds are to be made available to qualified residents until September 1, 2009 and if funds have not been committed by that date they will be applied to ADA projects.
- III. PUBLIC COMMENTS**
- IV. ADJOURNMENT**

**7:00PM REGULAR BOARD OF ALDERMEN MEETING**

**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

- I. APPROVAL OF MINUTES:** Reading of the minutes is waived since copies were given to Board members in advance of the meeting and made available to the general public.

**5/19/08 Board of Aldermen Meeting**

Motion required to approve.

- II. APPROVAL OF WARRANTS:** The term warrant is used in State Statutes and, by definition, means invoices or bills submitted for payment of goods or services from external sources.

Motion required to approve.

- III. SCHOLARSHIP AWARDS – Mayor Dennis J. Hancock**

**RECESS**

**CALL TO ORDER**

- IV. PUBLIC COMMENTS**

- V. PLANNING & ZONING COMMISSION REPORT - Ald. Maurath, Liaison**

The Planning & Zoning Commission met on June 3, 2008 and discussions were held as follows:

**1) Announcements:**

- A petition for Special Use Permit for a Drive Through Facility, by Fenton Market Place Venture, for a proposed bank at 539 Gravois Road has been continued per the Petitioner's request. The property is zoned "OT-2" Olde Towne Family Entertainment/Commercial District.
- A petition for Special Use Permit for a Drive Through Facility, by Fenton Market Place Venture, for a proposed fast-food restaurant at 539 Gravois Road has been continued per the Petitioner's request. The property is zoned "OT-2" Olde Towne Family Entertainment/Commercial District.
- A petition for Site Plan approval by Frederick W. Hill, Architect, representing FENT, LLC, for a parking lot expansion at 1053 Headquarters Park was withdrawn. The property is zoned "BP-3" Business Park-General Office Centers, Small Warehousing District.

- 2) **The Planning and Zoning Commission recommended approval, with conditions, of a petition by Verizon Wireless for a Special Use Permit to co-locate on an existing 60-foot Telecommunication Tower and increase the tower height by 15 feet. The property is located at 700 Rudder Road and is zoned “BP-3” Business Park-General Office Centers, Small Warehousing District.**  
This will be considered by Ordinance under “New Bills”.
- 3) **The Planning and Zoning Commission recommended approval, with conditions, of a petition for Special Use Permit by Frederick W. Hill, Architect, representing FENT, LLC, to reduce the required landscaped area from the street right-of-way from 30 feet to 15 feet and the required east side and rear landscaped area from 15 feet to 10 feet to expand the existing parking lot. The property is located at 1053 Headquarters Park and is zoned “BP-3” Business Park-General Office Centers, Small Warehousing District.**  
This will be considered by Ordinance under “New Bills”.
- 4) **The Planning and Zoning Commission recommended approval of a petition by the City of Fenton to amend Section 475.060: “IP-1” Industrial Park-Light, Medium, Industry, Distribution, Assembly Warehousing District of the Zoning Code by amending Section 475.060 (E): Permitted Uses to include Outdoor Storage of Equipment, Materials and/or Containers, with standards; and by deleting Section 475.060 (I.8): Storage of Equipment.**  
This will be considered by Ordinance under “New Bills”.

## **VI. MAYOR’S REPORT:**

- 1) **Announcement:**
  - **The City will be accepting nominations for the John Fabick Award July 1 through September 30, 2008.**
- 2) **Meetings of the Board of Aldermen.**
  - **Monthly Board of Aldermen Meetings to be changed to the fourth Thursday of each month, effective August 1, 2008.**
  - **Board of Aldermen Committee Meetings will be held on the first and second Thursday of each month, effective August 1, 2008.**

This will be considered by Ordinance under “New Bills”.
- 3) **Presentation of Proclamation – American Cancer Society.**
- 4) **Presentation of Award of Excellence – St. Louis County Police.**
- 5) **June Career Achievement Program Awardee.**

**VII. CITY CLERK'S REPORT:**

**1) The following establishments have applied for liquor license renewals effective July 1, 2008 through June 30, 2009:**

