



MEETING OF THE CITY COUNCIL
CITY HALL, Fifth Floor
6801 Delmar Blvd.
University City, Missouri 63130
Monday, November 22, 2021
6:30 p.m.

On March 20, 2020, City Manager Gregory Rose declared a State of Emergency for the City of University City due to the COVID-19 Pandemic. Due to the ongoing efforts to limit the spread of the COVID-19 virus, in compliance with St. Louis County's public health order mask are required.

To provide for social distancing during Council meetings **in-person public attendance will be limited to the first 25 people.**

Citizen may also observe the Meeting via Live Stream on YouTube:

https://www.youtube.com/channel/UCyN1EJ_-Q22918E9EZimWoQ

A. MEETING CALLED TO ORDER

B. ROLL CALL

C. APPROVAL OF AGENDA

D. PROCLAMATION

None

E. APPROVAL OF MINUTES

1. October 25, 2021 – Regular Draft Minutes
2. November 8, 2021 – Study Session Draft Minutes – Purchasing Policy
3. November 8, 2021 – Regular Draft Minutes

F. APPOINTMENTS to BOARDS AND COMMISSIONS

1. Michael Honigfort is nominated to the Board of Adjustments as a fill in replacing Erica Hackett's vacated seat by Mayor Terry Crow

G. SWEARING IN TO BOARDS AND COMMISSIONS

1. Mark Barnes was sworn in to the Library Board on November 11, 2021 via Zoom
2. Timothy Schmalz was sworn in to the Green Practices Commission on November 11, 2021 in the Clerk's office

H. CITIZEN PARTICIPATION (Total of 15 minutes allowed)

Request to Address the Council Forms are located on the ledge just inside the entrance. Please complete and place the form in the basket at the front of the room.

*Citizen may provide written comments ahead of the meeting; they must be received **no later than 12:00 p.m. the day of the meeting.** Comments may be sent via email to: councilcomments@ucitymo.org, or mailed to the City Hall – 6801 Delmar Blvd. – Attention City Clerk. Such comments will be provided to City Council prior to the meeting. Comments will be made a part of the official record and made accessible to the public online following the meeting. **A name and address must be provided.** Please also note if your comment is on an agenda or non-agenda item. If a name and address are not provided, the provided comment will not be recorded in the official record.*

I. PUBLIC HEARINGS

1. Crown Center 2nd Amended Final Redevelopment Plan - 8348 - 8350 Delcrest

J. CONSENT AGENDA

1. EMS/Training Officer Response Vehicle
2. Insurance Recovery Money for Truck Equipment and Tools – Fire Department
3. Golf Programming Services Agreement
4. Americans with Disabilities Act (ADA)-compliant Curb Ramp Designs Contract Approval

K. CITY MANAGER'S REPORT

1. Market at Olive Update
2. American Rescue Plan Act (ARPA) Consulting Services Engagement Letter
3. Trail Naming Policy

L. UNFINISHED BUSINESS

1. **Bill 9448** – AN ORDINANCE APPROVING THE SECOND AMENDED FINAL DEVELOPMENT PLAN FOR THE PROPOSED DEVELOPMENT TO CROWN CENTER FOR SENIOR LIVING LOCATED AT 8348 – 8350 DELCREST DRIVE IN THE PD-M PLANNED DEVELOPMENT MIXED-USE ZONING DISTRICT.

M. NEW BUSINESS

Resolutions

1. **Resolution 2021-17** Amendment A Resolution Expanding the Community Visioning 2040 Task Force to Include a School District of University City Representative.

Bills

2. **Bill 9449** – AN ORDINANCE FIXING THE COMPENSATION TO BE PAID TO CITY OFFICIALS AND EMPLOYEES AS ENUMERATED HEREIN FROM AND AFTER JANUARY 2, 2022, AND REPEALING ORDINANCE NO. 7165 EFFECTIVE JANUARY 2, 2022.
3. **Bill 9450** – AN ORDINANCE IMPOSING AN ADDITIONAL ONE-FOURTH OF ONE PERCENT SALES TAX ON ALL RETAIL SALES MADE IN THE CITY OF UNIVERSITY CITY, MISSOURI WHICH ARE SUBJECT TO TAXATION PURSUANT TO THE PROVISIONS OF SECTIONS 144.010 TO 144.525 RSMO, FOR THE PURPOSE OF PROVIDING REVENUES FOR THE OPERATION OF THE UNIVERSITY CITY FIRE DEPARTMENT, AND PROVIDING FOR THE SUBMISSION OF A PROPOSITION AUTHORIZING SUCH TAX TO THE QUALIFIED VOTERS AT THE GENERAL MUNICIPAL ELECTION ON APRIL 5, 2022.

N. COUNCIL REPORTS/BUSINESS

1. Boards and Commission appointments needed
2. Council liaison reports on Boards and Commissions
3. Boards, Commissions and Task Force minutes
4. Other Discussions/Business

O. CITIZEN PARTICIPATON (continue if needed)

P. COUNCIL COMMENTS

Q. EXECUTIVE SESSION

Placeholder

Motion to go into a Closed Session according to Missouri Revised Statutes 610.021 (1) Legal actions, causes of action or litigation involving a public governmental body and any confidential or privileged communications between a public governmental body or its representatives or attorneys.

R. ADJOURNMENT

Posted 19th day of November 2021.

LaRette Reese
City Clerk

MEETING OF THE CITY COUNCIL
VIA VIDEOCONFERENCE – ZOOM
Monday, October 25, 2021
6:30 p.m.

A. MEETING CALLED TO ORDER

At the Regular Session of the City Council of University City held via videoconference, on Monday, October 25, 2021, Mayor Terry Crow called the meeting to order at 6:37 p.m.

B. ROLL CALL

In addition to the Mayor, the following members of Council were present:

Councilmember Stacy Clay
Councilmember Aleta Klein
Councilmember Steven McMahon
Councilmember Jeffrey Hales
Councilmember Tim Cusick
Councilmember Bwayne Smotherson

Also in attendance were City Manager, Gregory Rose; City Attorney, John F. Mulligan, Jr., Director of Public Works, Sinan Alpaslan, and Director of Finance, Keith Cole.

C. APPROVAL OF AGENDA

Councilmember Klein moved to approve the Agenda as presented, seconded by Councilmember Clay, and the motion carried unanimously.

D. PROCLAMATION

1. A Proclamation honoring Arts and Letters Returning Artist – Daniel “Danny” J. DuMaine

E. APPROVAL OF MINUTES

1. October 11, 2021, Regular Session Minutes was moved by Councilmember Hales, seconded by Councilmember Clay, and the motion carried unanimously.

F. APPOINTMENTS TO BOARDS & COMMISSIONS

1. Dr. Timothy Schmalz is nominated to the Green Practices Commission as a fill-in replacing Liz Essman’s expired term by Councilmember Aleta Klein, seconded by Councilmember Cusick, and the motion carried unanimously.
2. Linda Jones is nominated to the Arts and Letters Commission as a fill-in replacing Lauren Masterson vacated seat by Mayor Terry Crow, seconded by Councilmember Smotherson, and the motion carried unanimously.

G. SWEARING IN TO BOARDS & COMMISSIONS

1. Bethany Gasparovic was sworn into the Civil Service Board via Zoom on October 12, 2021.
2. Mathew Emden was sworn into Green Practices Commission via Zoom on October 13, 2021.
3. Meg Zelenovich was sworn into the Arts and Letters Commission on October 15, 2021, in the Clerk’s office.
4. Larry Zelenovich was sworn into the Traffic Commission via Zoom on October 13, 2021.
5. Christopher Trahan was sworn into the Historic Preservation Commission on October 18, 2021, in the Clerk’s office.

6. Aaron Bitzer was sworn into the Urban Forestry Commission on October 19, 2021, in the Clerk's office.

H. CITIZEN PARTICIPATION

Procedures for submitting comments for Citizen Participation and Public Hearings:

ALL written comments must be received **no later than 12:00 p.m. the day of the meeting**. Comments may be sent via email to: councilcomments@ucitymo.org, or mailed to the City Hall – 6801 Delmar Blvd. – Attention City Clerk. Such comments will be provided to City Council prior to the meeting. Comments will be made a part of the official record and made accessible to the public online following the meeting.

Please note, when submitting your comments, a **name and address must be provided**. Also, note if your comment is on an agenda or non-agenda item. If a name and address are not provided, the submitted comment will not be recorded in the official record.

Mayor Crow thanked citizens for taking the time to submit their written comments. All comments meeting the aforementioned guidelines have been made a part of this record.

I. PUBLIC HEARINGS

None

J. CONSENT AGENDA

1. Tree Inventory Agreement
2. Tub Grinding Agreement

Councilmember Hales moved to approve Items 1 and 2 of the Consent Agenda, seconded by Councilmember Clay, and the motion carried unanimously.

Mr. Rose stated the City is still experiencing staffing shortages for Centennial Commons and staff is diligently working to get those positions filled.

K. CITY MANAGER'S REPORT

1. FY2022 - First Quarter Financial Report

Mr. Rose announced that Mr. Cole would be presenting this report to Council.

Mr. Cole stated this presentation addresses the City's major funds from July 1, 2021, through September 30, 2021.

General Fund - Revenues

Adjusted Budget	\$23,347,415
YTD Actual	\$2,967,615
Actual as % of Adjusted Budget	12.7%
Increase/(Decrease) compared to same quarter of FY2021	\$407,315

Key Points:

- Increase in Sales and Use Tax of roughly \$110,000, or 15.7%.
- Increase in Services Charges of roughly \$136,000, or 139.3%.; (mainly from Ambulance Services).
- Increase in Municipal Court & Parking of roughly \$48,000, or 50.7%; (mainly due to the reopening of in-person court proceedings).
- Increase in Miscellaneous Revenue of roughly \$127,000, or 108.8%.; (mainly due to the receipt of a health plan surplus distribution from St. Louis Area Insurance Trust).
- The bulk of property tax revenue the City receives will come during December 2021 and January 2022.

Overall, revenues as a percent of the budget show a slight increase of 2.3% when compared to the same quarter of FY21.

General Fund - Expenditures

Adjusted Budget	\$26,535,735
YTD Actual	\$5,364,736
Actual as % of Adjusted Budget	20.2%
Increase/(Decrease) compared to same quarter of FY2021	\$454,190

Key Points:

- Increase in expenditures in Police Department of roughly \$165,000, or 8.8% compared to the same quarter of FY21; (mainly from full-time and overtime salaries).
- Increase in expenditures in Fire Department of roughly \$70,000, or 6.2% compared to the same quarter of FY21; (mainly from overtime and Property and Auto Insurance).
- Increase in expenditures in Planning & Development Department of roughly \$83,000, or 32.2% compared to the same quarter of FY21; (mainly from the implementation of SmartGov software).

Overall, expenditures as a percent of the budget increased slightly by 0.5% when compared to the same quarter of FY2021.

Capital Improvement Sales Tax - Revenue

Adjusted Budget	\$2,102,000
YTD Actual	\$284,700
Actual as % of Adjusted Budget	13.5%
Increase/(Decrease) compared to same quarter of FY2021	\$42,320

Key Points:

- Sales Tax revenue increased roughly 3.4% during the 1st Quarter of FY2022, compared to the same quarter of FY21.

Capital Improvement Sales Tax - Expenditures

Adjusted Budget	\$2,139,255
YTD Actual	\$83,466
Actual as % of Adjusted Budget	3.9%
Increase/(Decrease) compared to same quarter of FY2021	\$34,988

Key Points:

- Increase in expenditures is mainly from the purchase of the 6th Nissan Leaf Electric Vehicle.

Parks and Stormwater Sales Tax - Revenue

Adjusted Budget	\$861,000
YTD Actual	\$80,136
Actual as % of Adjusted Budget	9.3%
Increase/(Decrease) compared to same quarter of FY2021	(\$49,767)

Key Points:

- Sales Tax revenue for the first quarter of FY2022 has shown a decrease of roughly 38% when compared to the same quarter of FY2021.

Parks and Stormwater Sales Tax - Expenditures

Adjusted Budget	\$937,570
YTD Actual	\$32,516

Actual as % of Adjusted Budget	3.5%
Increase/(Decrease) compared to same quarter of FY2021	\$(41,712)

Key Points:

- Decrease in expenditures due to some of the capital projects that were not commenced during the 1st quarter.

Public Safety Sales Tax - Revenue

Adjusted Budget	\$2,101,500
YTD Actual	\$210,972
Actual as % of Adjusted Budget	10.0%
Increase /(Decrease) compared to same quarter of FY2021	\$4,387

Key Points:

- The 1st quarter revenue of FY22 appears to be in line when compared to the 1st quarter of FY2021.

Public Safety Sales Tax - Expenditures

Adjusted Budget	\$608,835
YTD Actual	\$147,726
Actual as % of Adjusted Budget	24.3%
Increase/(Decrease) compared to same quarter of FY2021	(\$85,860)

Key Points:

- The decrease in expenditures as compared to FY2021 is due to the purchase of police vehicles that occurred in the 1st quarter of FY21. A hold has been placed on the purchase of vehicles for FY22 due to production slowdowns.

Councilmember Clay asked if there was a sunset for when the American Rescue and Recovery Act Funds had to be used? Mr. Rose stated he believes that the City has a year to identify how the funds will be spent, and an additional year to use them. This will be the same process for the second allocation, which is anticipated one year after the first allocation was received. Councilmember Clay asked if the dollars had already been encumbered? Mr. Rose stated the bulk of the funds were budgeted as a part of the FY22 Annual Operating Budget. However, since the City received more funding than it anticipated, and staff has not received a cost-of-living allowance for several years if approved by Council, he intends to explore using a portion of the funds to cover public safety employees.

Mayor Crow asked Mr. Rose if he was the point person for making sure all of the funds will be utilized? Mr. Rose stated that is correct. In fact, he and Mr.

Cole have discussed bringing an auditor on board to ensure that the City complies with the stringent criteria for the use of these funds.

Councilmember McMahon asked if there would be a document produced to track how this money is being allocated? Mr. Rose stated included in the Annual Operating Budget is a separate fund established for the American Rescue and Recovery Act Funds.

Mayor Crow asked why the City had received a reimbursement from the St. Louis Area Insurance Trust? Mr. Rose stated each year the Trust conducts a review of the amount paid in versus the City's experience rating. The City has been fortunate in that its rating has gone down, which resulted in the reimbursement.

Mr. Rose stated he attributes the reduction in accidents to the implementation of a Safety Program. Mayor Crow asked if the Trust was comprised of the City's Health Insurance, Workers Comp, or Liability Insurance? Mr. Rose stated he believes it is a combination of Health Insurance and Workers Comp.

2. MSD Operations, Maintenance and Construction Improvements (OMCI) Application (1300 Waldon Ave.)

Mr. Rose stated staff is recommending that Council consider approving the OMCI Application for 1300 Waldon.

Mr. Alpaslan stated the funds for this application to alleviate a stormwater concern on Wellington Avenue near Waldon Avenue; specifically, the property located at 1300 Waldon is eligible under the 4th quarter of this OMCI Program.

This nuisance was brought to staff's attention, who determined that it was being caused by a surface spring crossing from north to south which was carrying stormwater into several backyards in the 1300 blocks of Waldon and Purdue, ultimately ending at 1300 Waldon. The homeowners tried several measures to alleviate this stormwater from on their property, but once it entered the public right-of-way there was no reasonable way to rectify the problem.

The proposal is to intercept the flow from 1300 Waldon and run it into a combined sewer inlet that MSD has preliminarily agreed to connect. Staff has developed a plan and cost estimate of \$15,000, which will be submitted to MSD during the first week of November for consideration by MSD's Board of Directors. The initial funding for this project will be disbursed from the Parks and Stormwater Sales Tax Fund Reserves, and upon completion, will be reimbursed by MSD.

Councilmember Clay thanked Mr. Alpaslan for getting to the bottom of what was causing this issue, which has been frustrating for everyone living in the area. Councilmember Clay asked Mr. Alpaslan if a timeline had been established for when the actual work would begin? Mr. Alpaslan stated although the funding is readily available, it is anticipated to take until the beginning of the calendar year to acquire the necessary approval from MSD's Board. Once approval is obtained, the execution of this project should begin by next spring.

Councilmember Smotherson stated he would also like to thank Mr. Alpaslan for working to address this constant problem that has been producing wet streets even when there is dry weather.

Councilmember Hales stated although his question is not related to this item, he was curious to find out when the repaving season for streets on this year's schedule ends?

Mr. Alpaslan stated the paving season has already ended and the remainder of this work is scheduled for March through October of next year. During the interim, staff will be preparing sidewalks and curb ramps so they will be ready for next year's work.

Councilmember Clay moved to approve, seconded by Councilmember Smotherson, and the motion carried unanimously.

L. UNFINISHED BUSINESS
None

M. NEW BUSINESS

Resolutions

1. **Resolution 2021-16:** Budget Amendment #1 – FY22-23.

Councilmember Clay moved to approve, seconded by Councilmember McMahon, and the motion carried unanimously.

Mr. Rose stated he intends to provide an overview of Bill 9446 during Council's November 8th meeting, to ensure there is a clear understanding of the impacts.

Bills

Introduced by Councilmember Hales

1. **BILL 9446** - AN ORDINANCE APPROVING A FIRST SUPPLEMENTAL TRUST INDENTURE IN CONNECTION WITH THE TAX INCREMENT REVENUE NOTES (OLIVE BOULEVARD COMMERCIAL CORRIDOR AND RESIDENTIAL CONSERVATION REDEVELOPMENT PROJECT AREA 1), SERIES A AND B, OF THE CITY OF UNIVERSITY CITY, MISSOURI, AND APPROVING CERTAIN ACTIONS RELATING THERETO. Bill Number 9446 was read for the first time.

Introduced by Councilmember Cusick

2. **BILL 9447** – AN ORDINANCE FIXING THE COMPENSATION TO BE PAID TO CITY OFFICIALS AND EMPLOYEES AS ENUMERATED HEREIN FROM AND AFTER ITS PASSAGE, AND REPEALING ORDINANCE NO. 7164; CONTAINING AN EMERGENCY CLAUSE. Bill Number 9447 was read for the first time, and according to the emergency clause, was read for the second and third time.

Councilmember Klein moved to approve, seconded by Councilmember McMahon.

Mayor Crow asked Mr. Rose why Bill Number 9447 required an emergency clause? Mr. Rose stated he has identified a candidate to fill the position of Senior Planner and would like to complete the hiring process as soon as possible.

Roll Call Vote Was:

Ayes: Councilmember Hales, Councilmember Cusick, Councilmember Smotherson, Councilmember Clay, Councilmember Klein, Councilmember McMahon, and Mayor Crow.

Nays: None.

N. COUNCIL REPORTS/BUSINESS

1. Boards and Commission appointments needed
2. Council liaison reports on Boards and Commissions

Councilmember Smotherson reminded everyone about the Returning Artist Event. This year there will not be a reception for Danny due to COVID, but he will be working with the elementary, middle, and high school music students in a series of sessions and masterclasses during American Education Week; November 8th through the 12th.

Councilmember Klein stated members of the Senior Commission completed a successful event that provided Farmer's Market vouchers to U City seniors.

Mayor Crow stated this Saturday a portion of Delmar will be closed for several activities being sponsored by the LSBDD.

- 3. Boards, Commissions, and Task Force minutes
- 4. Other Discussions/Business

O. CITIZEN PARTICIPATION (continue if needed)

P. COUNCIL COMMENTS

Q. EXECUTIVE SESSION

Motion to go into a Closed Session according to Missouri Revised Statutes 610.021 (1) Legal actions, causes of action or litigation involving a public governmental body and any confidential or privileged communications between a public governmental body or its representatives or attorneys.

Councilmember Hales moved to close the Regular Session and go into an Executive Session, seconded by Councilmember McMahon.

Roll Call Vote Was:

Ayes: Councilmember Clay, Councilmember Klein, Councilmember McMahon, Councilmember Hales, Councilmember Cusick, Councilmember Smotherson, and Mayor Crow.

Nays: None.

R. ADJOURNMENT

Mayor Crow thanked the public and Ms. Schaeffer for their participation at tonight's meeting and closed the Regular Session at 7:11 p.m. to go into an Executive Session. The Executive Session reconvened in an open session at 8:09 p.m.

Linda Schaeffer,
Acting City Clerk

DRAFT

**STUDY SESSION
OF THE
UNIVERSITY CITY COUNCIL
CITY HALL, FIFTH FLOOR
6801 Delmar Blvd., University City, Missouri 63130
Monday, November 8, 2021
5:30 p.m.**

On March 20, 2020, City Manager Gregory Rose declared a State of Emergency for the City of University City due to the COVID-19 Pandemic. Due to the ongoing efforts to limit the spread of the COVID-19 virus, those who are not fully vaccinated are asked to wear face coverings. To provide for social distancing during Council meetings **in-person public attendance will be limited to the first 25 people.**

AGENDA

Requested by the City Manager

1. MEETING CALLED TO ORDER

At the Study Session of the City Council of University City held on Monday, November 8, 2021, Mayor Terry Crow called the meeting to order at 5:30 p.m.

In addition to the Mayor, the following members of Council were present:

Councilmember Stacy Clay
Councilmember Aleta Klein
Councilmember Steven McMahon
Councilmember Jeffrey Hales
Councilmember Tim Cusick
Councilmember Bwayne Smotherson

Also in attendance were City Manager, Gregory Rose; Attorney, John F. Mulligan, Jr., and Director of Finance, Keith Cole.

2. CHANGES TO REGULAR AGENDA

(No changes requested)

3. PURCHASING POLICY UPDATE

Mr. Rose stated Mr. Cole will be providing Council with a presentation on the City's Purchasing Policy for its review and guidance moving forward.

Mission:

- To generate fair and open competition to receive the best prices, terms, and conditions on purchases for the City.

Purpose:

- Establish a policy for purchasing guidelines that will ensure the City of University City receives maximum value for every public dollar spent. This policy will clarify purchasing functions and outline purchasing regulations, as well as describe departmental responsibilities and participation in the procurement process.

Vision:

- To serve the citizens and customers of the City through greater efficiencies, both in terms of economy and services, and the procurement of quality supplies, equipment, and services.

Goals:

The basic goals of the purchasing policy are:

1. To comply with federal, state, and local statutes of public purchasing.
2. Ensure the integrity of public procurement.
3. Coordinate purchasing functions between various departments.
4. To receive maximum value for each public dollar spent by awarding purchases to the lowest responsible bidder, taking into consideration quality, past performance, technical support, and other relevant factors. Competitive prices should be secured whenever and wherever feasible.
5. Ensure consistent use of the purchasing procedures.
6. To provide each department with the goods, equipment, and services, at the time and place needed, and in the proper quantity and quality.

What is Purchasing?

- Purchasing is the process of identifying, selecting, and buying goods and services. Purchases are to be made as economically as possible within an acceptable time frame and meet the standards of quality and service required for your department.

Why do we have a Purchasing Division?

- The purpose of the Purchasing Division is to aid City departments in securing the best goods and services in the most economical and efficient way and to handle all purchases in a manner that ensures competitive bidding between potential vendors and contractors.

Why do we need a Purchasing Policy?

- Purchasing and accounting of the goods and services of a municipality can be numerous and complex. To comply with statutes and ordinances governing the City and to comply with an established system of internal controls.

Purchasing Agent:

- The City Manager, pursuant to the City's Charter and City Council, has appointed purchasing authority and responsibilities to the Purchasing Agent. The Purchasing Agent is an employee of the Finance Department. (*R.O. 2011 §2.10.040; Code 1950 §202.3; Prior Code §2-17*)

Requisitions:

- A Requisition is purchasing authority to initiate the procurement process. Each department has a designee who enters their Requisitions into the accounting software. All Requisitions must be approved by the Department Director.

Purchase Orders:

- The Purchase Order is the formal offer to buy specified commodities, materials, equipment, or service. Upon acceptance by the vendor, the Purchase Order becomes a legal and binding document obligating the City.

General Guidelines:

- Purchases for personal use by employees of the City are prohibited. City employees are also prohibited from using the City's name or the employee's position to obtain special consideration in personal purchases.
- All employees of the City of University City have chosen to serve the public and therefore shall not accept, grant, or be influenced in their duties by any offer of payment, gift, or favor from any source other than their compensation from the City.

Conflict of Interests: (Chapter 210, RSMo)

- No officer or employee of the City shall participate in a contract for supplies or services when that person knows the officer, employee or any member of the officer's or employee's immediate family has a financial interest pertaining to the contract; or
- A business or organization in which the officer, employee, or any member of the officers or employee's immediate family, has a financial interest pertaining to the contract.

Cooperative Procurement Programs/Contracts:

- Departments are encouraged to use Cooperative Purchasing Contracts such as those available through the State of Missouri. These contracts allow the City to purchase items that other governmental agencies have secured through a competitively bidding process. St. Louis County and the State of Missouri offer various contracts to participating municipalities permitting procurement from vendors with whom they hold contracts.

Competitive Bidding:

- Before any purchases are made, ample opportunity shall be given for competitive bidding; i.e., RFP(s) and RFQ(s).

Emergency Purchases:

- Purchases of supplies and or services whose immediate procurement is essential to protect life or property. Emergency purchases should be kept to a minimum. Department Directors are authorized to make emergency purchases, provided prior approval of the Purchasing Agent has been obtained.
- The City Manager is authorized to approve contracts for professional services under \$25,000. Contracts exceeding \$25,000 require a formal Request for Proposal (RFP), or Request for Qualifications (RFQ), to be prepared and requires City Council approval.

NEW POLICY - Minority/Women-Owned Business Enterprises:

The City will cause its vendors, contractors, and subcontractors to take good-faith actions to achieve the M/WBE contract requirement.

Personnel Requirements for Contractors with the City:

1. Any person, firm, or corporation contracting with the City to provide services such as but not limited to, technical/professional services, street repairs, supplies, building maintenance, at a cost to the City of fifty thousand dollars (\$50,000.00)

or more and involving ten (10) or more employees in the workforce providing the contracted services, shall, as a condition precedent to the rendition of such services, certify by affidavit filed with the said City that at least twenty percent (20%) of the workforce providing the contracted services shall consist of workers generally classified as members of minorities and/or female workers.

2. Any person, firm, or corporation contracting with the City to provide services involving payment of one hundred thousand dollars (\$100,000.00) or more in which there are two (2) or more subcontractors shall agree with the City that at least fifteen percent (15%) of the total amount of the City's contract shall be allocated to subcontractors who employ workers generally classified as members of minorities and/or female workers.
- ❖ *Two of the City's current contractors, Highland Construction and Trivers have met the above requirements.*

Personnel Requirements for Employees and Owners:

1. As many as possible of the City contracts over one thousand dollars (\$1,000.00) shall be entered into with the following:
 - a) Individuals generally classified as members of minorities and/or female; and
 - b) Firms consisting of individuals generally classified as members of minorities and/or female; and
 - c) Corporations, the stock of which is owned by the individuals generally classified as members of minorities and/or females.
2. The City Manager shall take all reasonable steps to achieve compliance with this Section.
3. All minority and/or female firms, corporations, or individuals shall file an affidavit with the City, prior to commencing work, that they are a minority and/or female firm, corporation, or individual.

Purchasing Guidelines:

1. Purchases under \$1,999 can be purchased with a department-issued credit card in lieu of a Purchase Order unless required by the vendor. In these instances, the Department Director needs to be notified of these purchases, and the Department Director should designate employees who will be allowed to make these purchases.
2. Purchases of goods or services that equal or exceed \$2,000 require a Purchase Order; except for, City Council approved service contracts, Intergovernmental Agreements, insurance, banking/investment transactions, land acquisitions, lease payments, utilities, debt service, payroll (benefits, checks, taxes, and deductions), professional services as defined, and maintenance contracts associated with copyrighted software that has already been purchased by the City.
3. Purchases between \$2,000 to \$14,999.99 must have a minimum of three written bids to be solicited either through phone, mail, e-mail, or fax. These bids must be attached to the Requisition when entered in the financial management system as bids, uploaded documents, or notes.

If the department is unable to secure three verbal or written bids, or the bids were not returned, please add that to the notes of the Requisition when it is entered into the financial management system.

4. Purchases between \$15,000 to \$24,999.00 require a minimum of three written bids to be solicited. The departments are reminded that the use of written bids requires appropriate planning to ensure that adequate time is available to satisfy the purchasing requirements. These bids must be attached to the Requisitions when entered in the financial management system as bids, uploaded documents, or notes.
5. Purchases \$25,000 and over must be advertised and requested as sealed bids. The number of publications depends on the requirements of the funds, i.e., certain grants require more than one publication and place a condition on which publications can be used. These purchases are subject to City Council approval. (R.O. 2011 §2.10.060; Ord. No. 6715 §1, 2007)
6. All capital improvement projects require a Purchase Order.

Unauthorized Purchases and Purchasing Ethics:

- No employee has the authority to enter contractual relationships for the City without prior approval of the Purchasing Agent.
- No employee of the City or their immediate families shall have any financial interest in the award of a contract or purchase. All employees of the City shall keep themselves free of obligation by refusing to accept any significant gifts or entertainment by any of the present or potential vendors to the City.

Terms and Conditions of the Invitation for Bids:

- The right is reserved as the interest of the City may require rejecting any bid or all bids and to waive any minor informality or irregularity regarding bids received.
- The City may make an award on any item for a quantity less than the quantity bid.
- The City shall award a contract while conforming to the specifications and requirements whose bid will be most economically advantageous to the City.

Councilmember Clay posed the following questions to Mr. Cole:

Q. Does U City provide any preferences for businesses located within their jurisdiction?

A. Although it was not highlighted in tonight's presentation, jurisdictional preferences are included within the details of this policy.

Q. Does the new policy regarding minority/women-owned business enterprises need to be approved by Council?

A. My understanding is that this updated policy needs to be affirmed by Council.

Councilmember Cusick posed the following questions to Mr. Cole:

Q. Are both the Police and Fire Departments governed by this policy?

A. Yes.

Q. Is the Library or other political subdivisions of the City, like the LSBD and Parkview Gardens governed by this policy?

A. While the intent is for all departments to be governed by this policy, he would have to get further clarification on these three.

Q. Can you provide any examples of purchases that were made under the emergency purchasing provision?

A. I am not aware of any purchases made under this provision.

Q. What type of oversight is in place to make sure subcontractors are fulfilling the terms of a contract?

A. The City relies on the prime contractor to supply the proper paperwork for its subcontractors and to ensure that all of the terms of their contract are being fulfilled.

Mr. Rose stated the only two circumstances he is familiar with related to the use of the Emergency Purchasing Option are the purchase of an ambulance to facilitate Council's desire to resume the City's in-house ambulance services and several purchases associated with the pandemic. Because they were in an emergency situation, Mr. Rose stated he did not take the time to calculate whether collectively they exceeded \$25,000, since they were deemed as necessary purchases for the organization as a whole.

Councilmember Hales asked if there were any notable changes in this policy, outside of the Minority/Women-Owned Business Enterprise? Mr. Cole stated his review of other municipalities revealed that the dollar amounts in their purchasing guidelines fell under four categories, which began with; purchases under \$1,999 can be purchased with a department-issued credit card in lieu of a Purchase Order. So, the City's policy was amended from \$999.00 to \$1,999 to align with those guidelines.

Councilmember Smotherson asked who is the City's Purchasing Agent? Mr. Cole stated although technically, he would be considered the Purchasing Agent, there is a purchasing specialist within the Finance Department who reviews and approves all Requisitions and Purchase Orders, and he is the second signatory on those documents.

Mayor Crow asked if there was a percentage or dollar amount utilized to give local businesses a preference over non-local businesses? Mr. Cole stated to his knowledge, the language simply implies that the City's inclination should be to utilize local businesses whenever possible.

4. ADJOURNMENT

Mayor Crow thanked Mr. Cole for his presentation and adjourned the Study Session at 5:53 p.m.

LaRette Reese,
City Clerk

MEETING OF THE CITY COUNCIL
CITY HALL, Fifth Floor
6801 Delmar Blvd., University City, Missouri 63130
Monday, November 8, 2021
6:30 p.m.

On March 20, 2020, City Manager Gregory Rose declared a State of Emergency for the City of University City due to the COVID-19 Pandemic. Due to the ongoing efforts to limit the spread of the COVID-19 virus, those who are not fully vaccinated are asked to wear face coverings. To provide for social distancing during Council meetings in-person public attendance will be limited to the first 25 people.

Citizen may also observe the Meeting via Live Stream on YouTube:

https://www.youtube.com/channel/UCyN1EJ_-Q22918E9EZimWoQ

A. MEETING CALLED TO ORDER

At the Regular Session of the City Council of University City held on the Fifth Floor of City Hall, on Monday, November 8, 2021, Mayor Terry Crow called the meeting to order at 6:30 p.m.

B. ROLL CALL

In addition to the Mayor, the following members of Council were present:

Councilmember Stacy Clay
Councilmember Aleta Klein
Councilmember Steven McMahon
Councilmember Jeffrey Hales
Councilmember Tim Cusick
Councilmember Bwayne Smotherson

Also in attendance were City Manager, Gregory Rose; City Attorney, John F. Mulligan, Jr.; Acting Director of Planning and Development, Brooke Smith; Public Works Director, Sinan Alpaslan.

C. APPROVAL OF AGENDA

Councilmember Hales moved to approve the Agenda as presented, it was seconded by Councilmember Cusick, and the motion carried unanimously.

D. PROCLAMATION

There were no proclamations.

E. APPROVAL OF MINUTES

1. October 25, 2021 – Joint Study Session Minutes – Storm Water Commission - US Army Corps of Engineers RE: River Des Peres, Councilmember McMahon moved to approve, it was seconded by Councilmember Klein, and the motion carried unanimously.

F. APPOINTMENTS to BOARDS AND COMMISSIONS

There were no appointments.

G. SWEARING IN TO BOARDS AND COMMISSIONS

There was no swearing ins.

Mayor reminded members of Council to review the list of needed appointments and to continue working to fill vacancies where needed.

H. CITIZEN PARTICIPATION (Total of 15 minutes allowed)

Request to Address the Council Forms are located on the ledge just inside the entrance. Please complete and place the form in the basket at the front of the room.

*Citizen may provide written comments ahead of the meeting; they must be received **no later than 12:00 p.m. the day of the meeting.** Comments may be sent via email to: councilcomments@ucitymo.org, or mailed to the City Hall – 6801 Delmar Blvd. – Attention City Clerk. Such comments will be provided to City Council prior to the meeting. Comments will be made a part of the official record and made accessible to the public online following the meeting. **A name and address must be provided.** Please also note if your comment is on an agenda or non-agenda item. If a name and address are not provided, the provided comment will not be recorded in the official record.*

Mayor Crow thanked citizens who provided comments ahead of the meeting, all of which have been provided to members of Council and will be made a part of this record. He then confirmed there were no request to speak from citizens present in Council Chambers.

I. PUBLIC HEARINGS

None

J. CONSENT AGENDA

1. Public Safety (Police) Vehicle Purchase
2. Golf Course Tree Removal Agreement

Councilmember Hales moved to approve the items on the Consent Agenda, it was seconded by Councilmember Cusick, and the motion carried unanimously.

K. CITY MANAGER'S REPORT

1. Conditional Use Permit Extension Request – PC 05665 – Church of Scientology (6901 Delmar Blvd)

Mr. Rose stated item K-1 is asking that you consider the extension of a Conditional Use Permit and ask Ms. Smith to present the request to Council.

Ms. Smith stated the Conditional Use Permit is for the Church of Scientology. The initial permit was approved in 2018 for a church office in the Public Activity District and included approval of additional height for the building. City Council granted a two-year extension in 2019. Due to COVID and other delays the Church was not able to undertake construction. Another extension request was submitted on September 23, 2021. The Church is asking for an additional eighteen months to complete the construction. There are no changes to the plan.

Councilmember Cusick moved to approve, it was seconded by Councilmember McMahon, and the motion carried unanimously.

2. Leaf Collection Contract Award

Mr. Rose stated item K-2 is asking that you consider the award of a contract for leaf collection. The item was placed on the City Manager's report to highlight the increased cost of the contract. This reflects the pressure that we are realizing from increased staffing cost. Mr. Rose asked Mr. Alpaslan, the Public Works Director to provide additional comments.

Mr. Alpaslan stated that the expected cost is based on the past three years; which was about \$185.00 but costs are going up and now it is about \$209.00. This is still the low bid compared to the competitors. The cost increase trend across the industry is due to the COVID climate causing a shortage in skilled personnel. We are experiencing similar shortage internally, so this contract is to supplement our efforts. Staff believes it's still cost effective at this rate to enter into the agreement for the first year and then see what future years show in terms of awarding additional contracts for years two and three. Approval is recommended.

Councilmember Smotherson moved to approve, it was seconded by Councilmember Cusick, and the motion carried unanimously.

L. UNFINISHED BUSINESS

- 1. Bill 9446 – AN ORDINANCE APPROVING A FIRST SUPPLEMENTAL TRUST INDENTURE IN CONNECTION WITH THE TAX INCREMENT REVENUE NOTES (OLIVE BOULEVARD COMMERCIAL CORRIDOR AND RESIDENTIAL CONSERVATION REDEVELOPMENT PROJECT AREA 1), SERIES A AND B, OF THE CITY OF UNIVERSITY CITY, MISSOURI, AND APPROVING CERTAIN ACTIONS RELATING THERETO.** Bill Number 9446 was read for the second and third time.

Mr. Rose stated this item asks that Council consider an ordinance for the execution for a Supplemental Indenture to modify redemption provisions in the original Indenture and Notes. Mr. Rose asked City Attorney John Mulligan to present a proposed amendment to the ordinance and to highlight what the amendment would achieve.

Mr. Mulligan stated Bill 9446 was introduced on October 25, 2021. After its introduction, further discussions with the developer and owner of the Notes occurred regarding an amendment to the Bill. Specifically, the amendment would change the interest rate on the Tax Increment Revenue Notes that are not excluded from gross income for federal income tax purposes. From the greater of (x) the Prime Rate plus 2% or (y) 8% to a fixed rate of 8%. Essentially what is being removed is the greater of Prime Rate Plus 2%. This could result in a higher rate of interest than 8%, so this amendment caps it at 8% as opposed to going higher assuming the prime rate exceeds the 8% rate. If the Council is inclined to consider this amendment to the bill, he would recommend a motion be made as follows “amend Bill 9446 so as to change the interest rate on the Tax Increment Revenue Notes, not excluded from gross income for federal income tax purposes, from the greater of (x) the Prime Rate Plus 2% or (y) 8% to a fixed rate of 8% as set out in the amended Bill in the City Clerk’s files”.

Pursuant to the recommended motion made by Mr. Mulligan, Councilmember Cusick moved to amend Bill 9446, it was seconded by Councilmember Clay.

Q. Councilmember Smotherson asked if anything in this amendment would affect the ten million or five million in reference to RPA2 or RPA3 related to TIF Notes?

A. Mr. Rose stated that this amendment has no impact on the allotment.

Q. Councilmember Clay stated if we think about this in terms of a mortgage; people enter into a fixed rate, that will not go up in terms of the interest rate that they pay; they have the right to refinance at any time to potentially get a lower rate. It is fair to say the rate that would be paid to the developer won’t go above 8%? The way it’s currently configured; in a rising interest rate environment, like we have now, Prime could go past 8%, so we could be at 8% Prime Rate plus 2, so it would be at 10%, and we would be paying more. So, we will not pay more than 8% but we are sacrificing the right to refinance?

A. Mr. Mulligan stated that was correct for a ten-year period, this goes through 2031. It depends on what the Prime Rate is. Currently the interest rate can’t go above 10; if Prime were 8%, plus the 2 that would be the maximum of 10%. This amendment caps it at 8% but you give up the right to redeem for the ten-year period.

Councilmember Clay stated we will have a fixed upside and an unknown downside; in current environment, rates are in fact rising. We don’t know what the future will hold but right now rates are rising.

Roll Call Vote Was:

Ayes: Councilmember Klein, Councilmember McMahon, Councilmember Hales, Councilmember Cusick, Councilmember Smotherson, Councilmember Clay, and Mayor Crow.

Nays: None.

Councilmember McMahon moved to approve Bill 9446 as amended, it was seconded by Councilmember Cusick.

Roll Call Vote Was:

Ayes: , Councilmember McMahon, Councilmember Hales, Councilmember Cusick, Councilmember Smotherson, Councilmember Clay, Councilmember Klein and Mayor Crow.

Nays: None.

M. NEW BUSINESS

Bills

Introduced by Councilmember Hales

1. **Bill 9448** – AN ORDINANCE APPROVING THE SECOND AMENDED FINAL DEVELOPMENT PLAN FOR THE PROPOSED DEVELOPMENT TO CROWN CENTER FOR SENIOR LIVING LOCATED AT 8348 – 8350 DELCREST DRIVE IN THE PD-M PLANNED DEVELOPMENT MIXED-USE ZONING DISTRICT. Bill Number 9448 was read for the first.

N. COUNCIL REPORTS/BUSINESS

1. Boards and Commission appointments needed

Councilmember Smotherson reminded everyone about the Returning Artist Reception on Wednesday at 7:00 p.m. at the high school's library. The artist is Danny DuMaine

2. Council liaison reports on Boards and Commissions
3. Boards, Commissions and Task Force minutes
4. Other Discussions/Business

O. CITIZEN PARTICIPATON (continue if needed)

P. COUNCIL COMMENTS

Mayor Crow stated the Halloween festivities in the Loop went very well and he is looking forward to having more street fair activities in the Loop to get more people out to visit our businesses.

Q. EXECUTIVE SESSION

Motion to go into a Closed Session according to Missouri Revised Statutes 610.021 (1) Legal actions, causes of action or litigation involving a public governmental body and any confidential or privileged communications between a public governmental body or its representatives or attorneys.

Councilmember Hales moved to adjourn the Regular Session, it was seconded by Councilmember Clay, and the motion carried unanimously.

R. ADJOURNMENT

Mayor Crow adjourned the Regular Session at 6:46 p.m.

LaRette Reese
City Clerk

From: Tom Sullivan <tsullivan@sullivanadvco.com>
Sent: Monday, November 8, 2021 11:47 AM
To: Council Comments Shared
Subject: Council Comments, November 8, 2021

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

**Comments of Tom Sullivan
University City Council Meeting
November 8, 2021**

To the Council:

I have comments relating to a subject not on the meeting agenda.

University City has achieved the dubious distinction of being **No. 9** on the list of America's cities with the widest income gaps. (See below.) This was just announced yesterday by **24/7 Wall Street**, an organization based in New York City that runs a financial news and opinion company. It published the top 50 cities in the country it calculates as having the highest degree of income inequality.

24/7 WALL STREET

SPECIAL REPORT

America's Cities With Widest Income Gaps

Samuel Clabine



University City (CC BY 2.0) by Chris Yunker

9. University City, Missouri

> **Gini index:** 0.578

> **Avg. household income, top 20%:** \$351,188 — 1 highest of 1,775 cities

> **Avg. household income, bottom 20%:** \$10,283 — lowest of 1,775 cities

> **Share of all income in University City that went**

This comes after a report last month by the **Show-Me Institute** that found the **University City School District** ranks on the bottom end academically among school districts in Missouri. It was ranked **453** of **516** school districts and given a **1.4/4.0** grade point average.

The school district's low **ACT** scores caused it to be ranked **415** of **434** participating districts -- almost made it to the absolute bottom. Its graduation rate was **432** of **446** school districts that were ranked.

Great Schools ranks schools across the country and its rating for **University City High School** fluctuates between the worst and second-worst. It gives its lowest score to the high school - - **1/10** -- for "College readiness." The high school is doing badly in a critical area in which it needs to do much better.

In 2018 a report by **ProPublica** found that Black students in the University City School District were academically **3.8 grades** behind white students. The report also found that **43%** of teachers in the district were chronically absent. That no doubt contributes to the poor academic performance.

The school district has also been among the worst in the St. Louis area on state test scores. A few years back the district ranked **47** out of **50** districts.

When University City has a school district that does so poorly -- especially in educating its African-American students that make up more than **80%** of the student body -- it no doubt contributes to the extreme income inequality in the city.

School district Superintendent **Sharonica Hardin-Bartley** likes to play the social inequity card as an excuse. Yet there are school districts in the area that do a good job of educating *all* their students -- regardless of race or income level. University City just isn't one of them.

The terrible schools and income equality seem not to bother anyone in University City. Not the Mayor, not the City Council and not even the University City School District Board.

Mayor Terry Crow could not be a better symbol of the inequality and hypocrisy to be found in University City. The millionaire mayor, who now lives in the "Plantation House" -- the mansion on Delmar with the huge white pillars across from Lewis Park -- supported the **Costco** development.

The Costco project is causing the bulldozing of African American neighborhoods, causing low-income families to be kicked out of their apartments and dozens of small businesses to be kicked out of the city -- including restaurants of diverse nationalities. Some are owned by immigrants.

As you know, University City taxpayers will provide tens of millions for the development to help pave the way for Costco, a corporation that does about **\$200 billion** a year in sales. That doesn't exactly reek with equality.

Yet the Mayor and City Council supported a task force earlier this year to consider renaming streets named for people who might not have practiced equality and inclusion and might not have been welcoming to all -- whatever that is supposed to mean.

The city that ranks ninth in the country among cities with the widest income gaps, and has a school district failing badly to educate its Black students, doesn't want to have streets named after people who did not practice equity and inclusion! It can hardly get more hypocritical than that.

Congratulations on the City finishing No. 9 on the wide income gap list. If 24/7 Wall Street ever ranks cities by their hypocrisy, I am sure University City would rank even higher.

Thank you for considering my comments.

TOM SULLIVAN -- 751 SYRACUSE AVENUE -- U.CITY, MO 63130 -- 314-727-2242



**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**

NUMBER: <i>For City Clerk Use</i>	PH20211122-01
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SUBJECT/TITLE: Public Hearings - Crown Center 2nd Amended Final Redevelopment Plan - 8348 - 8350 Delcrest			
REQUESTED BY: Brooke A. Smith		DEPARTMENT / WARD Planning & Development	
AGENDA SECTION:	Public Hearing	CAN ITEM BE RESCHEDULED?	No
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: N/A			
FISCAL IMPACT: None			
AMOUNT:	N/A	ACCOUNT No.:	
FROM FUND:		TO FUND:	
EXPLANATION: Public Hearing on the Crown Center 2nd Amended Redevelopment Plan located at 8348 - 8350 Delcrest Drive.			