- 1) Riverside Golf Club, 1210 Larkin Williams Road**
- 2) Western Oil Inc., d.b.a. Petro Mart #32, 600 Gravois Road**
- 3) Bowles Citgo, 1912 Bowles Avenue**
- 4) Fenton Athletic Association, 945 Larkin Williams Road**
- 5) Meramec Valley Store, 40-42 Gravois Road**
- 6) Stratford Bar & Grill, 800 South Highway Drive**
- 7) Quik Trip #642, 1923 Bowles Avenue**
- 8) Shop N Save, 45 Gravois Bluffs**
- 9) Queen of Hearts, 731 Larkin Williams Road  
(contingent upon receipt of Occupancy Permit)**
- 10) Mandarin Cuisine, 972 South Highway Drive**
- 11) American Legion Post 400, 2 Gravois Road**
- 12) Drury Inn, 1088 South Highway Drive**
- 13) Pizza Hut, 585 Old Smizer Mill Road**
- 14) The Gravois Grill, 515 Gravois Road**
- 15) Randall's Wines & Spirits, 1750 Chase Drive**
- 16) Dierberg's Fenton Crossing, 450 Old Smizer Mill Road**
- 17) Mobil 625, 1000 Bowles Avenue**
- 18) d. Dooley's 026 Grill, 568 Old Smizer Mill Road**
- 19) Fenton Park Concession Stand, 1215 Larkin Williams Road**
- 20) O'Charley's #337, 190 Gravois Bluffs**
- 21) Andre's West, 211 South Old Highway 141**
- 22) Local 136, UAW Hall, 980 Horan Drive**
- 23) Bandana's Bar-B-Q, 1160 South Highway Drive**
- 24) Red Robin America's Gourmet Burgers & Spirits, 130 Gravois Bluffs Circle**
- 25) Sisters Tea House & Gift Shop, 505 Main Street**
- 26) Affton Youth Hockey, 1771 Gilsinn**
- 27) Mi Lupita Mexican Restaurant, 511 Main Street**
- 28) Applebee's Neighborhood Grill & Bar, 673 Gravois Bluffs Blvd.**
- 29) Qdoba Mexican Grill, 180 Gravois Bluffs Circle, Unit D**
- 30) Viviano's Festa Italiano, 62 Fenton Plaza**
- 31) Hot Shots Sports Bar & Grill, 950-952 South Highway Drive**
- 32) Jack in the Box L.P. d.b.a. Quick Stuff #7767, 982 S. Highway Drive**
- 33) Aldi, Inc., 60 Fenton Plaza**
- 34) Western Oil d/b/a Petro Mart #33, 698 Gravois Bluffs Blvd.**
- 35) LaPlaza Mexican Restaurant, 980 S. Highway Drive**
- 36) 3 Margaritas Mexican Restaurant, 69 Fenton Plaza**
- 37) ERG Dining III, LLC d/b/a Chili's Grill & Bar, 711 Gravois Road**
- 38) Buffalo Wild Wings Grill & Bar, 150 Gravois Bluffs Circle**
- 39) Road Ranger, LLC d/b/a Road Ranger #145, 205 North Highway Drive**  
Motion required to approve.

The following establishment has applied for a new liquor license effective July 1, 2008 through June 30, 2009:

1) **Fenton Bar & Grill, 701 Rudder Road**

Motion required to approve.

2) **Re-adoption of a procedure to disclose potential conflict of interest and substantial interests for certain City Officials.**

This will be considered by Ordinance under "New Bills".

**VIII. REPORTS FROM STANDING COMMITTEES:** Board committee meetings were held on May 28 and June 5, 2008 and the following items, unless stated otherwise, were discussed and advanced to this meeting with recommendations to approve.

A. **CAPITAL IMPROVEMENTS – Ald. Mauller, Chairman**

**Polizzi, Maurath, Trego**

1) **Monthly Update.**

B. **PARK, BEAUT. & RECREATION – Ald. Horn, Liaison**

1) **Monthly Update.**

2) **Approval to apply for a Trail Grant through the Department of Natural Resources to assist in the improvement of the Greenway Trail.**

Motion required to approve.

3) **Request to declare 18 cafe chairs and 23 lounge chairs as surplus for disposal.**

Motion required to approve.