STAFF COMMENTS AND BACKGROUND INFORMATION: This proposed development is located at 8348 - 8350 Delcrest Drive. This Second Amended Final Development Plan proposes a 5 story mixed-use building containing offices and resident amenity space on the 1st floor with 52 apartments on the top 4 floors. This project went before the Plan Commission on October 27, 2021 and the commission voted to recommend approval.

CIP No.	
RELATED ITEMS / ATTACHMENTS: 1. Copy of the notice published in the St. Louis Countian	

LIST CITY COUNCIL GOALS (S): N/A			
RESPECTFULLY SUBMITTED:	City Manager, Gregory Rose	MEETING DATE:	November 22, 2021

Missouri Lawyers Media

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St. Louis, MO 63102
1 (314) 421-1880
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Brooke A Smith
University City, City Of
6801 Delmar Blvd
St. Louis, MO 63130-3104

Notice of Public Hearing

Notice is hereby given that the City Council of University City will hold a public hearing on **Monday, November 22, 2021 at 6:30 pm** in the 5th Floor Council Chambers of City Hall, 6801 Delmar Boulevard, to consider the application of, on behalf of **Council Apartments, LLC**, (property owner) for a Second Amended Final Development Plan for the parcels located at 8348 and 8350 Delcrest Drive (Crown Center for senior living). The Second Amended Final Development Plan is for the construction of a new senior living facility including substantial reconfiguration of the parking area and allowance of accessory uses to be open to the public including, but not limited to, a ground floor café. Please contact Brooke A. Smith, Assistant City Manager at 314-505-8536 with questions about the proposed Second Amended Final Development Plan. Persons with disabilities who require special arrangements to attend the public hearing should contact LaRette Reese at 314-505-8605 at least 5 days prior to the meeting. All interested parties are invited to attend.
12052648 County Nov 11, 2021

Please Read Carefully

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PO #	
Order #	12052648
Placement	Countian St. Louis (MO) Government Hearings and Minutes
Schedule	11/11/2021 - 11/11/2021
# of Times	1 inserts
Base Charge*	37.12
Add'l Charges/Disc*	0.00
Payment Amount	0.00
TOTAL:	37.12
(Not an Invoice)	

ORDER KEYWORDS:

NOTICE OF PUBLIC HEARING
NOTICE IS HEREBY GIVEN THAT
THE CITY COUNCIL OF UNIVERSITY
CITY WILL HOLD A PUBLIC
HEARING ON MONDAY, NOVEMBER
22, 2021 AT 6:30 PM IN THE 5TH
FLOOR COUNCIL CHAMBERS OF
CITY HALL, 6801 DELMAR
BOULEVARD, TO CONSIDER THE
APPLICATION

Anchor Rate:	\$37.12
Subsequent Rate:	\$0.00

***Changes to this order may result in pricing changes.**



**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**

NUMBER: <i>For City Clerk Use</i>	CA20211122-01
--------------------------------------	---------------

SUBJECT/TITLE:
EMS/Training Officer response vehicle

REQUESTED BY: William Hinson	DEPARTMENT / WARD Fire / All Wards
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AGENDA SECTION: Consent Agenda	CAN ITEM BE RESCHEDULED? yes
--	--

CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION:
The City Manager recommends approval of the purchase of a Ram 1500 Big Horn to replace the current 2014 Tahoe with 200,000 miles and no longer reliable for emergency response.

FISCAL IMPACT:
This is a budgeted Capital Outlay item for FY 22 at \$36,720. Due to inflation, the price has increased by \$3,996. The difference can be made up from the insurance recovery money.

AMOUNT: \$40,716	ACCOUNT No.: 15-35-90-8200
----------------------------	--------------------------------------

FROM FUND: Fund 15	TO FUND: Fund 15
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EXPLANATION:
The purchase is budgeted for \$36,716. Due to inflation the current cost on state bid is \$40,716. The additional funds may be taken from the remaining insurance recovery monies left over from the ladder truck purchase.

STAFF COMMENTS AND BACKGROUND INFORMATION:
The 2014 Tahoe due for replacement has had the engine rebuilt once and is currently out of service for a possible 2nd engine rebuild. The new Ram would eliminate the lack of reliability and allow the training officer to transport training props without the need to change vehicles or borrow a trailer.

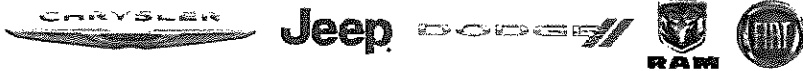
CIP No.	Fire 222-03
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RELATED ITEMS / ATTACHMENTS:
State bid sheet from Lou Fusz Chrysler, Jeep, Dodge dealer.

LIST CITY COUNCIL GOALS (S):
To maintain a top notch reliable fleet for rapid and safe emergency response of personnel.

RESPECTFULLY SUBMITTED: City Manager, Gregroy Rose	MEETING DATE: November 22, 2021
--	---

LOU FUSZ



A division of the Lou Fusz Automotive Network

9/27/21

Vehicle Proposal for the City of University City, MO

Proposal is for 1 Ram 1500 Big Horn 4X4 144.5 inch wheelbase with a 5'7" bed

Vehicle will be Patriot Blue or White with the 3.6L V6 eTorque Engine

Optional Equipment on the truck will include:

Trailer Tow Equipment – trailer brake control, power tt mirrors, hitch

Big Horn Level 2 Equipment Group

Remote Start System

Rear Underseat Compartment Storage

Anti-Spin Differential Rear Axle

33 Gallon Fuel Tank

U-connect 4C and 8.4" Display

Pick-up Box Lighting

3:55 Rear Axle Ration

Price of the vehicle is \$39,288

Option 1: Add Retractable Bed Cover (Roll-n-Lock) \$1,428

Price with Options: \$40,716

Submitted By:

Eric Hinson
Commercial/Fleet Manager

CITY OF UNIVERSITY CITY COUNCIL MEETING

AGENDA ITEM



NUMBER: <i>For City Clerk Use</i>	CA20211122-02
--------------------------------------	---------------

SUBJECT/TITLE: Insurance Recovery Money for Truck Equipment and Tools			
REQUESTED BY: William Hinson		DEPARTMENT / WARD Fire / All Wards	
AGENDA SECTION:	Consent Agenda	CAN ITEM BE RESCHEDULED?	yes
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: The City Manager recommends approval of insurance funds from the insurance claim on 2624, to purchase equipment and tools for the new pumper due to arrive in July 2022.			
FISCAL IMPACT: \$134,453.37 remains from the claim payed out on 2624.			
AMOUNT:	up to \$134,453	ACCOUNT No.:	15-35-90-8200
FROM FUND:	Fund 15 reserves	TO FUND:	Fund 15
EXPLANATION: When 2624 was totaled. The insurance payed out \$325,456. The Fire Dept. purchased a ladder truck from Community Fire for \$175,000. \$16,002.63 used to ready the truck for service, leaving a remaining balance of \$134,453.37. Requesting this money to be used to outfit the new pumper with needed equipment.			
STAFF COMMENTS AND BACKGROUND INFORMATION: The purchase of equipment for the new truck allows all trucks to be fully equipped and ready to be used at any time. Without the purchase of new equipment, current equipment will have to be moved from truck to truck as needed.			
CIP No.			
RELATED ITEMS / ATTACHMENTS: No related attachments			
LIST CITY COUNCIL GOALS (5): To maintain a top notch reliable fleet for rapid and safe emergency response of personnel.			
RESPECTFULLY SUBMITTED:	City Manager, Gregroy Rose	MEETING DATE:	November 22, 2021



**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**

NUMBER: <i>For City Clerk Use</i>	CA20211122-03
--------------------------------------	---------------

SUBJECT/TITLE: Golf Programming Services Agreement			
REQUESTED BY: Darren Dunkle		DEPARTMENT / WARD Parks/All	
AGENDA SECTION:	Consent	CAN ITEM BE RESCHEDULED?	Yes
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: City Manager recommends approval of the agreement with St. Louis Golf Lessons and authorization for the City Manager to execute the contract contained in Council's packet.			
FISCAL IMPACT: None.			
AMOUNT:		ACCOUNT No.:	
FROM FUND:		TO FUND:	
EXPLANATION: Parks Commission recommends the approval of the Golf Programming Services Agreement.			

STAFF COMMENTS AND BACKGROUND INFORMATION: In reviewing our operations over the past two years, staff has determined that there is need that exists for lessons and programming for both youth and adults alike that is far more encompassing than what we are able to effectively provide through the Golf Manager alone. As such, staff has identified the need to contract out Golf Programming Services for lessons and programs.
--

CIP No.	
RELATED ITEMS / ATTACHMENTS: 1. Golf Programming Agreement	

LIST CITY COUNCIL GOALS (S):			
RESPECTFULLY SUBMITTED:	City Manager, Gregory Rose	MEETING DATE:	November 22, 2021

GOLF PROGRAMMING AGREEMENT

This Golf Programming Agreement ("Agreement") is entered into and made this ____ day of _____, 2021, by and between St. Louis Golf Lessons, a Missouri corporation, and the City of University City, Missouri ("City"), a Missouri municipal corporation.

NOW, THEREFORE, in consideration of the mutual covenants contained herein, St. Louis Golf Lessons and the City agree as follows:

CITY

1. St. Louis Golf Lessons is given the exclusive right to provide private lessons (paid instruction to individuals or groups) and youth and adult programming (Camps, Classes, and Clinics), ("Services") at the Ruth Park Golf Course – Driving Range and other approved areas as set forth below; however, the City of University City expressly reserves the right to give permission to schools and/or other non-profit groups who have a use contract with the City to provide their own lessons/instruction to their student athletes at the Ruth Park Golf Course – Driving Range and elsewhere. Such activity shall be coordinated with the City and St. Louis Golf Lessons so as to minimize any disruptions.

The Services shall be provided as follows: 2021- November through December 31st, with the City's option to pick up two additional years (2022 - January 1st through December 31st; 2023 - January 1st through December 31st) on an annual basis under the same terms and conditions.

2. The City agrees to provide St. Louis Golf Lessons an opportunity to provide a link to its website for Services provided at Ruth Park Golf Course.
3. The City agrees to provide St. Louis Golf Lessons an opportunity to provide marketing materials and signage at the Ruth Park Golf Course at its own expense and must be approved by the City before posting or placement.
4. The City agrees to allow St. Louis Golf Lessons access to the Ruth Park Golf Course -Driving Range for mutually agreed upon non-City programming events. It would be St. Louis Golf Lessons' responsibility to collect all registrations and payments for said events. Each participant would be responsible for the purchase of their own driving range golf balls used in conjunction with said programs.

ST. LOUIS GOLF LESSONS

1. St. Louis Golf Lessons shall provide instructors to teach private lessons at the Ruth Park Golf Course at times and dates as mutually agreed upon by both parties. St. Louis Golf Lessons shall collect all registrations and payments for said lessons. Each participant will be responsible for the purchase of their own driving range golf balls used in conjunction with their lessons from the Ruth Park Golf Course.
2. St. Louis Golf Lessons shall provide instructors to teach mutually agreed upon group programming for both youth and adults at the Ruth Park Golf Course at times and dates as mutually agreed upon by both parties. In general, these mutually agreed upon programs shall be conducted in the spring, summer, and fall. St. Louis Golf Lessons shall collect all registrations and payments for said

programming and provide the City with a roster of all participants. St. Louis Golf Lessons shall provide the City with twenty (20%) of all revenues generated by each participant. Said revenues and rosters shall be submitted to the City at the conclusion of each program session. Furthermore, each participant will be responsible for the purchase of their own driving range golf balls, greens and cart fees and any other fees that may be used in conjunction with each program from the Ruth Park Golf Course.

3. St. Louis Golf Lessons shall provide all equipment and supplies necessary to conduct the Services as outlined in this Agreement.
4. St. Louis Golf Lessons shall be provided the opportunity and right to conduct club fittings.
5. St. Louis Golf Lessons shall act as an independent contractor, and nothing in this Agreement shall be interpreted to create any employment, partnership, or joint venture relationship.
6. St. Louis Golf Lessons shall indemnify and hold harmless the City and its officers, directors, employees, and agents from and against all claims, costs, losses, and damages arising out of or relating to the performance of the Services.
7. St. Louis Golf Lessons agrees to provide a one (1) million-dollar Certificate of Liability and Endorsement Page and name the City of University City as additional insured.
8. St. Louis Golf Lessons agrees to provide the City with valid background checks on all instructors providing Services at the Ruth Park Golf Course.
9. St. Louis Golf Lessons shall comply with all driving range and golf course rules and regulations.
10. St. Louis Golf Lessons shall comply with all City, local, state, and federal laws, rules, and regulations applicable to this Agreement.

This Agreement shall be subject to termination by the City in the event of sale or destruction of the facilities; because of misfeasance or malfeasance by the operator; or because of reasons related to public health and safety. The City may also terminate this Agreement for repeated noncompliance with requirements as set forth and specified in this Agreement. The City reserves the right to terminate the Agreement for any reason with a thirty (30) day written notice.

The City also reserves the right, by the Agreement to cancel any part or all of the same for failure by St. Louis Golf Lessons to follow terms of said Agreement. All licensing, health and safety standards and regulations required by ordinances of the City of University City, St. Louis County, State of Missouri, or federal laws will be required of St. Louis Golf Lessons.

This Agreement and all of the covenants hereof shall insure to the benefit of and be binding upon the City and St. Louis Golf Lessons' respectively and their partners, successors, assigns and legal representatives. Neither the City nor St. Louis Golf Lessons shall have the right to assign, transfer, or sublet their interests or obligation hereunder without consent of the other party.

This Agreement constitutes the entire agreement between the parties with regard to its subject matter, supersedes all previous agreements on this subject matter, and may be modified only by written agreement of the parties, and shall be governed by the laws of the City of University City and the State of Missouri.

This Agreement shall be administered by the City Manager and the Director of Parks, Recreation and Forestry or their designees, and St. Louis Golf Lessons shall work cooperatively with them at all times.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement.

Attest:

Title: _____

By (signature): _____

Contractor (print): _____

Date: _____

(SEAL)

Attest:

By: _____
City Clerk

Date: _____

CITY OF UNIVERSITY CITY

CITY OF UNIVERSITY CITY

By: _____
City Attorney

By: _____
City Manager

Date: _____

Date: _____



**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**

NUMBER: <i>For City Clerk Use</i>	CA20211122-04
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SUBJECT/TITLE: Americans with Disabilities Act (ADA)-compliant Curb Ramp Designs Contract Approval			
REQUESTED BY: Sinan Alpaslan		DEPARTMENT / WARD Public Works/All Wards	
AGENDA SECTION:	Consent Agenda	CAN ITEM BE RESCHEDULED?	Yes
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: Approval to enter into contract with the Consultant (Terra Engineering, LTD) for design services.			
FISCAL IMPACT: Project is part of the streets maintenance capital improvement program budget for FY2022			
AMOUNT:	\$47,570.00	ACCOUNT No.:	12-40-90-8060
FROM FUND:	Capital Improvements Sales Tax Fund	TO FUND:	
EXPLANATION: Design of curb ramps is needed for compliance outlined in the Americans with Disabilities Act (ADA). The City budgets funds each year to upgrade curb ramps on streets planned to be resurfaced in upcoming fiscal years. Due to the strict regulations for curb ramp construction, the City provides contractors with detailed engineering curb ramp design drawings. The sheer volume of curb ramp designs and efficiency with which to perform the work in order to meet the construction program timelines require assistance from qualified consulting firms.			
STAFF COMMENTS AND BACKGROUND INFORMATION: From the MoDOT pre-qualified consultant list, City staff selected Terra Engineering, LTD. with previous experience with performing engineering services on the design of ADA compliant curb ramps at various locations in University City. The Engineering Services Contract with Terra Engineering, LTD. provides a maximum compensation of \$47,570 for the design of 13 intersections in preparation for the Sidewalk and Curb Replacement Project in fiscal year 2022.			
CIP No.	PWST22/26-01		
RELATED ITEMS / ATTACHMENTS: Draft Fee Proposal from Terra Engineering, Ltd.			
LIST CITY COUNCIL GOALS (S): Comply with regulation and improve pedestrian mobility and accessibility on roads in the maintenance construction program.			
RESPECTFULLY SUBMITTED:	Gregory Rose, City Manager	MEETING DATE:	11/22/2021



November 8, 2021

Mr. Errol Tate
Senior Public Works-Parks Manager
City of University City
6801 Delmar Boulevard
University City, MO 63130
T: 314.505.8571
F: 314.338.7825
E: etate@ucitymo.org

Re: 2021 ADA Ramp Replacements
Various Locations – University City, Missouri
Proposal for Civil Engineering Services

Dear Mr. Tate:

Thank you for allowing us to put together a contract proposal for you on this project. Per your request, we provide the following proposal to the City of University City (“Client”) for the survey and civil engineering services associated with the 2021 ADA ramp replacements at various locations throughout the City of University City.

This fee proposal is based on your request for proposal (RFP) received October 14, 2021, our conversations thereafter, documentation provided to date, our field visit, our research to date concerning the subject locations, and our understanding of codes in effect as of this date.

The work to be undertaken is to evaluate and develop design plans for the replacement of intersection curb ramps located throughout the City of University City which have been deemed deficient and need design plans for replacement. The intersection locations to be included and evaluated in the design include the following thirteen (13) intersections with an estimated number of corners which may be needed at each intersection. This proposal assumes work will be limited to the following intersections and corners. Note that the term “crossing” is being used for scoping purposes to indicate designated crosswalk locations bounded with compliant curb ramps on both sides.

1. Blackberry Avenue & Briarwood Lane, T intersection –1 crossing (Briarwood). No crossing to be installed on Blackberry.
 - A. NW corner
 - B. NE corner
2. Blackberry Avenue & Jeanerette Drive, T intersection – 1 crossing (Jeanerette). No crossing to be installed on Blackberry.
 - A. NW corner
 - B. NE corner

3. Blackberry Avenue & Saxony Court, T intersection – 2 crossings (one crossing for Saxony and one for Blackberry). The Blackberry crossing may be either on the east leg or the west leg, depending on the intersection constraints.
 - A. SW corner
 - B. SE Corner
 - C. NE or NW quadrant
4. Blackberry Avenue & Wilner Drive, T intersection – 1 crossing (Wilner). No crossing to be installed on Blackberry.
 - A. SW corner
 - B. SE Corner
5. Blackberry Avenue & Blackberry Place, T intersection – 2 crossings (one crossing for Blackberry Ave and one for Blackberry Place). The Blackberry Avenue will ideally be on the west leg of the intersection to be closer to the park.
 - A. NW corner
 - B. NE corner
 - C. SW quadrant
6. Blackberry Avenue & Greenshire Court, T intersection – 1 crossing. No crossing to be installed on Blackberry.
 - A. SW corner
 - B. SE Corner
7. Blackberry Avenue & Mulberry Lane, T intersection – 2 crossings (one crossing for Mulberry and one for Blackberry). The Blackberry crossing will most likely be on the west leg of the intersection due to the retaining wall in the northeast quadrant, but the final proposed location can be determined after evaluating the intersection constraints.
 - A. NW corner
 - B. NE corner
 - C. SW quadrant
8. Kingsbury Boulevard & Mission Court – 4 crossings
 - A. SW corner
 - B. Ramps within island: west side and east side
 - C. SE Corner (at the existing location of the sidewalk that continues to the southeast)
 - D. NW quadrant
9. Kingsbury Boulevard & West Point Court – 4 crossings. As discussed with the City, curb ramp installation in the northwest corner of this intersection would require retaining walls. This complex location (northwest corner) is excluded from the scope of this contract. The pedestrian access route will utilize other nearby crossings. Additionally, the topographical survey at these locations will be evaluated to determine whether the existing ramps are compliant per current standards. If they are compliant, there is no need to design new ramps.
 - A. SW corner (two ramps, far apart)
 - B. SE corner (two ramps, far apart)
 - C. NE corner (two ramps, far apart)
 - D. Island east side + Island south side
10. Julian Avenue & Ursula Avenue (T intersection) – 2 crossings (one crossing for Julian and one for Ursula). Note that the presence of a driveway in the northwest corner increases the

complexity of this design. The only reasonable solution may be a crossing on the west leg west of the driveway and a crossing on the north side north of the inlets.

- A. NW corner
- B. SW corner
- C. NE (or SE) quadrant

11. Corbitt Avenue & Purcell Avenue – 4 crossings

- A. NE corner
- B. NW corner
- C. SE Corner
- D. SW corner

12. Corbitt Avenue & Partridge Avenue – 2 crossings. Note that an initial review of this location indicates that compliance will may require retaining wall modification and right-of-way takes or installation of a curb extension in the northeast quadrant. Preliminary design concepts will be shared with the City for concurrence prior to finalizing the design. Retaining wall design/plans, boundary survey and right-of-way plats are excluded from this scope. The design and plans for a modified retaining wall may be added as an optional service.

- A. NE corner
- B. SE Corner
- C. SW quadrant

13. Melrose Avenue & Partridge Avenue – 2 crossings

- A. NW quadrant
- B. NE corner
- C. SE corner

The City has outdated designs for the following intersections with Blackberry: Briarwood, Greenshire, Mulberry, Wilner and Jeanerette. The designs were not installed. City will provide these designs to TERRA for reference.

TERRA's cost proposal for this design makes several assumptions when estimating the costs to provide the design work for the project. The assumptions are as follows:

- The project will consist of curb ramp design serving twenty-eight (28) crossings at the thirteen (13) intersections described above.
- The ramp designs will vary in complexity of the design needed to bring the corner into compliance with Americans with Disabilities Act (ADA) requirements and based on the Public Rights-of-Way Accessibility Guidelines (PROWAG) provided by the United States Access Board which are effective as of the date of this agreement.

A specific list of scope of work and anticipate deliverables is listed below.

SCOPE OF WORK/ANTICIPATED DELIVERABLES

1. Civil Engineering and Survey

A. Preliminary Design

- i. Attend up to three (3) virtual project meetings with the City. Conduct the remainder of meetings/coordination via phone and e-mail.

- ii. Request a Missouri One Call System design search and coordinate with utility companies to solicit utility records of the area.
 - a. Please note this retrieval process sometimes takes 4-6 weeks
 - iii. Review codes and ordinances in effect for the design.
 - iv. Review City, State, national standards in effect for the design.
- B. Data Collection
- i. Topographic Survey
 - a. Elevations will be referenced to the St. Louis County Benchmark System. Benchmarks used will be referenced.
 - b. Spot elevations at representative intervals at center of street, edge of pavement, gutter flowline, back of curb, front and back of sidewalk, and property line.
 - c. Spot elevations at representative intervals at alleys, driveways, walks, paths, roadway pavement, and other found items useful for design.
 - d. Plotted location of street markings (i.e., lane striping, stop bars, crosswalks)
 - e. Plotted location of all trees and large shrubs approximately 4" dia. and larger
 - f. Visible utilities and drainage structures will be located, rim and invert elevations, along with pipe size and direction will be shown. Per OSHA regulations, survey personnel will not enter any confined space. Survey will be performed from ground level. Utility lines will be drawn on survey as visible and as noted in utility record documentation or other records provided by Client.
 - g. The drawing will include a legend of the symbols and abbreviations used.
 - ii. Storm sewer structures within the project limits that may conflict with proposed improvements will be mapped for general information.
 - iii. Photo documentation of existing conditions will be collected.
 - iv. Deliverable to be included within the Construction Drawings
 - a. Topographic Survey for corners of each intersection
- C. Engineering & Design Development
- i. Attend coordination meetings (limit 3, virtual) and conduct the remainder of coordination via phone and e-mail.
 - a. TERRA will complete a detailed design of the corner ramps, presented at 1"=5' scale for ANSI D plan sheets
 - ii. Prepare and Provide Deliverables
 - a. Summary of Quantities
 - b. Engineer's estimate of probable cost
 - c. Develop, prepare, and assemble Construction Drawings
 - (a) Title Sheet with index
 - (b) Construction Notes, legend
 - (c) Summary of Quantities
 - (d) Details
 - (e) Intersection overview sketches (location map)
 - (f) Detailed Ramp Designs
 - (g) Standards
 - d. Develop, prepare, and assemble Project Specific Specifications
 - (a) The following Specifications Sections are included in the Scope of Work:
 - (i) Section 3.0 – Job Special Provisions
 - (ii) Section 5.0 – Location Maps
 - (iii) Section 6.0 – Drawings (List of)
 - iii. Deliverable Documents
 - a. Final Design Deliverable shall include the following documents:

- (a) Engineer's estimate of probable cost
 - (b) Construction Drawings
 - (c) Project Specific Specifications
 - (i) Section 3.0 Job Special Provisions
 - (ii) Section 5.0 Locations
 - (iii) Section 6.0 Drawings list
 - b. One (1) paper copy of the deliverable documents will be provided, if requested by the Client
 - c. All deliverable documents will be provided in the appropriate following electronic formats: Microsoft Word, Microsoft Excel, PDF
 - d. If desired, electronic CAD files can be provided upon request and receipt of TERRA's electronic file transfer waiver.
- 2. Additional Services (Provided at Extra cost, if required) – No work will be done in these areas without prior consultation with the City of University City.
 - A. Survey
 - i. Boundary Survey
 - a. The property boundary lines will be shown with record and measured dimensions, line calls included in the legal description will be noted on the plat.
 - b. TERRA's team will research and obtain recorded documents for the subject parcel(s) through public access to the County Recorder's Office, and the information will be indicated on the Survey as required. Please note, TERRA does not certify ownership of the subject property, or that all easements, dedications, or vacations have been referenced without a current title commitment/search. Should the client wish TERRA to obtain a current title search, please let us know and we will provide as a reimbursable to our contract.
 - c. Monuments will be set to reference the property boundaries and the type and location called out on the plat.
 - d. The area of the property will be shown.
 - e. Improvements to the property will be shown and fences and buildings will be dimensioned to the property lines
 - f. Encroachments will be shown and dimensioned to the property lines.
 - g. The surveyor will sign and seal each drawing and certify that the information contained in the drawing is true and accurately indicated.
 - h. A legend of symbols and abbreviations used will be on the drawing.
 - B. Additional Design
 - i. Design for additional intersections or corners not listed above can be added to the contract. Pricing for additional design may be location specific.
 - ii. TERRA may seek additional compensation where design standards extend construction limits beyond the foreseeable limits. Examples of such may include where extensive pavement, grading, or driveway replacement are required. All efforts to reduce construction limits will be exercised as allowed by the governing design standards.
 - C. Additional Specifications
 - i. Develop, prepare, and assemble Non-Project Specific Specifications
 - (a) Section 1.0 – Bidding Documents (which includes sections 1.1-1.8)
 - (b) Section 2.0 – Condition of Contract
 - (c) Section 4.0 – St. Louis County Annual Wage Rates

LIMIT OF SERVICES / ASSUMPTIONS

1. A proposal for the following will be provided if requested as these items are currently excluded:
 - A. Surveying:
 - i. Title Search
 - ii. Plats of Easement, Subdivision, Consolidation and/or Vacation
 - iii. Surveyed As-Builts
 - iv. Construction Layout
 - B. Traffic Engineering
 - C. Structural Engineering
 - D. Hydraulic Engineering
 - E. Landscape Architecture
 - F. Multi-phase design or construction plans
 - G. Permitting through Highway Department(s)
 - H. Graphic Information System (GIS) analysis
2. This scope of work is based on documents available as of this date.
3. The survey scope of services and fee herein assumes both Boundary and Topographic Surveys are conducted simultaneously. Should these be requested at different times, fee adjustments will be required.
4. The fees herein do not include permitting fees as may be required.
5. Additional meetings attendance and site visits conducted beyond the scope of services shall be billed on a time/material basis in accordance with hourly fee schedule.

SCHEDULE

Upon agreement on scope of work and receipt of signed fee proposal, TERRA will schedule a kick-off meeting with the City and order the MO One Call Locates. TERRA will commence with the Scope of Work soon after the Kick-off meeting.

The City has requested that TERRA provide 100% plans and specifications for review by February 15, 2022. The City will review and provide comments, if any. TERRA will address the City's comments and provide final documents with a target date of March 1, 2022.

Adjustments to schedule or the additional of milestone deliverables may result in additional services.

COMPENSATION

TERRA offers the above services at the fees outlined below:

1. Preliminary Design	\$6,640.00
2. Data Collection	\$9,140.00
3. Engineering & Design Development	\$31,790.00
TOTAL NOT TO EXCEED:	\$47,570.00

November 8, 2021

ADDITIONAL SERVICES

Pricing is based on the assumptions listed in the scope in regard to anticipated design and effort for each location. Changes to completed survey, design, or documents due to revised input or direction, change of project limits or scope and preparation of additional drawings shall be invoiced as an Additional Service. Work will not be performed without your expressed, written consent. Estimates for additional services will be provided upon your request.

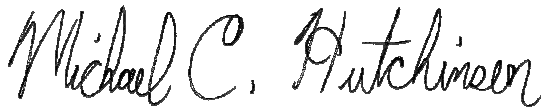
ACCEPTANCE

This proposal, with the signature of the appropriate personnel, constitutes acceptance of fee and terms as stated herein. Please return one copy of the signed proposal to me as authorization to begin work.

If you have any questions or need clarification on any of the above, please do not hesitate to call. We look forward to working with you on this project and appreciate you contracting us for services.

Sincerely yours,

TERRA ENGINEERING, LTD.



M. Chris Hutchinson, P.E., PTOE
Senior Transportation Engineer

Cc: George Ghareeb, P.E. - Vice President – TERRA
Eric Therkildsen, P.E. - Associate Vice President - TERRA

ACCEPTED BY

Date: _____

Printed name: _____

Signed name: _____

Title: _____

BILLING AND PAYMENT

Billing and payment shall be in accordance with the fee proposal as noted in the Compensation schedule of this proposal. Scope of services under a fixed fee basis shall be billed upon fulfillment and/or percentage of the completed task. Scope of services under a time and material basis shall be billed per unit rate as services are performed.

1. Timing/Format
 - A. Invoices shall be submitted monthly for Services completed at the time of billing and are due upon receipt, unless negotiated otherwise with Terra Engineering. Invoices shall be considered past due if not paid within 30 calendar days of the due date. Such invoices shall be prepared in a form supported by documentation as Client may reasonably require.
 - B. If payment in full is not received by TERRA Engineering within 30 calendar days of the due date, invoices shall bear interest at one-and-one-half (1.5) percent of the past due amount per month, which shall be calculated from the invoice due date.
 - C. If the Client fails to make payments within 30 calendar days of due date or otherwise is in breach of this Agreement, TERRA Engineering may suspend performance of services upon seven (7) calendar days' notice to the Client. TERRA Engineering shall have no liability whatsoever to the Client for any costs or damages as a result of suspension caused by any breach of this Agreement by the Client. Upon payment in full by the Client, TERRA Engineering shall resume services under this Agreement, and the time schedule and compensation shall be equitably adjusted to compensate for the period of suspension plus any other reasonable time and expense necessary for TERRA Engineering to resume performance.
2. Billing Records
 - A. TERRA Engineering shall maintain accounting records of its costs in accordance with generally accepted practices. Access to such records will be provided during normal business hours with reasonable notice during the term of this Agreement and for 3 years after completion.

STANDARD TERMS AND CONDITIONS

1. STANDARD OF CARE. Services shall be performed in accordance with the standard of professional practice ordinarily exercised by the applicable profession at the time and within the locality where the services are performed. No warranty or guarantee, express or implied is provided, including warranties or guarantees contained in any uniform commercial code.
2. CHANGE OF SCOPE. The scope of Services set forth in this Agreement is based on facts known at the time of execution of this Agreement, including, if applicable, information supplied by TERRA Engineering and Client. TERRA Engineering will promptly notify Client of any perceived changes of scope in writing and the parties shall negotiate modifications to this Agreement.
3. DELAYS. If events beyond the control of TERRA Engineering, including, but not limited to, fire, flood, explosion, riot, strike, war, process shutdown, act of God or the public enemy, and act or regulation of any government agency, result in delay to any schedule established in this Agreement, such schedule shall be extended for a period equal to the delay. In the event such delay exceeds 90 days, TERRA Engineering shall be entitled to an equitable adjustment in compensation and extension of time.
4. TERMINATION/SUSPENSION. Either party may terminate this Agreement upon 30 days written notice to the other party in the event of substantial failure by the other party to perform in accordance with its obligations under this Agreement through no fault of the terminating party. Client shall pay TERRA Engineering for all Services, including profit relating thereto, rendered prior to termination, plus any expenses of termination.
5. REUSE OF INSTRUMENTS OF SERVICE. All reports, drawings, specifications, computer data, field data notes and other documents prepared by TERRA Engineering as instruments of service shall remain the property of TERRA Engineering. TERRA Engineering shall retain all common law, statutory and other reserved rights, including the copyright thereto. Reuse of any instruments of service including electronic media, for any purpose other than that for which such documents or deliverables were originally prepared, or alteration of such documents or deliverables without written authorization or adaptation by TERRA Engineering for the specific purpose intended, shall be at Client's sole risk.
6. ELECTRONIC MEDIA. Electronic files furnished by either party shall be subject to an acceptance period of 30 days during which the receiving party agrees to perform appropriate acceptance tests. The party furnishing the electronic file shall correct any discrepancies or errors detected and reported within the

acceptance period. After the acceptance period, the electronic files shall be deemed to be accepted and neither party shall have any obligation to correct errors or maintain electronic files. In the event of a conflict between the signed construction documents prepared by TERRA Engineering and electronic files, the signed or sealed hard-copy construction documents shall govern. Under no circumstances shall delivery of electronic files for use by Client be deemed a sale by TERRA Engineering and TERRA Engineering makes no warranties, either express or implied, of merchantability and fitness for any particular purpose. In no event shall TERRA Engineering be liable for indirect or consequential damages as a result of the Client's use or reuse of the electronic files.

7. **OPINIONS OF CONSTRUCTION COST.** Any opinion of construction costs prepared by TERRA Engineering is supplied for the general guidance of the Client only. Since TERRA Engineering has no control over competitive bidding or market conditions, TERRA Engineering cannot guarantee the accuracy of such opinions as compared to contract bids or actual costs to Client.
8. **SAFETY.** TERRA Engineering shall establish and maintain programs and procedures for the safety of its employees. TERRA Engineering specifically disclaims any authority or responsibility for general job site safety and safety of persons other than TERRA Engineering employees.
9. **RELATIONSHIP WITH CONTRACTORS.** TERRA Engineering shall serve as Client's professional representative for the Services, and may make recommendations to Client concerning actions relating to Client's contractors, but TERRA Engineering specifically disclaims any authority to direct or supervise the means, methods, techniques, sequences or procedures of construction selected by Client's contractors.
10. **THIRD PARTY CLAIMS:** This Agreement does not create any right or benefit for parties other than TERRA Engineering and Client.
11. **MODIFICATION.** This Agreement, upon execution by both parties hereto, can be modified only by a written instrument signed by both parties.
12. **PROPRIETARY INFORMATION.** Information relating to the Project, unless in the public domain, shall be kept confidential by TERRA Engineering and shall not be made available to third parties without written consent of Client, unless so required by court order.
13. **INSURANCE.** TERRA Engineering will maintain insurance coverage for Professional, Comprehensive General, Automobile, Worker's Compensation and Employer's Liability in amounts in accordance with legal, and TERRA Engineering business requirements. Certificates evidencing such coverage will be provided to Client upon request. For projects involving construction, Client agrees to require its construction contractor, if any, to include TERRA Engineering as an additional insured on its commercial general liability policy relating to the Project, and such coverages shall be primary.
14. **INDEMNITIES.** TERRA Engineering agrees, to the fullest extent permitted by law, to indemnify and hold harmless the Client, its officers, directors and employees against all damages, liabilities or costs, including reasonable attorneys' fees and defense costs, to the extent caused by TERRA Engineering's negligent performance of professional services under this Agreement and that of its subconsultants or anyone for whom TERRA Engineering is legally liable. The Client agrees, to the fullest extent permitted by law, to indemnify and hold harmless TERRA Engineering, its officers, directors, employees and subconsultants against all damages, liabilities or costs, including reasonable attorneys' fees and defense costs, to the extent caused by the Client's negligent acts in connection with the Project and that of its contractors, subcontractors or consultants or anyone for whom the Client is legally liable. Neither the Client nor TERRA Engineering shall be obligated to indemnify the other party in any manner whatsoever for the other party's own negligence.
15. **LIMITATIONS OF LIABILITY.** No employee or agent of TERRA Engineering shall have individual liability to Client. Client agrees that, to the fullest extent permitted by law, TERRA Engineering's total liability to Client for any and all injuries, claims, losses, expenses or damages whatsoever arising out of or in any way related to the Project or this Agreement from any causes including, but not limited to, TERRA Engineering's negligence, error, omissions, strict liability, or breach of contract shall not exceed the total compensation covered by TERRA Engineering's professional liability insurance.
16. **ACCESS.** Client shall provide TERRA Engineering safe access to the project site necessary for the performance of the services.

17. **ASSIGNMENT.** The rights and obligations of this Agreement cannot be assigned by either party without written permission of the other party. This Agreement shall be binding upon and insure to the benefit of any permitted assigns.
18. **HAZARDOUS MATERIALS.** TERRA Engineering and TERRA Engineering's consultants shall have no responsibility for discovery, presence, handling, removal or disposal of or exposure of persons to hazardous materials in any form at the project site, including but not limited to asbestos, asbestos products, polychlorinated biphenyl (PCB) or other toxic substances. If required by law, the client shall accomplish all necessary inspections and testing to determine the type and extent, if any, of hazardous materials at the project site. Prior to the start of services, or at the earliest time such information is learned, it shall be the duty of the Client to advise TERRA Engineering (in writing) of any known or suspected hazardous materials. Removal and proper disposal of all hazardous materials shall be the responsibility of the Client.
19. **REMODELING AND RENOVATION.** For TERRA Engineering's services provided to assist the Client in making changes to an existing facility, the Client shall furnish documentation and information upon which TERRA Engineering may rely for its accuracy and completeness. Unless specifically authorized or confirmed in writing by the Client, TERRA Engineering shall not be required to perform, or have others perform, destructive testing or to investigate concealed or unknown conditions. The Client shall indemnify and hold harmless TERRA Engineering, TERRA Engineering's consultants, and their employees from and against claims, damages, losses and expenses which arise as a result of documentation and information furnished by the Client.
20. **CLIENT'S CONSULTANTS.** Contracts between the Client and other consultants retained by Client for the Project shall require the consultants to coordinate their drawings and other instruments of service with those of TERRA Engineering and to advise TERRA Engineering of any potential conflict. TERRA Engineering shall have no responsibility for the components of the project designed by the Client's consultants. The Client shall indemnify and hold harmless TERRA Engineering, TERRA Engineering's consultants and their employees from and against claims, damages, losses and expenses arising out of services performed for this project by other consultants of the Client.
21. **NO WAIVER.** No waiver by either party of any default by the other party in the performance of any particular section of this Agreement shall invalidate another section of this Agreement or operate as a waiver of any future default, whether like or different in character.
22. **SEVERABILITY.** The various terms, provisions and covenants herein contained shall be deemed to be separate and severable, and the invalidity or unenforceability of any of them shall not affect or impair the validity or enforceability of the remainder.
23. **STATUTE OF LIMITATION.** To the fullest extent permitted by law, parties agree that, except for claims for indemnification, the time period for bringing claims under this Agreement shall expire one year after Project Completion.
24. **DISPUTE RESOLUTION.** If TERRA Engineering employs counsel for advice or other representation: (i) with respect to this Agreement, (ii) to represent TERRA Engineering in any litigation, contest, dispute, suit or proceeding (whether instituted by TERRA Engineering, Client or any other party) in any way or respect relating to this Agreement, or (iii) to enforce Client's obligations there under, then, in any of the foregoing events, all of the reasonable attorneys' fees arising from such services and all expenses, costs and charges in any way or respect arising in connection therewith or relating thereto shall be paid by Client to TERRA Engineering on demand.

SCHEDULE OF HOURLY BILLING RATES			
Terra Engineering, Ltd.			
LABOR CLASSIFICATION	2021	2022	2023
Principal	\$234.00	\$241.02	\$248.25
Sr. Project Manager	\$225.78	\$232.55	\$239.53
Sr. Structural Engineer	\$199.77	\$205.76	\$211.94
Structural Design Engineer	\$97.35	\$100.27	\$103.28
Project Manager	\$166.62	\$171.62	\$176.77
Project Manager - Site	\$151.08	\$155.61	\$160.28
Senior Technical Engineer	\$152.88	\$157.47	\$162.19
Sr. Project Engineer	\$146.31	\$150.70	\$155.22
Assistant Project Manager	\$115.02	\$118.47	\$122.02
Project Engineer	\$111.06	\$114.39	\$117.82
Design Engineer	\$90.54	\$93.26	\$96.05
Sr. Landscape Architect	\$170.19	\$175.30	\$180.55
Landscape Architect	\$115.38	\$118.84	\$122.41
Sr. Landscape Planner	\$105.30	\$108.46	\$111.71
Landscape Designer	\$82.23	\$84.70	\$87.24
GIS Analyst	\$90.87	\$93.60	\$96.40
Assistant Resident Engineer	\$168.03	\$173.07	\$178.26
Sr. Documentation Engineer	\$148.56	\$153.02	\$157.61
Construction Engineer	\$96.63	\$99.53	\$102.51
Construction Inspector	\$100.62	\$103.64	\$106.75
Surveyor	\$119.49	\$123.07	\$126.77
Sr. Traffic Technician	\$90.57	\$93.29	\$96.09
Technician	\$72.87	\$75.06	\$77.31
Traffic Technician	\$42.39	\$43.66	\$44.97
IT & CADD Manager	\$99.51	\$102.50	\$105.57
Sr. CADD Technician	\$98.07	\$101.01	\$104.04
Business Administrator	\$118.56	\$122.12	\$125.78
Administrative Assistant	\$67.56	\$69.59	\$71.67
Intern	\$51.60	\$53.15	\$54.74

Services sub-contracted and reimbursable expenses will be billed to the Owner at invoice. Use of special equipment such as television and sewer cleaning devices, soil density testers, flow meters samplers and dippers, etc., will be charged to the project per the standard equipment rate schedule, which is available upon request.

**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**



NUMBER: <i>For City Clerk Use</i>	CM20211122-01
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SUBJECT/TITLE: Update on the Market at Olive Development			
REQUESTED BY: City Manager Gregory Rose		DEPARTMENT / WARD OCM / All	
AGENDA SECTION:	City Manager's Report	CAN ITEM BE RESCHEDULED?	
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION:			
FISCAL IMPACT:			
AMOUNT:	NA	ACCOUNT No.:	NA
FROM FUND:	NA	TO FUND:	NA
EXPLANATION: This agenda item asks the Mayor and Council to receive an update on the Markets at Olive Development and provide direction.			
STAFF COMMENTS AND BACKGROUND INFORMATION:			
CIP No.			
RELATED ITEMS / ATTACHMENTS:			
LIST CITY COUNCIL GOALS (S):			
RESPECTFULLY SUBMITTED:	City Manager, Gregroy Rose	MEETING DATE:	November 22, 2021



CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM

NUMBER:
For City Clerk Use CM20211122-02

SUBJECT/TITLE:
American Rescue Plan Act (ARPA) Consulting Services Engagement Letter

REQUESTED BY: Keith Cole, Director of Finance DEPARTMENT / WARD: Finance / All

AGENDA SECTION: City Manager's Report CAN ITEM BE RESCHEDULED? Yes

CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION:
City Manager recommends approval of the proposed Consulting Services Engagement Letter from Armanino LLP.

FISCAL IMPACT:
The funds to cover the cost will be taken from the American Rescue Plan Fund Reserves. Proposed annual rate schedule: 2021-\$170 per hour; 2022-\$175 per hour; 2023-\$180 per hour; 2024-\$185 per hour; 2025-\$190 per hour.

AMOUNT: Based on hours incurred ACCOUNT No.: 29-70-91-6010

FROM FUND: Fund 29 - Fund Reserves TO FUND: Fund 29 - Fund Reserves

EXPLANATION:
Armanino will provide services to the City to verify the ARPA funds received, will be used for eligible purposes per the guidelines of the American Rescue Plan Act of 2021.

STAFF COMMENTS AND BACKGROUND INFORMATION:
The City received \$3,447,002 from the State of Missouri as a result of the passage of the American Rescue Plan Act of 2021. Staff will work with the consultant to maintain compliance with the Act.

CIP No.

RELATED ITEMS / ATTACHMENTS:
1. Armanino LLP Consulting Services Engagement Letter

LIST CITY COUNCIL GOALS (S):

RESPECTFULLY SUBMITTED: City Manager, Gregroy Rose MEETING DATE: 11.22.2021

November 1, 2021

Gregory Rose
City Manager
University City
6801 Delmar Blvd.
University City, MO 63130
grose@ucitymo.org

Dear Gregory:

Armanino LLP (“**Armanino**,” “**we**” or “**us**”) is pleased to provide the services described below (the “**Services**”) to University City (“**City**” or “**Client**” or “**you**”). The Services are subject to the terms and conditions of this engagement letter and the Terms & Conditions for Professional Services, located at <http://www.armaninollp.com/professionalservices/MISSOURI> (together, this “**Agreement**”).

SERVICES

We will provide consulting services to the City to verify the funds received by the City are used for eligible purposes per the guidelines of the American Rescue Plan Act of 2021 (ARPA) and other guidelines that may be issued by the Federal Department of Treasury. Current eligible uses of the funds include:

- Revenue replacement to mitigate the loss in revenue for COVID-19-related government services
- Investments in sewage, water and broadband infrastructure
- Premium pay for essential workers
- COVID-19 expenditures
- Economic recovery

We will work with and report to the City Manager, who will provide direction and supervision for this project. This agreement is for the period December 1, 2021 through June 30, 2025 with an option to renew or extend as agreed to by the City and Armanino. As part of the development of the services, we will work with the City Manager to refine the scope of our assistance, expected timeline and deliverables, and budgetary estimates.