C. **FORESTRY – Ald. Clauss, Chairman**

**Polizzi, Maurath, Mauller**

**Nothing to Report.**

D. **PUBLIC WORKS – Ald. Clauss, Chairman**

**Polizzi, Maurath, Horn**

1) **Monthly Update.**

2) **Approval to purchase a 2009 International 7400 SFA 4 X 2 Dump Truck at \$102,183.69 and to seek bids for the 1992 International Dump Truck, 4900 Series, with a minimum acceptable bid of \$8,000.00.**

Motion required to approve.

**E. FINANCE – Ald. Maurath, Chairman  
Polizzi, Clauss, Mauller**

- 1) **Monthly Update.**
- 2) **CDBG Funds be made available to qualified residents until September 1, 2009 and if funds have not been committed by that date they will be applied to ADA projects.**  
Motion required to approve.
- 3) **Approval of the 2007 Audit Report.**  
Motion required to approve.

**F. POLICE – Ald. Trego, Chairman  
Polizzi, Maurath, Mauller**

- 1) **Monthly Report: Capt. Jack Webb**

**G. PERSONNEL/PUBLIC RELATIONS – Ald. Polizzi, Chairman  
Maurath, Clauss, Horn**

- 1) **Monthly Update.**
- 2) **Request to amend Section 8.1 of the Personnel Manual titled Family and Medical Leave to reflect the changes to the law.**  
Motion required to approve.
- 3) **Request to add the definition of “paid leave” and “unpaid leave” to Section 8.2 of the Personnel Manual titled Leave of Absence as submitted.**  
Motion required to approve.
- 4) **Request to define PRN Staff in the City’s Personnel Manual as “Employees who are approved by budget and work irregular workweeks. PRN employees are not eligible for benefits. PRN employees may not work more than 1499 hours per year”.**  
Motion required to approve.

**H. HEALTH/SAFETY – Ald. Trego, Chairman  
Polizzi, Maurath, Horn**

- 1) **Monthly Update.**
- 2) **Request approval to authorize the Mayor to initiate the grant process for the Hazard Mitigation Grant Program.**  
Motion required to approve.

**IX. CONSIDERATION OF PENDING BILLS: Copies of these bills have been made available to the public in advance of this meeting.**

**No pending Bills.**

**X. CONSIDERATION OF NEW BILLS: Copies of these bills have been made available to the public in advance of this meeting.**

- Bill \_\_\_\_\_ Ord. approving a Special Use Permit petitioned by Verizon Wireless to co-locate on an existing Telecommunication Tower at 700 Rudder Road. Sponsor: Maurath
- Bill \_\_\_\_\_ Ord. approving a Special Use Permit petitioned by FENT, LLC to reduce the required landscaped area for the expansion of an existing parking lot at 1053 Headquarters Park. Sponsor: Maurath
- Bill \_\_\_\_\_ Ord. amending Section 475.060 Subsections (E) and (I.8) in the “TP-1” Zone District. Sponsor: Maurath
- Bill \_\_\_\_\_ Ord. repealing Section 120.010: Meetings in its entirety and enacting a new Section 120.010 thereof. Sponsor: Horn
- Bill \_\_\_\_\_ Ord. readopting a procedure to disclose potential conflict of interest and substantial interests for certain City Officials.  
Sponsor: Trego

**XI. EXECUTIVE SESSION: ROLL CALL VOTE TO CLOSE THE MEETING TO DISCUSS LITIGATION, REAL ESTATE AND PERSONNEL PURSUANT TO SECTION 610.021(1), (2) AND (3) RSMo.**

**XII. ADJOURNMENT**

**PERSONS REQUIRING AN ACCOMMODATION TO ATTEND AND PARTICIPATE IN THE MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT 636-343-2080 OR TDD 1-800-735-2966 AT LEAST TWO WORKING DAYS PRIOR TO THE MEETING.**

**THIS AGENDA WITH PUBLIC NOTICE OF THE BOARD OF ALDERMEN MEETING WAS POSTED FRIDAY, JUNE 13, 2008, AT FENTON CITY HALL. FOR A COPY CONTACT THE CITY CLERK'S OFFICE.**

<b>Mayor Dennis J. Hancock</b>	
Board of Aldermen	
Mike Polizzi	Chris Clauss
Kevin E. Yarbrough	Tim Trego
Steve Jackson	Jim Mauller
Joe Maurath	Lisa Horn
<b>Jerome Wallach, City Attorney</b>	
Mark Sartors, City Administrator	
Diane Monteleone, City Clerk	