Our services will include:

1. Review and provide feedback on the City’s processes to identify, track, and monitor its use of the funds.
2. Review and provide feedback on the City’s internal controls within each process to prevent and detect potential noncompliance, errors, fraud, waste and abuse.
3. Monthly review and evaluate fund use for compliance with the Act, Award Terms and Conditions, Uniform Guidance and other guidelines that may be issued. This may include, but is not limited to, the review of:
 - Financial system reports (e.g., financial statements; general ledger detail; data files; standard or queried reports; etc.)
 - Supporting documents for non-payroll disbursements (e.g., contracts and agreements; requisitions and Purchase Orders; Invoices; third-party billings; capital expenditures for allowable infrastructure, etc.)

- Supporting documents for payroll disbursements (e.g., time sheets; time reports, payroll disbursement reports, etc.)
 - Banking activity (e.g., bank statements, cancelled checks, wires/ACHs, etc.)
 - Other documents as necessary to evaluate the use of funds (e.g., budgetary documents; revenue estimates; analyses on loss revenues; citizen/business applications for assistance; etc.)
4. Review of the Project and Expenditure Reports made by the City to the Department of Treasury and provide feedback on completeness and accuracy.

In addition to review of documentation and support, our review may also include interviews and inquiries of City personnel regarding processes, controls and use of funds, as it relates to the items above.

Our procedures may be adjusted based on further guidance issued by the Federal Department of Treasury.

DELIVERABLES

We will work with the City Manager (or his designee) to determine the timing of reviews, frequency of status updates, and the nature and type of deliverables.

All documents and reports prepared by Armanino are intended solely for the information and internal use by the City. The documents and reports should only be used by or distributed to others as deemed appropriate by the City.

Our Services will not be in accordance with accounting principles generally accepted in the United States of America. The Services are not intended to detect fraud or defalcations. You understand that we will not perform an audit or review of either the business financial statements of any party. Consequently, we will not express an opinion or any other form of assurance on those financial statements. We cannot and do not predict results or final developments in this matter. Our fees are not contingent upon the outcome of this matter.

YOUR RESPONSIBILITIES

We understand that you will provide us with (1) access to all information and personnel that are relevant to our services, (2) additional information that we may request to complete our services, (3) unrestricted access to identified persons within the Client from whom we determine it necessary to obtain evidence and (4) appropriate guidance and oversight from an assigned member of the Client's management. If you do not fulfill these responsibilities, we will communicate in writing that we are unable to satisfactorily complete our services and must withdraw from the engagement.

It should be noted that all documents and reports prepared by Armanino are intended solely for the information and internal use by Client management. The documents and reports should not be used by or distributed to others for any other purposes, except as may be necessary by reason of the regulatory requirements applicable to the Client's business.

ENGAGEMENT ADMINISTRATION; FEES

Ron Steinkamp is the engagement Partner and is responsible for quality assurance. **Keenan McKinney** will be the engagement Director and the City's main point of contact responsible for the overall delivery of

services and will be actively involved in conducting the work as well as responsible for supervising the engagement and directing others to assist as necessary. The engagement Partner and Director will assign work on the engagement to others at our firm, who may include CPAs and other staff and owners who are not CPAs.

Our fees will be charged on a time and materials basis, so the City will only pay for hours incurred at your direction. We have provided a proposed blended annual rate schedule, as follows:

Calendar Year	Blended Hourly Rate
2021	\$170.00
2022	\$175.00
2023	\$180.00
2024	\$185.00
2025	\$190.00

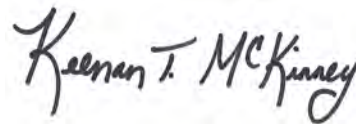
Should circumstances arise that are not contemplated by this arrangement (e.g., significant changes in the scope of an assignment), Armanino will provide an estimate of additional fees requested and the City and Armanino shall agree on the additional fees prior to performing the additional work.

We appreciate the opportunity to be of service to you and believe this Agreement accurately summarizes the terms applicable to the Services. If you have any questions, please let us know. If you agree with the terms of this Agreement, please sign the enclosed copy and return it to us.

Sincerely,



Ron Steinkamp, CPA, CIA, CFE, CRMA, CCA, CCP
 Partner



Keenan McKinney, CIA, CCA
 Senior Manager

THIS AGREEMENT, INCLUDING THE TERMS & CONDITIONS FOR PROFESSIONAL SERVICES LOCATED AT <https://www.armaninollp.com/professionalservices/missouri/>, IS HEREBY APPROVED AND ACCEPTED:

University City

Date: _____

By: _____

Name: _____

Title: _____



**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**

NUMBER: <i>For City Clerk Use</i>	CM20211122-03
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SUBJECT/TITLE: Trail Naming Policy			
REQUESTED BY: Darren Dunkle		DEPARTMENT / WARD Parks/All	
AGENDA SECTION:	City Manager	CAN ITEM BE RESCHEDULED?	Yes
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: City Manager recommends approval of the Trail Naming Policy contained in Council's packet.			
FISCAL IMPACT: None.			
AMOUNT:		ACCOUNT No.:	
FROM FUND:		TO FUND:	
EXPLANATION: This policy provides the City of University City a systematic and consistent approach to naming our assets. This policy addresses unnamed regional and local access trails.			
STAFF COMMENTS AND BACKGROUND INFORMATION: City currently doesn't have a policy regarding the process or adoption of the naming of trails within the City.			
CIP No.			
RELATED ITEMS / ATTACHMENTS: 1. Naming of Trails Policy 2. Trail naming Application			
LIST CITY COUNCIL GOALS (S):			
RESPECTFULLY SUBMITTED:	City Manager, Gregroy Rose	MEETING DATE:	November 22, 2021



<p>University City Parks, Recreation and Forestry</p>

PARK POLICIES AND PROCEDURES	
Naming of Trails	Number: 028
Approved By:	Effective Date:
Page 1 of 3	

I. PURPOSE

University City strives to identify names for regional and local access trails that best reflect the significance of a feature and the community it serves, while also ensuring a worthy and enduring legacy for the City’s parks and recreation system.

The act of naming is significant and meaningful. A name can invoke powerful emotions, create images and help to recall history. The naming of a regional or local access trail is intended to be a permanent act, and therefore should be approached in a thoughtful manner. The name of a regional or local access trail should take into consideration the past, present, and future history of the land, its use, and our relationship to it.

This policy provides the City of University City a systematic and consistent approach to naming our assets. This policy addresses unnamed regional and local access trails.

II. DEFINITIONS

- A. Regional Trails Regional trails that connect University City to adjacent communities or to regionally significant natural features such as rivers and streams.
- B. Local Access Trails trails/paths in parks or contained within a natural area are considered local access trails, not regional trails. The definition is based on length and purpose, rather than on width or material.
- C. Major Donations: a donation of property, goods, or cash generally with no expectation of return. If the gift is contingent upon a special request, it is made subject to a “condition.”

III. REVISION HISTORY

IV. REFERENCES

V. GUIDING PRINCIPLES

Historic Events, People, and Places

History plays an important role in the naming of a regional or local access trail. Historical context can inform a name by honoring the city, its founders, Native American heritage, local landmarks, prominent geographical locations, and natural and geological features.

Outstanding Individuals

The City has benefited, through its evolution, from the contributions made by many outstanding individuals. Honoring these individuals through naming can remind the public of our past, inspire great actions and motivate us to become better stewards. Individuals honored through naming should have contributed significantly to the betterment of the environment, humanity and/or the City of University City.

Major Gifts

The City of University City sometimes benefit from the significant generosity of residents, businesses, and foundations. On occasion, the significance of such donations may warrant the acknowledgement of such a gift by naming.

VI. PROCEDURES AND GUIDELINES

Naming for Historic Events, People, and Places

When a regional or local access trail is associated with or located near events, people, and places of historic, cultural, or social significance, consideration will be given to naming that regional or local access trail after such events, people, and places. In considering such proposals, the relationship of the event, person, or place to the regional or local access trail must be demonstrated through research and documentation.

Naming for Outstanding Individuals

Naming a regional or local access trail for an outstanding individual is encouraged posthumously and where that person's significance and good reputation have been accepted in the City's, State's and/or Nation's history.

When considering the naming of a regional or local access trail after a person, consideration will be given when:

- The person was exceptionally dedicated or demonstrated excellence in service in ways that made a significant contribution to the land, community, the City, State of Missouri, or the

United States.

- The person volunteered and gave extraordinary help or care to individuals, families, or groups, or support to the community.
- The person risked his or her life to save or protect others.

Naming for Major Donations

A significant donation made to the City that adds considerable value to the City may be recognized through naming.

The threshold for considering the naming of a regional or local access trail will include one or more of the following:

- Land for the majority of the site was deeded to the city.
- Contribution of a significant portion of the capital construction costs associated with developing the regional or local access trail.
- Creation of or contribution to an endowment for the continued maintenance and/or programming of the regional or local access trail. The contribution will provide resources to support the effort for a minimum of 20 years.

Other Considerations

- The City reserves the right to determine which amenities fall under this policy-regional or local access trail: names should be consistent with our data management systems.
- Trail segments will be labeled by staff with approval, in a manner that supports the ability of users to navigate safely through the trail system.
- Names that are currently in use will not be considered.
- Names that are discriminatory or derogatory will not be considered.
- We discourage the renaming of an existing asset.
- All graphical representations within our parks system are subject to our design standards.
- The City reserves the right to rename a regional or local access trail if the name is later determined to be inappropriate, incorrect, or offensive.
- Naming regional or local access trails with a company name is not permitted, corporate logos, insignias, brands, or direct advertising text shall not be used.

Requests should contain the following minimum information:

- Name of applicant.
- Proposed name for asset.
- Background/support for proposed name.
- Demonstrated community support for the proposed name.
- Identify interested/impacted stakeholders (who will care about the name?).
- Description/map showing location.
- Include a description/map showing the location of the regional or local access trail.
- If proposing to name a regional or local access trail after an outstanding person, include documentation of that person's contribution to the City's, State's, or Nation's history.

Once the Parks Commission has identified a name, the recommendation will be presented to the City Manager in writing by the supporting staff person. A recommendation from the Commission must have either the full consensus of the Commission or have a 2/3 majority vote in support of the name. The City Manager may solicit feedback from the Parks Commission and/or the public to gain additional information prior to making a recommendation to City Council.

Research

It is essential that any name, especially names referencing individuals and/or families be thoroughly researched. Some suggestions for learning more about the history of a name include:

- Historic Plat Maps and Sanborn Maps.
- Missouri Archives.
- Google Search for online documents or references.
- Library Search for documents or references (ask a research librarian for assistance).
- US Census Archives.
- National Archives: <http://www.archives.gov/index.html>



UNIVERSITY CITY PARKS & TRAILS NAMING NOMINATION FORM

Proposed Name:

Proposal is for:

- Local Access Trail
- Regional Trail

Location of asset to be named, or current name:

Proposal is to honor/commemorate:

- Outstanding Individual
- Historical Events, Places
- Major Gifts

Please complete the following if you are nominating an individual*

Name:

Mailing address:

Date of Birth:

Phone 1:

Phone 2:

Email:

NOMINATION DETAILS:

Please explain why this asset should be considered for the name proposed. Add additional pages if necessary.

Nominator's Information

Name:

Phone 1:

Email:

Mailing address

Phone 2:

Affiliation to the nominee or site:

SUPPORTING DOCUMENTS

Please include supporting documents to such as pictures, news articles, awards, certificates, letters of support or commendation, etc. along with the application. Applications may be mail to: Attention Darren Dunkle, University City Parks, Recreation and Forestry , 6801 Delmar Blvd., University City, MO 63130, or emailed to ddunkle@ucitymo.org

I consent to the information contained in this application to be used for the purpose of allowing the City of University to receive input into the proposed naming. The information collected will be used as part of the Park and Trail Naming Policy for Parks, Trails, Facilities and Assets.

Signature: _____ Date: _____



**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**

NUMBER: <i>For City Clerk Use</i>	UB20211122-01
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SUBJECT/TITLE: Crown Center Redevelopment Plan			
REQUESTED BY: Brooke A. Smith		DEPARTMENT / WARD Planning and Development	
AGENDA SECTION:	Unfinished Bus - Bill No. 9448	CAN ITEM BE RESCHEDULED?	No
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: City Manager recommends approval			
FISCAL IMPACT: None			
AMOUNT:	N/A	ACCOUNT No.:	N/A
FROM FUND:	N/A	TO FUND:	N/A
EXPLANATION: N/A			

STAFF COMMENTS AND BACKGROUND INFORMATION:
 This proposed development is located at 8348 - 8350 Delcrest Drive. This Second Amended Final Development Plan proposes a 5 story mixed-use building containing offices and resident amenity space on the 1st floor with 52 apartments on the top 4 floors. This project went before the Plan Commission on October 27, 2021 and the commission voted to recommend approval.

CIP No.	
RELATED ITEMS / ATTACHMENTS:	
1. Bill No. 9448 and Exhibits 2. Letter from Plan Commission 3.. Staff Report	

LIST CITY COUNCIL GOALS (S):
N/A

RESPECTFULLY SUBMITTED:	City Manager, Gregroy Rose	MEETING DATE:	November 8, 2021
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INTRODUCED BY:

DATE: November 8, 2021

BILL NO.: 9448

ORDINANCE NO.:

AN ORDINANCE APPROVING THE SECOND AMENDED FINAL DEVELOPMENT PLAN FOR THE PROPOSED DEVELOPMENT TO CROWN CENTER FOR SENIOR LIVING LOCATED AT 8348 – 8350 DELCREST DRIVE IN THE PD-M PLANNED DEVELOPMENT MIXED-USE ZONING DISTRICT.

WHEREAS, the Preliminary Development Plan was approved by the City Council of University City on January 13, 2014 for a mixed-use development project known as “Crown Center for Senior Living” located at 8348 – 8350 Delcrest Drive in the PD-M Planned Development Mixed-Use Zoning District in the City of University City, Missouri, authorizing the submittal of a Final Development Plan; and

WHEREAS, the Final Development Plan was approved by the City Council on April 28, 2014, by Ordinance No. 6955; and

WHEREAS, the Amended Final Development Plan was approved by the City Council on October 9, 2017, by Ordinance No. 7054; and

WHEREAS, on October 22, 2021, Rosemann & Associates, P.C., on behalf of the property owners, submitted for review and approval a Second Amended Final Development Plan; and

WHEREAS, at its meeting on October 27, 2021, the University City Plan Commission reviewed the Second Amended Final Development Plan and recommended approval with the conditions listed in Exhibit A, attached hereto; and

WHEREAS, due notice of a public hearing to be held by the City Council in the City Council Chambers at 6:30 p.m. on November 22, 2021, was duly published in the St. Louis Countian, a newspaper of general circulation within said City on November ____, 2021; and

WHEREAS, the Second Amended Final Development Plan application, including all required documents and information submitted therewith, is before the City Council for its consideration.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY CITY, MISSOURI, AS FOLLOWS:

Section 1: Attached, marked Exhibit A and made a part hereof, is the recommended conditions as imposed by the University City Plan Commission.

Section 2: Attached, marked Exhibit B, and made part hereof is the site plan for the Second Amended Final Development Plan as submitted for Crown Center Senior Living.

Section 3: It is hereby found and determined that the Second Amended Final Development Plan is in full compliance with Section 400.890.B (Plan Amendments) of the University City Municipal Code, subject to the conditions in Exhibit A, attached hereto and made a part hereof.

Accordingly, the Second Amended Final Development Plan, subject to compliance with the conditions in Exhibit A, is hereby approved.

Section 4: The City Clerk is hereby directed to endorse upon the Second Amended Final Development Plan, subject to the conditions in Exhibit A, the approval of the City Council under the hand of the City Clerk and the seal of University City

Section 5: This ordinance shall take effect and be in force from and after its passage as provided by law.

PASSED this _____ day of _____, 2021.

Mayor

ATTEST:

City Clerk

CERTIFIED TO BE CORRECT AS TO FORM:

City Attorney

Exhibit A
Conditions for Crown Center Senior Living
Second Amended Final Development Plan

1. Permitted uses shall be limited to a multi-family residential development for senior living with associated accessory uses, including but not limited to, offices related to the operation of the facility, a café and dining area, a demonstration kitchen, a fitness area, and an outdoor gardening area which may be open to the public. The hours in which the café is open to the public shall be limited to 6:00 a.m. to 10:00 p.m. Any changes to the hours of operation shall require written approval from the Department of Planning and Development.
2. The existing building height, number of stories, mass, floor area ratio, and setbacks shall be maintained as depicted in the new development plan (presented to University City Plan Commission on 27 OCT 2021) and shall not be exceeded.
3. The total number of residential units for Project #1 shall not exceed 52
4. Parking and the drive aisle layout shall be as generally depicted on the Development Plan (presented to University City Plan Commission on 27 OCT 2021). A minimum of 130 off-street parking and garage spaces shall be maintained at the end of Project #1. The location of the proposed curb-cut for ingress/egress shall be as approved by the Department of Public Work.
5. Along the north property limits, Department of Planning and Development staff shall seek a landscape plan from the developer that provides a visual screening from the adjacent service drive with a combination of evergreen and deciduous trees.
6. A final landscape plan shall be submitted to the Department of Planning and Development for its review and approval, in conjunction with a review by the City Forester. Said plan shall be submitted prior to the submittal of a demolition/building permit. Landscaping shall be installed and maintained in accordance with the approved plan.
7. Any proposed signage shall be in strict compliance with the Sign Regulations set forth in Article 8 of the Zoning Code.
8. Lighting of all exterior areas shall comply with the requirements of Section 400.2110 (Lighting) of the Zoning Code, and shall be designed to be compatible with surrounding areas by shading to direct light downwards and away from abutting uses.
9. All work in the public right-of-way shall be located, constructed, and maintained as approved by the Department of Public Works.
10. A detailed construction traffic control and parking plan should be submitted to the Department of Planning and Development for approval, in conjunction with review by the Department of Public Works. Said plan shall set forth details pertaining to worker

Exhibit A
Conditions for Crown Center Senior Living
Second Amended Final Development Plan

and resident parking during all phases of the proposed construction. It shall further detail solutions to public property maintenance issues such as street cleaning and traffic diversion. Said plan shall finalize prior to the issuance of a building permit. It shall be applicant's responsibility to obtain those approvals in written form in a timely manner prior to issuance of the building permit.

11. Approval of the New Final Development Plan must be obtained by City Council.
12. Except as noted herein, other codes and ordinances of the City of University City shall apply
13. Address the comments from the Department of Public Works Attachment B of Staff report – memorandum of July 11, 2017.
14. Bicycle racks in accordance with Section 400.2145

PHASE I - REDSKIN

EXHIBIT B

- ARCHITECTURAL SITE PLAN GENERAL NOTES**
1. ALL WORK SHALL BE IN ACCORDANCE WITH THE CITY OF KANSAS CITY, MISSOURI, ORDINANCES AND REGULATIONS, AND THE KANSAS CITY, MISSOURI, ZONING ORDINANCES, UNLESS OTHERWISE SPECIFIED.
 2. DO NOT SCALE DRAWINGS.
 3. VERIFY ALL DIMENSIONS AND ALL DIMENSIONS SHALL BE IN ACCORDANCE WITH THE CITY OF KANSAS CITY, MISSOURI, ORDINANCES AND REGULATIONS, AND THE KANSAS CITY, MISSOURI, ZONING ORDINANCES, UNLESS OTHERWISE SPECIFIED.
 4. VERIFY ALL DIMENSIONS AND ALL DIMENSIONS SHALL BE IN ACCORDANCE WITH THE CITY OF KANSAS CITY, MISSOURI, ORDINANCES AND REGULATIONS, AND THE KANSAS CITY, MISSOURI, ZONING ORDINANCES, UNLESS OTHERWISE SPECIFIED.
 5. VERIFY ACCESSIBLE JARTS SHALL MEET THE REQUIREMENTS OF 2010 ADA COMPLIANCE.
 6. COORDINATE ALL DIMENSIONS TO BE USED TO OBTAIN APPROPRIATE PERMITS AND TO BE USED TO OBTAIN APPROPRIATE PERMITS AND TO BE USED TO OBTAIN APPROPRIATE PERMITS.
 7. ALL UTILITIES ARE SHOWN TO ACCORDANCE WITH THE CITY OF KANSAS CITY, MISSOURI, ORDINANCES AND REGULATIONS, AND THE KANSAS CITY, MISSOURI, ZONING ORDINANCES, UNLESS OTHERWISE SPECIFIED.

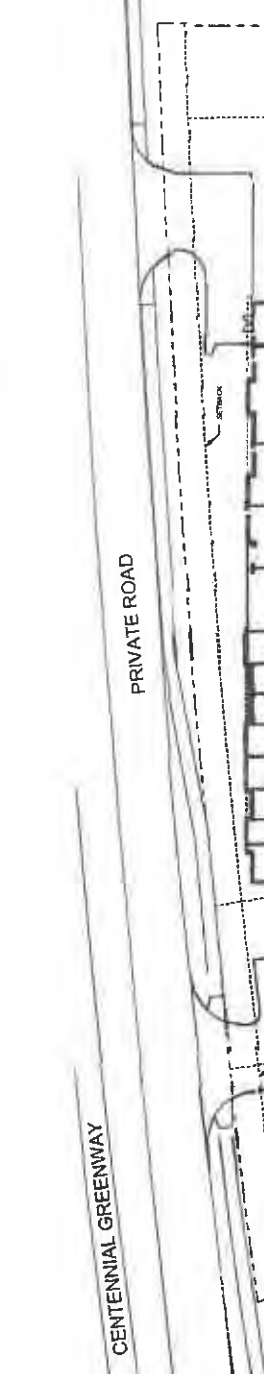
ROSEMAN ASSOCIATES INC.
 ARCHITECTURE
 INTERIOR DESIGN
 10877 Maplehurst Avenue Ste 200
 Overland Park, MO 66210
 P 913 672 1410
 F 913 672 1410
 2020 Roseman Associates, P.C.
 2020 Roseman Associates, P.C.
 2020 Roseman Associates, P.C.

UNIVERSITY CITY, MO
 CROWN CENTER SENIOR - PHASE I

SHEET TITLE: ARCHITECTURE PLAN
 PROJECT NUMBER: 1000
 SHEET NUMBER: AS-100

ARCHITECTURAL SITE PLAN GENERAL NOTES

1. ALL WORK SHALL BE IN ACCORDANCE WITH THE CITY OF KANSAS CITY, MISSOURI, ORDINANCES AND REGULATIONS, AND THE KANSAS CITY, MISSOURI, ZONING ORDINANCES, UNLESS OTHERWISE SPECIFIED.
2. DO NOT SCALE DRAWINGS.
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6. COORDINATE ALL DIMENSIONS TO BE USED TO OBTAIN APPROPRIATE PERMITS AND TO BE USED TO OBTAIN APPROPRIATE PERMITS.
7. ALL UTILITIES ARE SHOWN TO ACCORDANCE WITH THE CITY OF KANSAS CITY, MISSOURI, ORDINANCES AND REGULATIONS, AND THE KANSAS CITY, MISSOURI, ZONING ORDINANCES, UNLESS OTHERWISE SPECIFIED.



1 OVERALL SITE PLAN

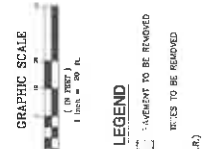
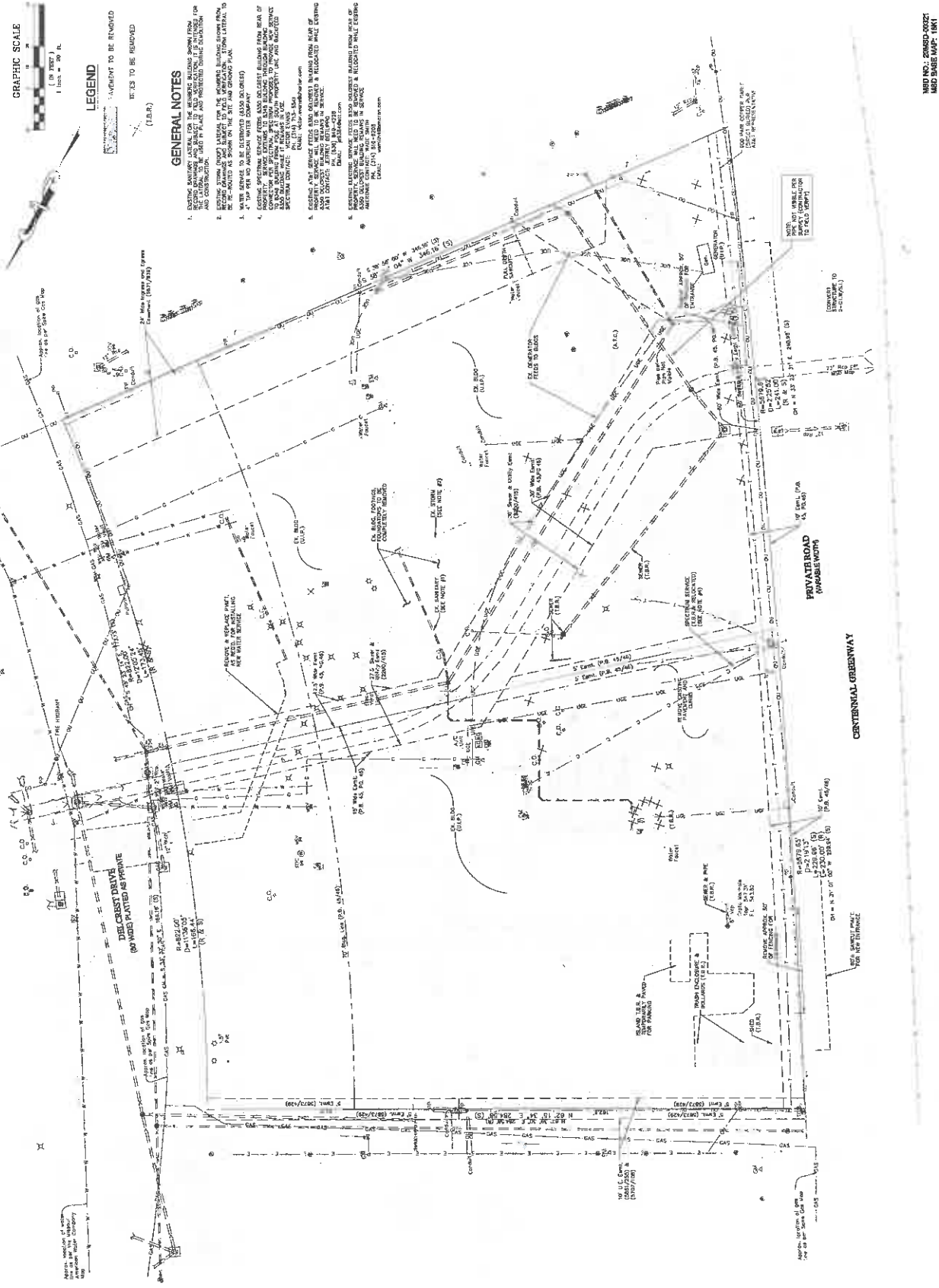
PROJECT NUMBER: 2016-002
 SHEET NUMBER: 1001
 DATE: 08/27/2016
 DRAWN BY: J. W. BROWN
 CHECKED BY: J. W. BROWN
 PROJECT NAME: CROWN CENTER SENIOR CENTER RENOVATION

CECDC
CIVIL ENGINEERS
 10200 Square Oaks Drive
 Suite 200
 University City, MO 63127
 Phone: (314) 875-1000
 Fax: (314) 875-1005
 Email: info@cecdec.com



CROWN CENTER SENIOR CENTER
PHASE I & 2
UNIVERSITY CITY, MO

SHEET TITLE: EXISTING CONDITIONS AND FACILITIES RENOVATION PLAN - PHASE 1
 PROJECT NUMBER: 2016-002
 SHEET NUMBER: 1001
C3.0
 DRAWN BY: J. W. BROWN

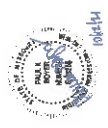


LEGEND
 (Symbol) ELEMENT TO BE REMOVED
 (Symbol) NOTES TO BE REMOVED

GENERAL NOTES
 1. EXISTING CONDITIONS SHOWN FOR INFORMATION ONLY. ALL RENOVATION AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE MISSOURI BUILDING CODE AND ALL APPLICABLE LOCAL ORDINANCES.
 2. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE MISSOURI BUILDING CODE AND ALL APPLICABLE LOCAL ORDINANCES.
 3. ALL UTILITIES SHALL BE LOCATED AND DEPTH VERIFIED PRIOR TO CONSTRUCTION.
 4. ALL EXISTING UTILITIES SHALL BE PROTECTED AND NOT REMOVED UNLESS SPECIFICALLY NOTED OTHERWISE.
 5. ALL NEW UTILITIES SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE MISSOURI BUILDING CODE AND ALL APPLICABLE LOCAL ORDINANCES.
 6. ALL CONSTRUCTION SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE MISSOURI BUILDING CODE AND ALL APPLICABLE LOCAL ORDINANCES.
 7. ALL MATERIALS AND METHODS SHALL BE APPROVED BY THE ENGINEER PRIOR TO CONSTRUCTION.
 8. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.
 9. ALL UTILITIES SHALL BE PROTECTED AND NOT REMOVED UNLESS SPECIFICALLY NOTED OTHERWISE.
 10. ALL CONSTRUCTION SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE MISSOURI BUILDING CODE AND ALL APPLICABLE LOCAL ORDINANCES.

SHEET NUMBER: 08-1A-0225
 PROJECT NAME: UNIVERSITY CITY, MO
 PROJECT NUMBER: C3.1
 SHEET NUMBER: 08-1A-0225

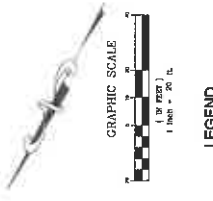
CEDC
 CIVIL ENGINEERING
 10000 State Office Drive
 St. Louis, MO 63127
 PHONE: (314) 724-1400
 FAX: (314) 724-1404
 WWW: CEDC.COM



CROWN CENTER SENIOR - PHASE I & 2

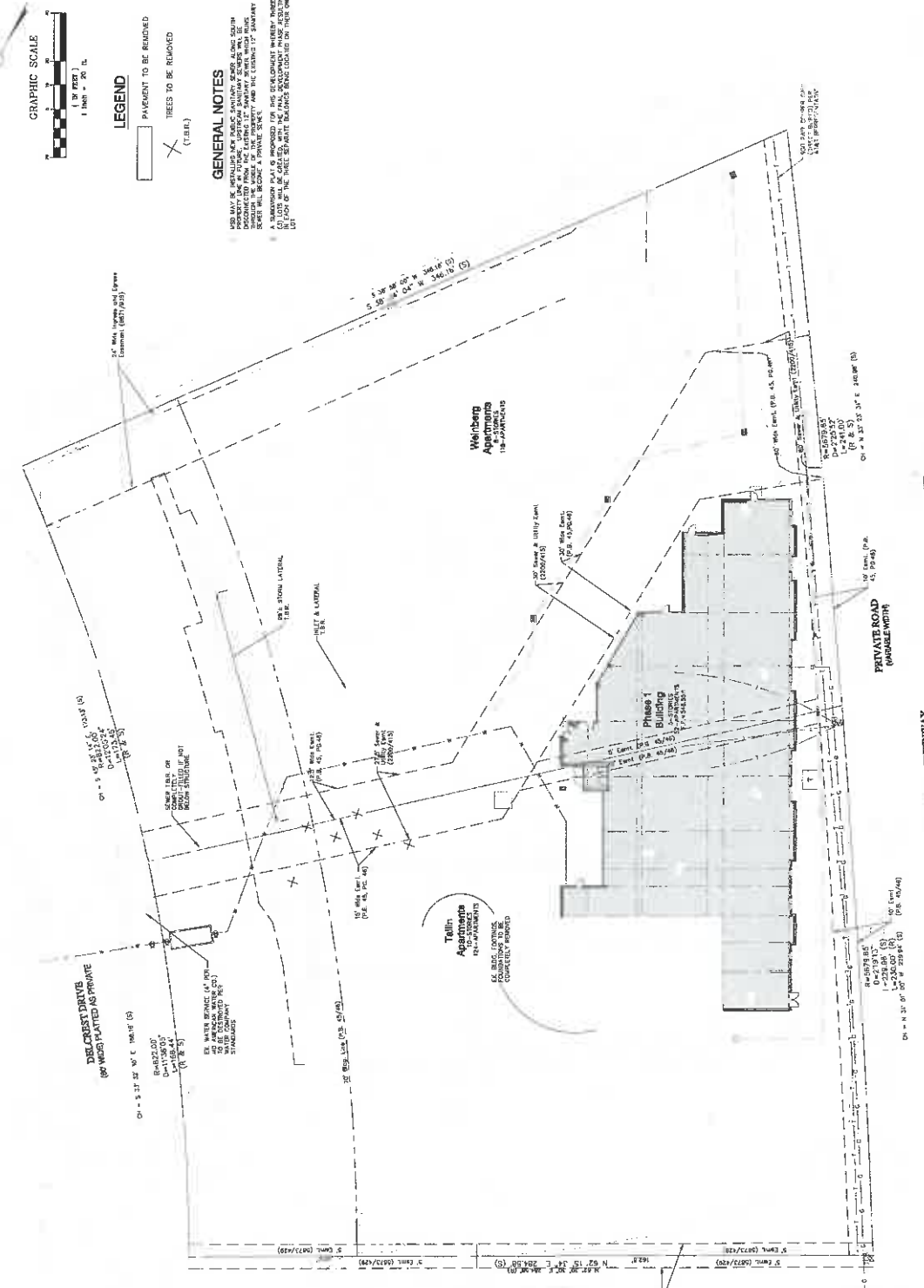
UNIVERSITY CITY, MO

SHEET NUMBER: C3.1
 SHEET NUMBER: 08-1A-0225
 SHEET NUMBER: 08-1A-0225



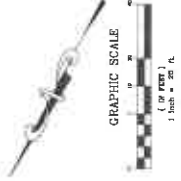
LEGEND
 [Symbol] PAVEMENT TO BE REMOVED
 [Symbol] TREES TO BE REMOVED (TERR)

GENERAL NOTES
 1. USE MAY BE MADE FOR THE PROPERTY FOR THE PROJECT AND FOR THE PROJECT AND THE DESIGN TO BE REMOVED.
 2. A SECONDARY ROAD IS PROPOSED FOR THIS DEVELOPMENT PHASE AS SHOWN ON THE PLAN. THE SECONDARY ROAD IS TO BE REMOVED AND THE PROPERTY TO BE REDEVELOPED.
 3. THE SECONDARY ROAD IS TO BE REMOVED AND THE PROPERTY TO BE REDEVELOPED.



MBD NO.: 20480-0021
 MBD BASE MAP: 1801

200803-00021
 06/14/2009
 REVISION:
 1.000000
 01/27/2009
 001/0001
 001/0001



LEGEND
 [Symbol] REMOVED TO BE REMOVED
 [Symbol] TIES TO BE REMOVED

GENERAL NOTES
 1. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 2. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 3. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 4. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 5. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.



CEDC
CIVIL ENGINEERING
DESIGN CONSULTANTS
 1000 Eastern Office Drive
 Suite 100
 10150 Park Road
 21038-1000
 410.424.4000
 www.cedc.com

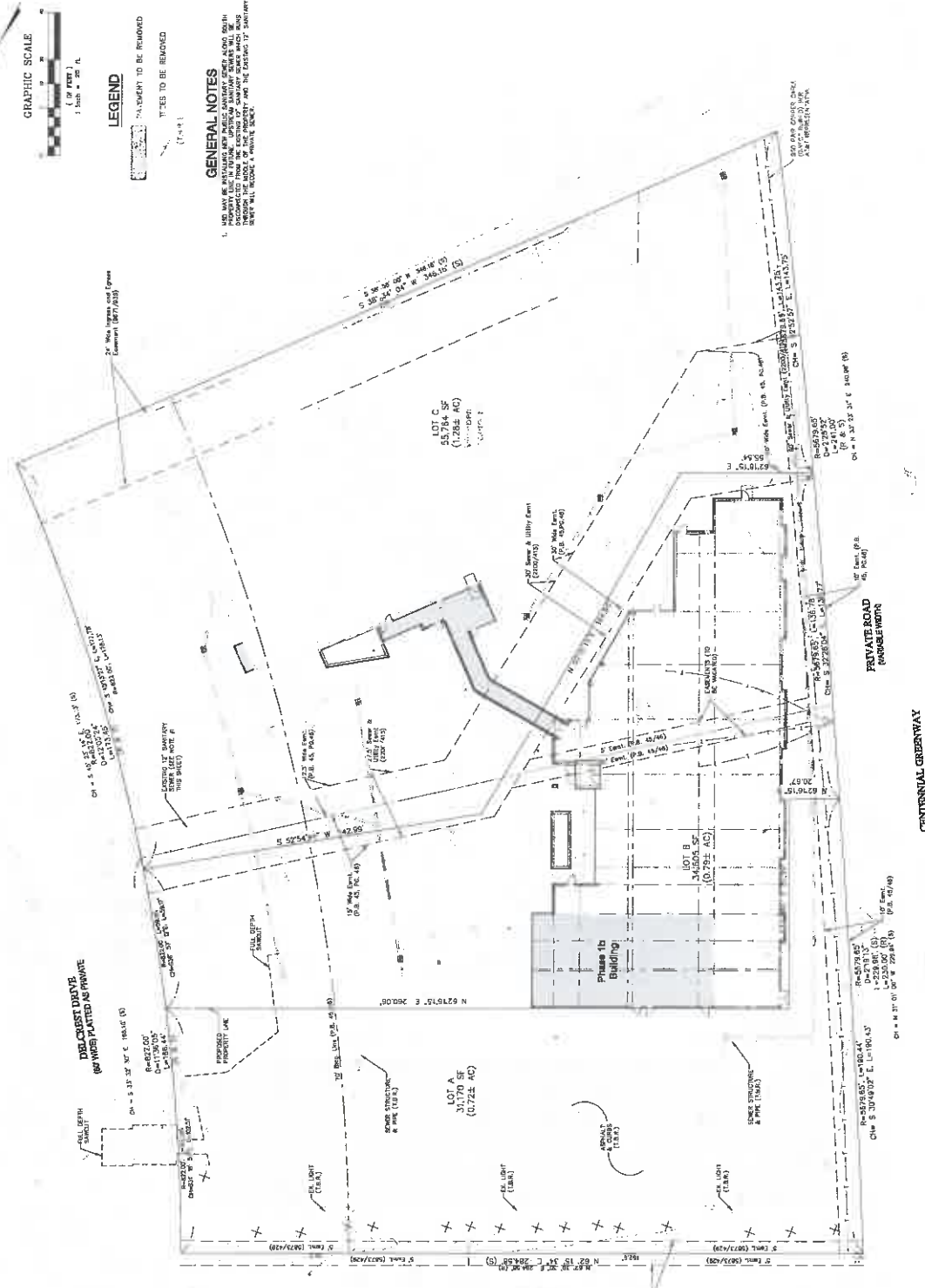
CROWN CENTER SENIOR - PHASE I & 2
UNIVERSITY CITY, MO

BUILDING CONDITIONS
AND PLANNING APPROVAL
PROJECT NUMBER: 200803-00021
SHEET NUMBER:

C3.2

DRAWN BY:
 CHECKED BY:

MSD NO.: 200803-00021
 INFO BASE MAP: 18K1



PROJECT NUMBER: C4.1-0020
 PROJECT NAME: WEINBERG APARTMENTS
 PROJECT LOCATION: UNIVERSITY CITY, MO
 PROJECT NUMBER: C4.1-0020
 SHEET NUMBER: C4.1

CEDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS
 10820 Brentwood Office Bldg
 Suite 300
 Brentwood, Missouri 63122
 Phone: 314.725.1400
 Fax: 314.725.1404
 www.cedc.com



CROWN CENTER SENIOR - PHASE I & 2
UNIVERSITY CITY, MO

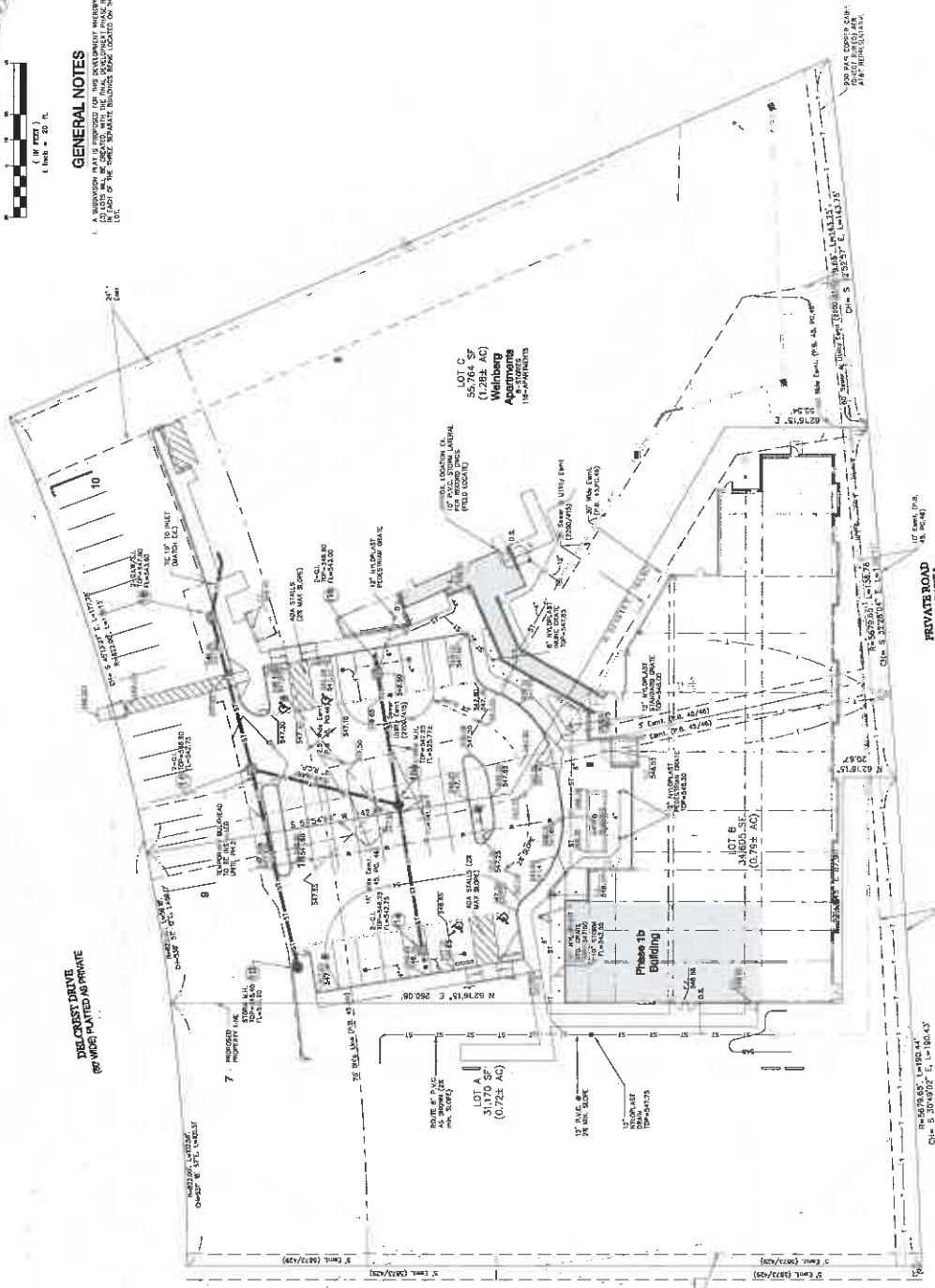
SHEET TITLE: SITE AND GRADING PLAN - PHASE 1B
 PROJECT NUMBER: C4.1-0020
 SHEET NUMBER:

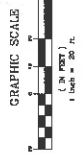
C4.1
 CHECKED BY:

MSD NO.: 2018SD-0024
 MSD BASE MAP: 18K1



GENERAL NOTES
 1. A. REVISION (N/A) IS PROVIDED FOR THE DEVELOPMENT MERRICK TRAIL, TO THE EAST OF THE WEINBERG APARTMENTS, BEING LOCATED ON SHEET 18K1.

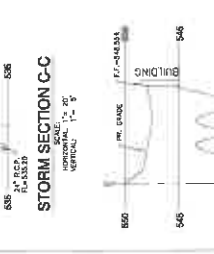
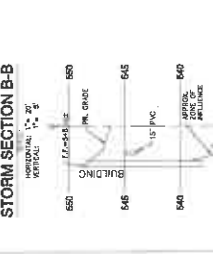
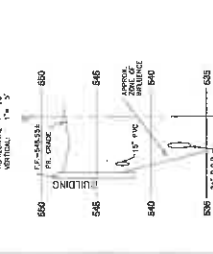
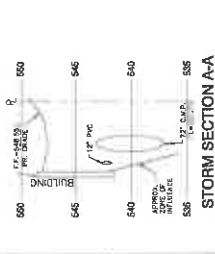




GENERAL NOTES

- 1. THIS PLAN SHALL BE A PUBLIC RECORD AND SHALL BE AVAILABLE FOR PUBLIC INSPECTION AT THE PROJECT OFFICE AND AT THE PUBLIC RECORDS OFFICE. THE OWNER SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE PROPERTY AND THE EXISTING UTILITY INFORMATION. A SURVEYOR'S CERTIFICATE IS PROVIDED FOR THIS DOCUMENT. SEE SHEET C-1 FOR THE SURVEYOR'S CERTIFICATE. THE SURVEYOR'S CERTIFICATE IS NOT TO BE CONSIDERED AS A GUARANTEE OF THE ACCURACY OF THE INFORMATION PROVIDED HEREON.
- 2. ALL UTILITY LOCATIONS SHOWN ARE BASED ON RECORD DRAWINGS AND FIELD SURVEY. THE EXISTING UTILITY LOCATIONS ARE TO BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION.
- 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES.
- 4. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
- 5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES.

PROPOSED DRIVE
OR
NOT WANTED AS PRIVATE



PROJECT NUMBER: 2018-0022
DATE: 05/20/2018
DESIGNER: J. B. MURPHY
CHECKER: J. B. MURPHY
PROJECT MANAGER: J. B. MURPHY
ADDRESS: 10000
CITY: UNIVERSITY CITY, MO
STATE: MO
ZIP: 64117

CEFCO
CIVIL ENGINEERING
DESIGN CONSULTANTS
10000 Spangue Office Drive
Suite 300
St. Louis, Missouri 63127
Phone: (314) 729-1900
Fax: (314) 729-1904
www.cefcocivil.com

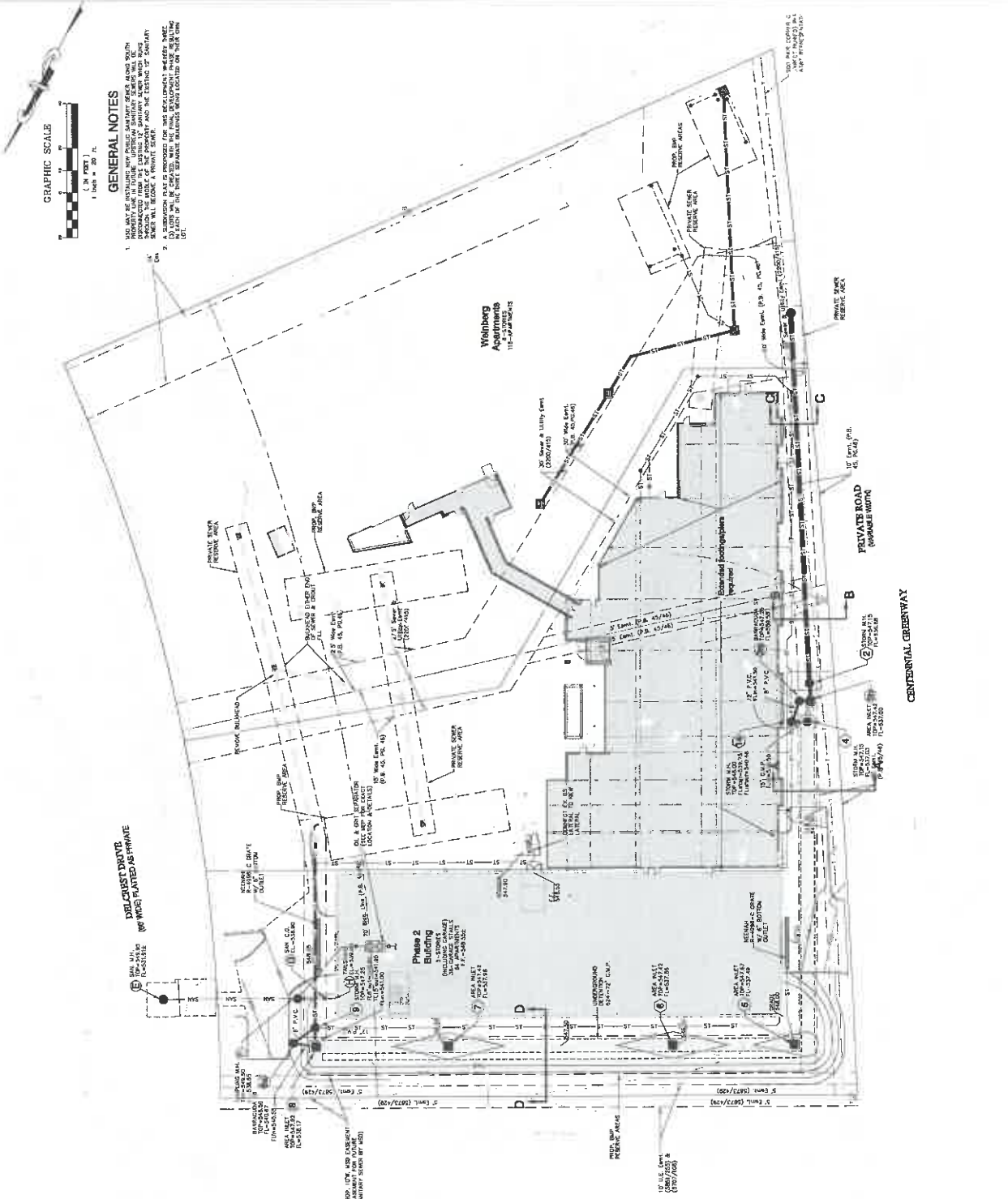


CROWN CENTER SENIOR
PHASE I & 2
UNIVERSITY CITY, MO

SHEET TITLE: **SITE AND GRADING PLAN - PHASE 2**
PROJECT NUMBER: 2018-0022
SHEET NUMBER: 1

C4.2

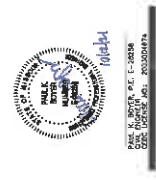
DATE: 05/20/2018



MSD NO. 1, DATED 05/21/2018
MSD BASE MAPS: 18N1

PROJECT NUMBER: 03/14/2020
 DATE: 03/14/2020
 DRAWN BY: JAMES W. HARRIS
 CHECKED BY: JAMES W. HARRIS
 APPROVED BY: JAMES W. HARRIS
 WATER SERVICE: WATER SERVICE

CEDC
 CIVIL ENGINEERING
 1800 Grand Central Tower
 Suite 200
 1145 N. 1st St., Suite 200
 University City, MO 63101
 Phone: 314-791-1400
 Fax: 314-791-1404

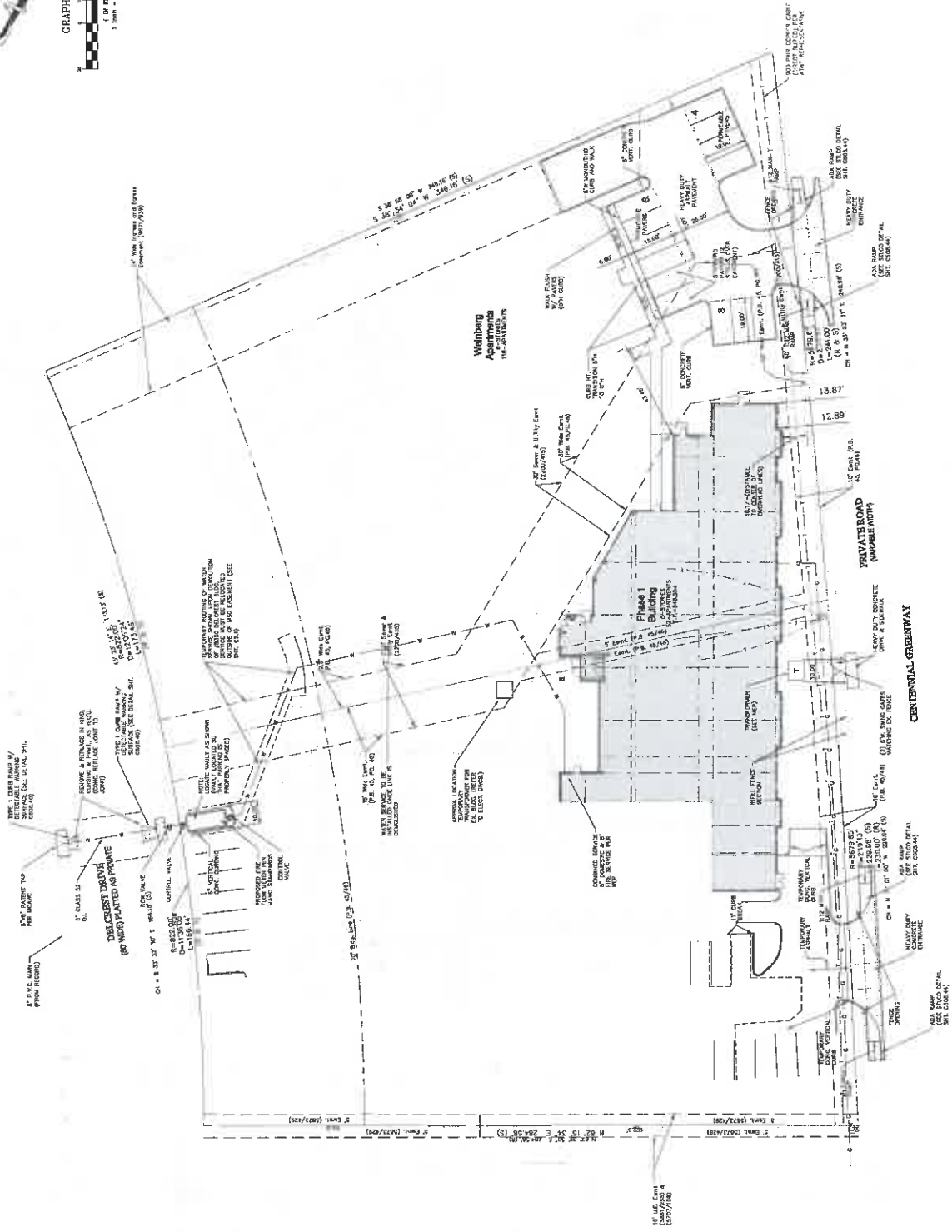
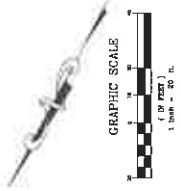


CROWN CENTER SENIOR - PHASE 1 & 2
 UNIVERSITY CITY, MO

SHEET TITLE: **SITE GEOMETRY AND UTILITY PLAN - PHASE 1**
 PROJECT NUMBER: C030-002
 SHEET NUMBER: C030-002

C5.0
 DRAWN BY: JAMES W. HARRIS
 CHECKED BY: JAMES W. HARRIS

NSD NO.: 20MSD-002C
 MRD BASE MAP: 18K1



PRINTED SCALE: 1/4" = 10' (1" = 40')

PROJECT NO.: 2018SD-0023
 SHEET NO.: C5.1
 DATE: 08/14/2018

CEDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS

10830 Sunset Office Drive
 Suite 200
 Kansas City, MO 64117
 Phone: 816.451.1000
 Fax: 816.451.1004
 www.cedc.com



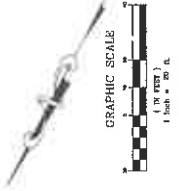
CHAD JOHNSON, P.E., ERIE®
 CIVIL ENGINEER
 LICENSE NO. 202204874

CROWN CENTER SENIOR - PHASE I & 2
 UNIVERSITY CITY, MO

SHEET TITLE: SITE GEOMETRY AND UTILITY PLAN - PHASE 1B
 PROJECT NUMBER: C5C-002
 SHEET NUMBER:

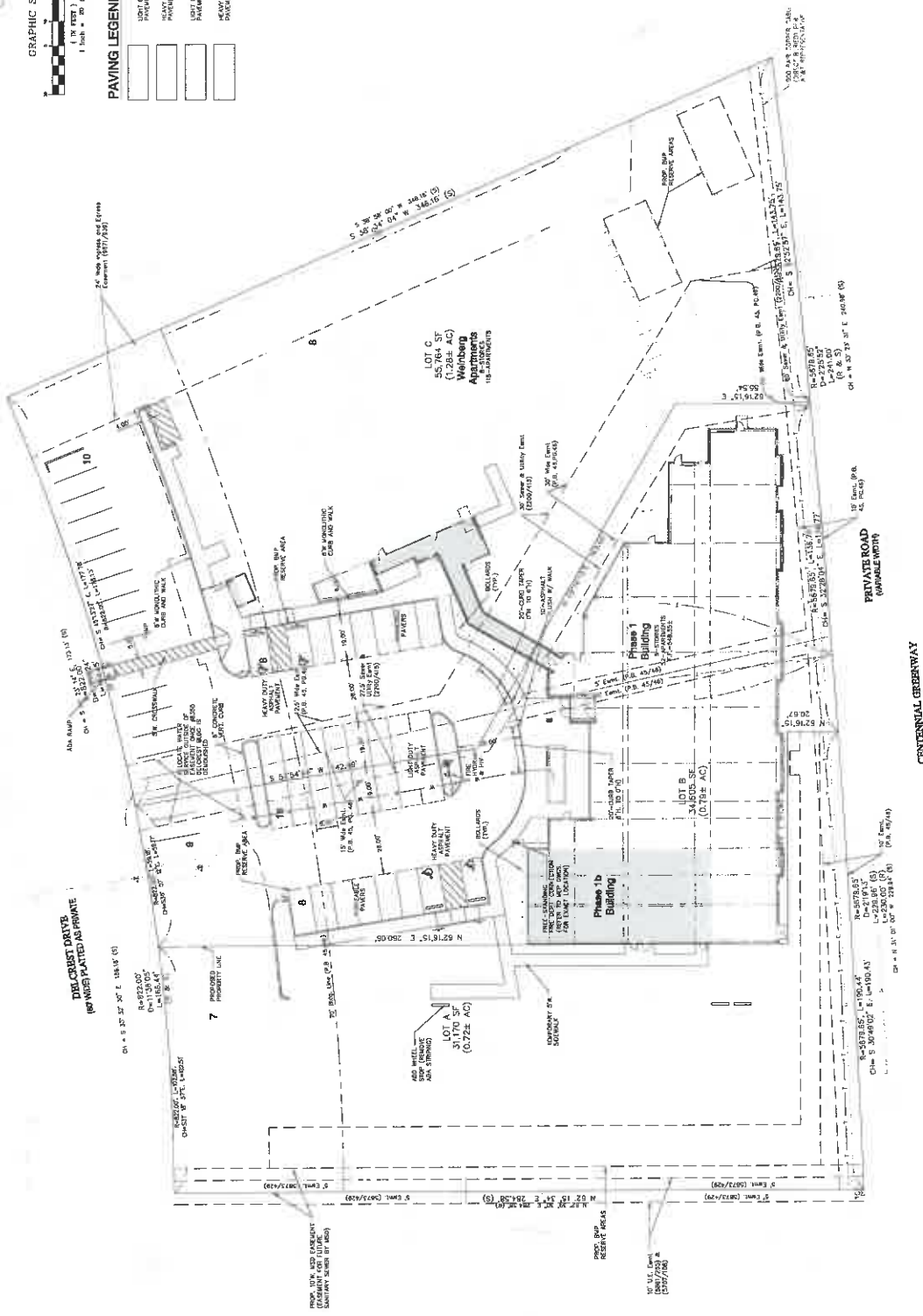
C5.1

DRAWN BY: 2018SD-0023
 MSD BASE MAP: 18K1



PAVING LEGEND

[Symbol]	HOURLY ASPHALT
[Symbol]	HOURLY ASPHALT
[Symbol]	HOURLY ASPHALT
[Symbol]	HOURLY ASPHALT
[Symbol]	HOURLY ASPHALT



PROJECT NUMBER: 08-14-0259
 SHEET NO. 01
 REVISIONS:

CEDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS
 www.cedc.net
 10200 Research Office Drive
 Suite 1000
 314-729-1300
 10000 Woodloch Forest Drive
 Suite 1000
 610-271-1000



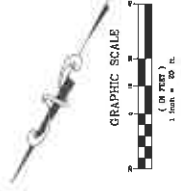
CROWN CENTER SENIOR - PHASE I & 2
 UNIVERSITY CITY, MO

SHEET TITLE: **SITE GEOMETRY AND UTILITY PLAN - PHASE 2**
 PROJECT NUMBER: 0805-0029
 SHEET NUMBER:

C5.2

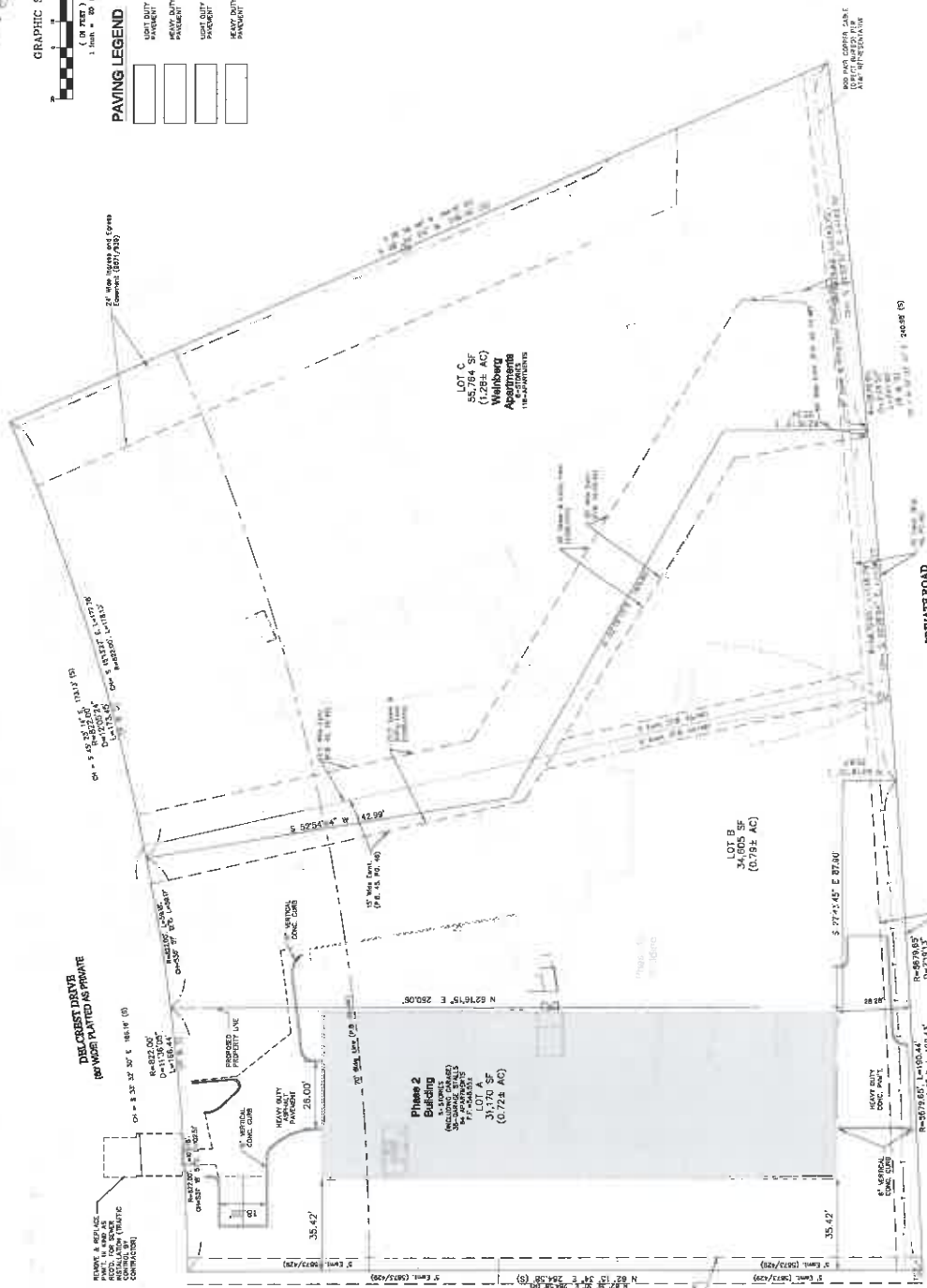
DRAWN BY:
 CHECKED BY:

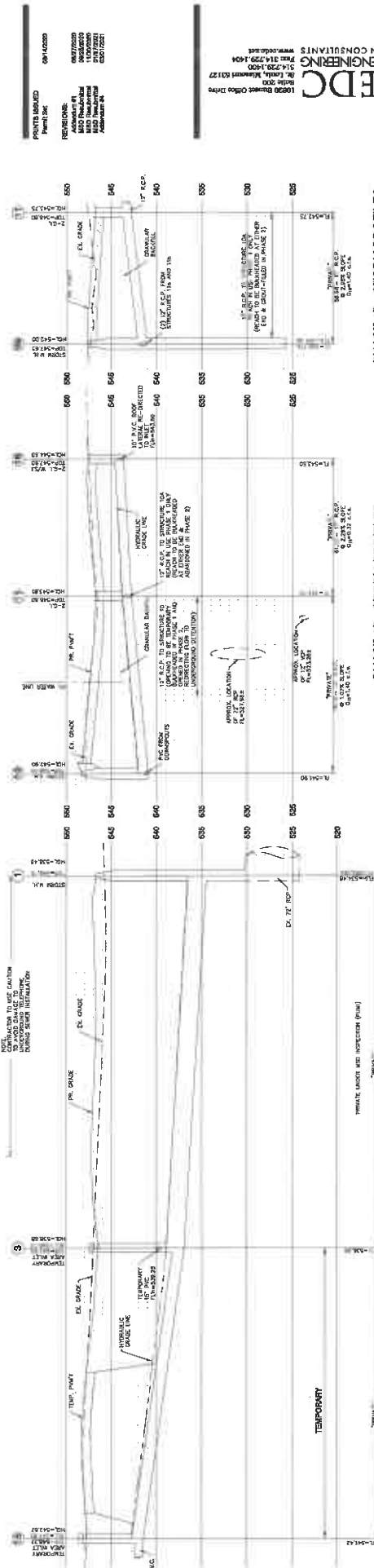
MSD NO.: 2018SD-00231
 MRD BASE MAP: 18C1



PAVING LEGEND

[Symbol]	LIGHT DUTY ASPHALT PAVEMENT
[Symbol]	HEAVY DUTY ASPHALT PAVEMENT
[Symbol]	LIGHT DUTY CONCRETE PAVEMENT
[Symbol]	HEAVY DUTY CONCRETE PAVEMENT





PHASE 1B - STORM PROFILES
 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

PHASE 1B - STORM PROFILES
 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

PHASE 1B - STORM PROFILES
 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

PHASE 1B - STORM PROFILES
 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

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 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

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 HORIZONTAL: 1" = 5'
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 VERTICAL: 1" = 5'

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PHASE 1B - STORM PROFILES
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PHASE 1B - STORM PROFILES
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 VERTICAL: 1" = 5'

PHASE 1B - STORM PROFILES
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PHASE 1B - STORM PROFILES
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 VERTICAL: 1" = 5'

PHASE 1B - STORM PROFILES
 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

PHASE 1B - STORM PROFILES
 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

PHASE 1B - STORM PROFILES
 HORIZONTAL: 1" = 5'
 VERTICAL: 1" = 5'

PROJECT MARKED
 SHEET NO. 000000
 SHEET DATE 03/17/2021
 SHEET NUMBER 000000

DESIGNER
 CIVIL ENGINEERING
 10200 Riverside Office Drive
 Suite 200
 Dallas, Texas 75244
 Phone: 972-991-4040
 Fax: 972-991-4041

CLIENT
 UNIVERSITY CITY, MO
 PHASE 1 & 2
 CROWN CENTER SENIOR

PROJECT NUMBER
 201801-0021

PROJECT TITLE
 BEWER PROFILES
 PHASE 1

PROJECT NUMBER
 201801-0021

SHEET NUMBER
 C6.0

DRAWN BY
 000000

CHECKED BY
 000000

MSD NO.: 201801-0021
MSD BASE MAP: 1801



UNIVERSITY CITY, MO
 PHASE 1 & 2
 CROWN CENTER SENIOR

PROJECT NUMBER
 201801-0021

PROJECT TITLE
 BEWER PROFILES
 PHASE 1

PROJECT NUMBER
 201801-0021

SHEET NUMBER
 C6.0

DRAWN BY
 000000

CHECKED BY
 000000

MSD NO.:

MSD BASE MAP:

MSD NO.:

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MSD BASE MAP:

MSD NO.:

MSD BASE MAP:

PROJECT SHEET
 SHEET NO. 081402300
 DATE 11/03/2009
 DRAWN BY: MMD (MURPHY)
 CHECKED BY: MMD (MURPHY)

CEDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS
 10020 Granddome Office Bldg
 Suite 200
 9140 E. Colfax, Greenwood Village, CO 80120
 Phone: 303.751.1400
 Fax: 303.751.1404
 www.cedc.com

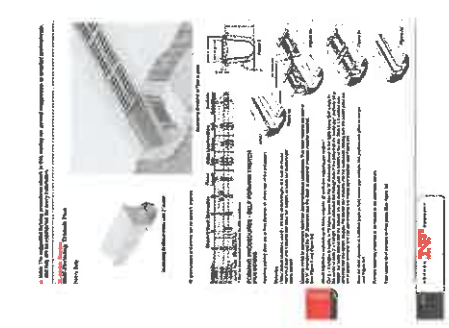
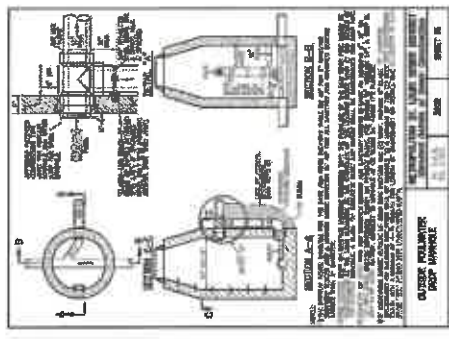
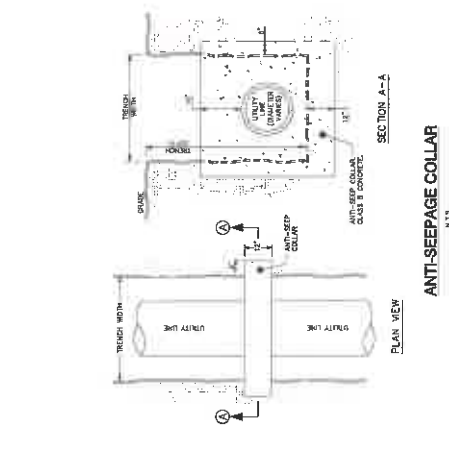
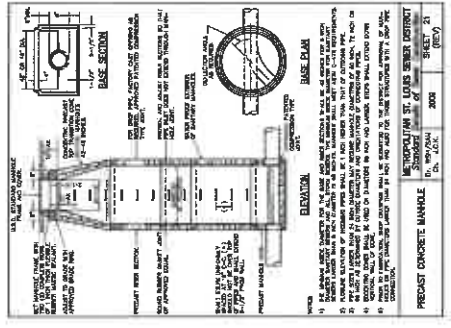
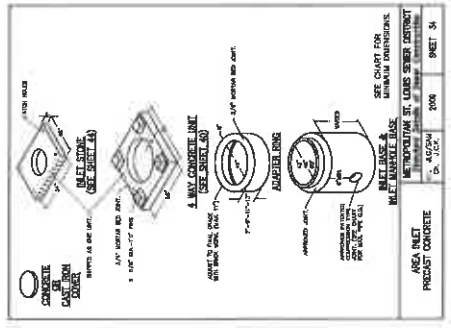
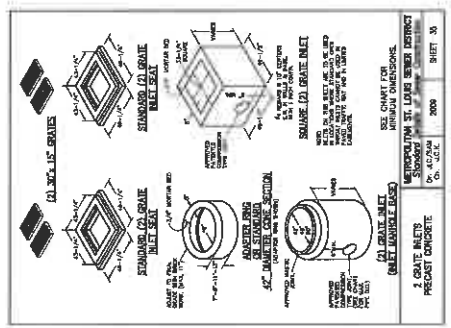
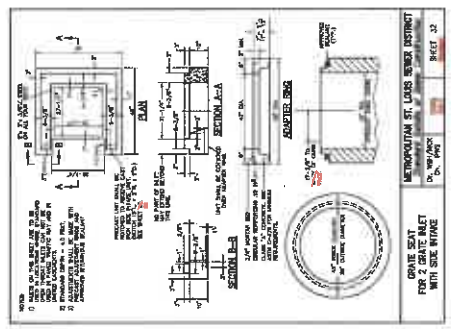


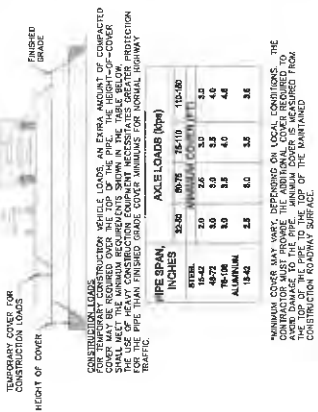
**CROWN CENTER SENIOR -
 PHASE 1 & 2
 UNIVERSITY CITY, MO**

SHEET TITLE: SEWER DETAILS
 PROJECT NUMBER: CFC0-2008
 SHEET NUMBER:

C7.0
 DRAWN BY: CROWD BY:

MSD NO.: 20MSD-C021
 MSD BASE MAP: 18M1





CONSTRUCTION LOADS
 MINIMUM COVER MAY VARY, DEPENDING ON LOCAL CONDITIONS. THE CONTRACTOR MUST PROVIDE THE ADDITIONAL COVER REQUIRED TO THE TOP OF THE PIPE, TO THE TOP OF THE MAINTAINED CONSTRUCTION ROADWAY SURFACE.

PIPE SPAN, INCHES	AXLE LOADS (kN)		
	8.50	60.75	75.10 (15.26)
STEEL	2.0	2.6	3.0
15.42	2.0	2.6	3.0
75.10	3.0	3.3	4.0
ALUMINUM	3.0	3.3	4.0
15.42	2.5	3.0	3.5

CONSTRUCTION LOADING DIAGRAM

UNDERGROUND BASIN DATA

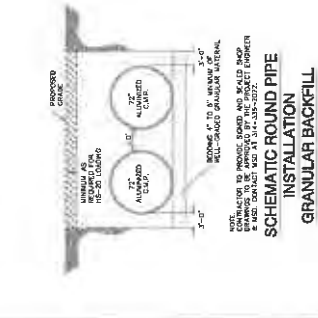
- PIPE: 24" ALUMINUM, 24" ULTRA LUT
- GRADE: 4.0' TO 5.0' TO 6.0'
- CONCRETE: 4.0' TO 5.0' TO 6.0'
- CONCRETE: 4.0' TO 5.0' TO 6.0'
- CONCRETE: 4.0' TO 5.0' TO 6.0'

SPECIFICATIONS FOR CORRUGATED STEEL PIPE - ALUMINUM TYPE 2 STEEL

THIS SPECIFICATION COVERS THE MANUFACTURE AND INSTALLATION OF CORRUGATED STEEL PIPE (CSP) USED IN THE PROJECT. THE MANUFACTURER SHALL PROVIDE THE FOLLOWING INFORMATION TO THE CONTRACTOR:

- 1. THE MANUFACTURER SHALL PROVIDE THE FOLLOWING INFORMATION TO THE CONTRACTOR:
- 2. THE MANUFACTURER SHALL PROVIDE THE FOLLOWING INFORMATION TO THE CONTRACTOR:
- 3. THE MANUFACTURER SHALL PROVIDE THE FOLLOWING INFORMATION TO THE CONTRACTOR:

THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



SCHEDULE 40 24" ALUMINUM ROUND PIPE

INSTALLATION

GRANULAR BACKFILL

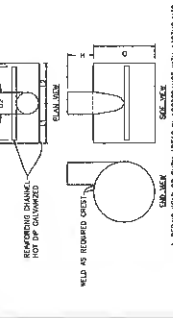
CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



STORM M.H. #2

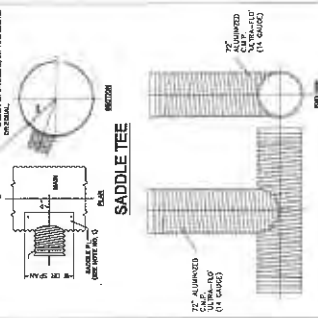
OUTFALL STRUCTURE #8b

CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



MANHOLE REINFORCING

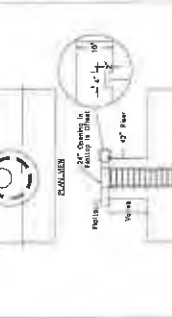
CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



SADDLE TEE FITTING

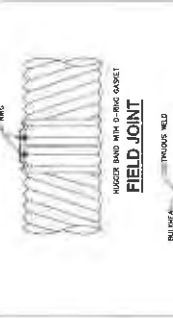
STANDARD TEE FITTING

CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



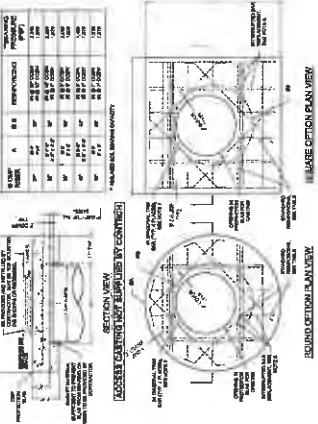
RISER DETAIL

CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



FIELD JOINT

CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



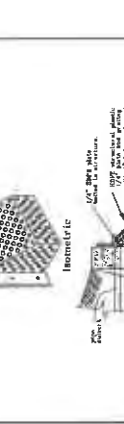
MANHOLE CURB DETAIL

CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



BASE SECTION CURB VIEW

CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.



BNP TRASH RACK

CONTRACTOR TO PROVIDE ROAD AND SCALED SHOP DRAWINGS TO SHOW THE LOCATION OF THE PIPE AND THE GRANULAR BACKFILL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION OF THE PIPE.

PROJECT NO. 08-14-0200
 DRAWING NO. 100-0000
 DATE: 08/14/2000

CEDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS
 1000 UNIVERSITY CITY, MO
 PHONE: (314) 724-1000
 FAX: (314) 724-1001
 WWW: WWW.CEFC.COM



CROWN CENTER SENIOR - PHASE I & 2
 UNIVERSITY CITY, MO

SHEET TITLE: DETENTION BASIN DETAILS
 PROJECT NUMBER: CDR-2008
 SHEET NUMBER: C7.1

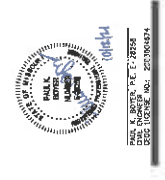
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 SCALE: 1" = 10'

NO. 10' 10' 10'
 SCALE: 1" = 10'

NO. 10' 10' 10'
 SCALE: 1" = 10'

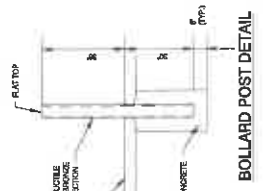
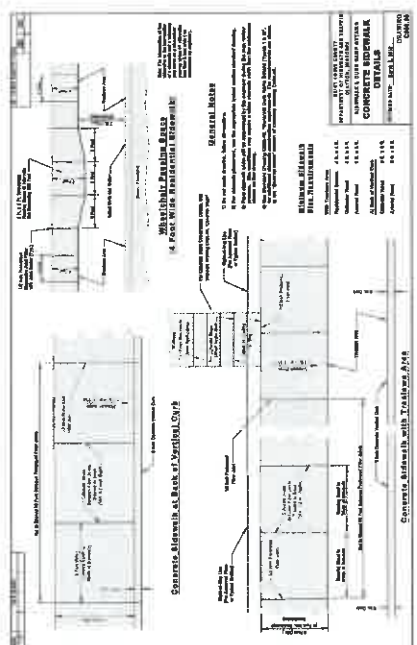
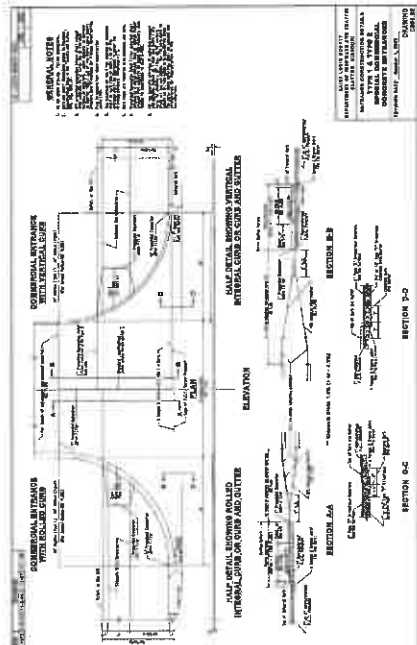
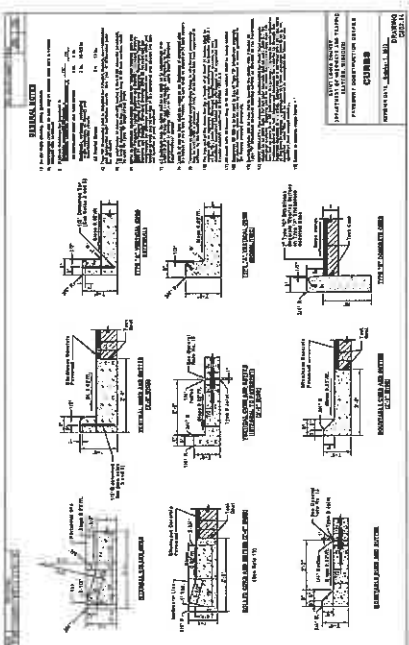
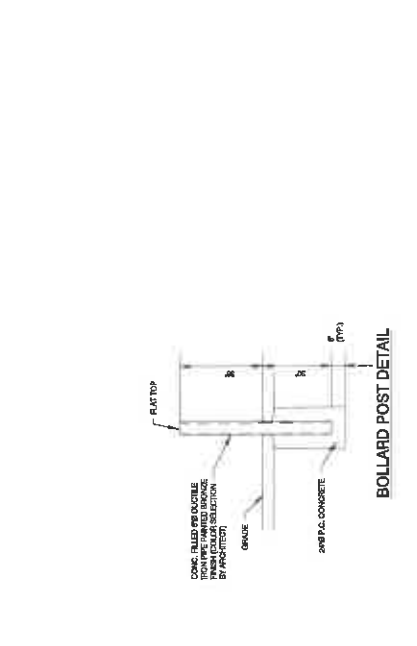
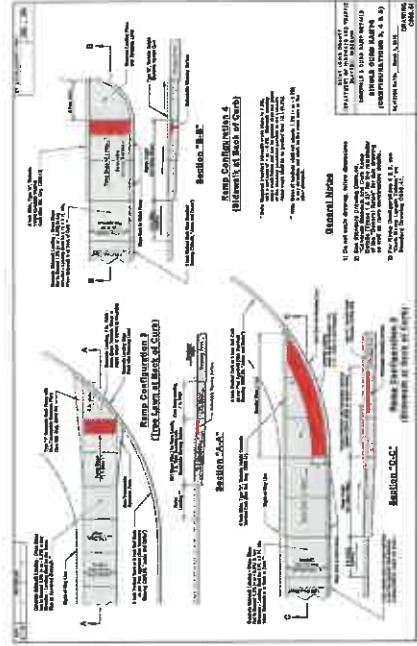
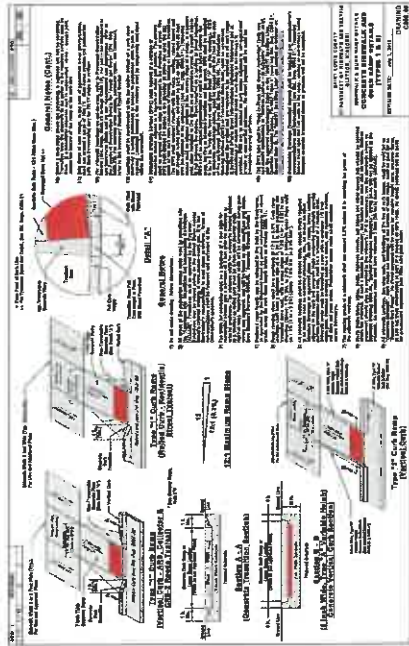
PROJECT: BARRACKS
 PROJECT NO.: 20450-0021
 DATE: 08/20/08
 DRAWN BY: J. J. JONES
 CHECKED BY: J. J. JONES
 APPROVED BY: J. J. JONES

CFDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS
 10208 Oldhouse Office Drive
 Suite 200
 Columbia, Maryland 21046
 Phone: 410.729.1400
 Fax: 410.729.1404
 www.cfcdc.com

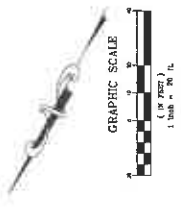


CROWN CENTER SENIOR -
PHASE I & 2
 UNIVERSITY CITY, MO

SHEET TITLE: SITE DETAILS
 PROJECT NUMBER: CDDC-008
 SHEET NUMBER: C8.1
 DRAWING NO.: 20450-0021
 MSD BASE MAP: 14K1



DATE REVISED: 04/14/2020
 DRAWN BY: P. J. B. / J. B. / J. B.
 CHECKED BY: J. B. / J. B. / J. B.
 PROJECT NUMBER: 17000000



DIFFERENTIAL RUNOFF BASED ON DISTURBED AREA
 CONTROL: DISTURBED AREAS TO BE COMPARED TO UNDISTURBED AREAS
 TOTAL DISTURBED AREA = 211 ac.
 UNDISTURBED AREA = 1,200 ac.
 TOTAL AREA = 1,411 ac.
 (1.0000) (0.8439) (0.7090)

EXISTING CONDITIONS (ASSUMED UNDISTURBED)
 2.00 ac. x 0.01 c.f.a. = 0.02 c.f.a.
 2.00 ac. x 0.02 c.f.a. = 0.04 c.f.a.
 2.00 ac. x 0.03 c.f.a. = 0.06 c.f.a.
 2.00 ac. x 0.04 c.f.a. = 0.08 c.f.a.
 2.00 ac. x 0.05 c.f.a. = 0.10 c.f.a.
 2.00 ac. x 0.06 c.f.a. = 0.12 c.f.a.
 2.00 ac. x 0.07 c.f.a. = 0.14 c.f.a.
 2.00 ac. x 0.08 c.f.a. = 0.16 c.f.a.
 2.00 ac. x 0.09 c.f.a. = 0.18 c.f.a.
 2.00 ac. x 0.10 c.f.a. = 0.20 c.f.a.
 2.00 ac. x 0.11 c.f.a. = 0.22 c.f.a.
 2.00 ac. x 0.12 c.f.a. = 0.24 c.f.a.
 2.00 ac. x 0.13 c.f.a. = 0.26 c.f.a.
 2.00 ac. x 0.14 c.f.a. = 0.28 c.f.a.
 2.00 ac. x 0.15 c.f.a. = 0.30 c.f.a.
 2.00 ac. x 0.16 c.f.a. = 0.32 c.f.a.
 2.00 ac. x 0.17 c.f.a. = 0.34 c.f.a.
 2.00 ac. x 0.18 c.f.a. = 0.36 c.f.a.
 2.00 ac. x 0.19 c.f.a. = 0.38 c.f.a.
 2.00 ac. x 0.20 c.f.a. = 0.40 c.f.a.
 2.00 ac. x 0.21 c.f.a. = 0.42 c.f.a.
 2.00 ac. x 0.22 c.f.a. = 0.44 c.f.a.
 2.00 ac. x 0.23 c.f.a. = 0.46 c.f.a.
 2.00 ac. x 0.24 c.f.a. = 0.48 c.f.a.
 2.00 ac. x 0.25 c.f.a. = 0.50 c.f.a.
 2.00 ac. x 0.26 c.f.a. = 0.52 c.f.a.
 2.00 ac. x 0.27 c.f.a. = 0.54 c.f.a.
 2.00 ac. x 0.28 c.f.a. = 0.56 c.f.a.
 2.00 ac. x 0.29 c.f.a. = 0.58 c.f.a.
 2.00 ac. x 0.30 c.f.a. = 0.60 c.f.a.
 2.00 ac. x 0.31 c.f.a. = 0.62 c.f.a.
 2.00 ac. x 0.32 c.f.a. = 0.64 c.f.a.
 2.00 ac. x 0.33 c.f.a. = 0.66 c.f.a.
 2.00 ac. x 0.34 c.f.a. = 0.68 c.f.a.
 2.00 ac. x 0.35 c.f.a. = 0.70 c.f.a.
 2.00 ac. x 0.36 c.f.a. = 0.72 c.f.a.
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 2.00 ac. x 0.41 c.f.a. = 0.82 c.f.a.
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 2.00 ac. x 0.43 c.f.a. = 0.86 c.f.a.
 2.00 ac. x 0.44 c.f.a. = 0.88 c.f.a.
 2.00 ac. x 0.45 c.f.a. = 0.90 c.f.a.
 2.00 ac. x 0.46 c.f.a. = 0.92 c.f.a.
 2.00 ac. x 0.47 c.f.a. = 0.94 c.f.a.
 2.00 ac. x 0.48 c.f.a. = 0.96 c.f.a.
 2.00 ac. x 0.49 c.f.a. = 0.98 c.f.a.
 2.00 ac. x 0.50 c.f.a. = 1.00 c.f.a.
 2.00 ac. x 0.51 c.f.a. = 1.02 c.f.a.
 2.00 ac. x 0.52 c.f.a. = 1.04 c.f.a.
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 2.00 ac. x 0.68 c.f.a. = 1.36 c.f.a.
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 2.00 ac. x 0.70 c.f.a. = 1.40 c.f.a.
 2.00 ac. x 0.71 c.f.a. = 1.42 c.f.a.
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 2.00 ac. x 0.74 c.f.a. = 1.48 c.f.a.
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 2.00 ac. x 0.82 c.f.a. = 1.64 c.f.a.
 2.00 ac. x 0.83 c.f.a. = 1.66 c.f.a.
 2.00 ac. x 0.84 c.f.a. = 1.68 c.f.a.
 2.00 ac. x 0.85 c.f.a. = 1.70 c.f.a.
 2.00 ac. x 0.86 c.f.a. = 1.72 c.f.a.
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 2.00 ac. x 0.91 c.f.a. = 1.82 c.f.a.
 2.00 ac. x 0.92 c.f.a. = 1.84 c.f.a.
 2.00 ac. x 0.93 c.f.a. = 1.86 c.f.a.
 2.00 ac. x 0.94 c.f.a. = 1.88 c.f.a.
 2.00 ac. x 0.95 c.f.a. = 1.90 c.f.a.
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 2.00 ac. x 0.99 c.f.a. = 1.98 c.f.a.
 2.00 ac. x 1.00 c.f.a. = 2.00 c.f.a.

Basin Drainage Area
 Previous Permit = 0.08 ac.
 Proposed Permit = 0.08 ac.
 Total Area = 0.08 ac.

Basin Drainage Area
 Previous Permit = 0.19 ac.
 Proposed Permit = 0.19 ac.
 Total Area = 0.19 ac.

Basin Drainage Area
 Previous Permit = 0.08 ac.
 Proposed Permit = 0.08 ac.
 Total Area = 0.08 ac.

Basin Drainage Area
 Previous Permit = 1.20 ac.
 Proposed Permit = 1.20 ac.
 Total Area = 1.20 ac.

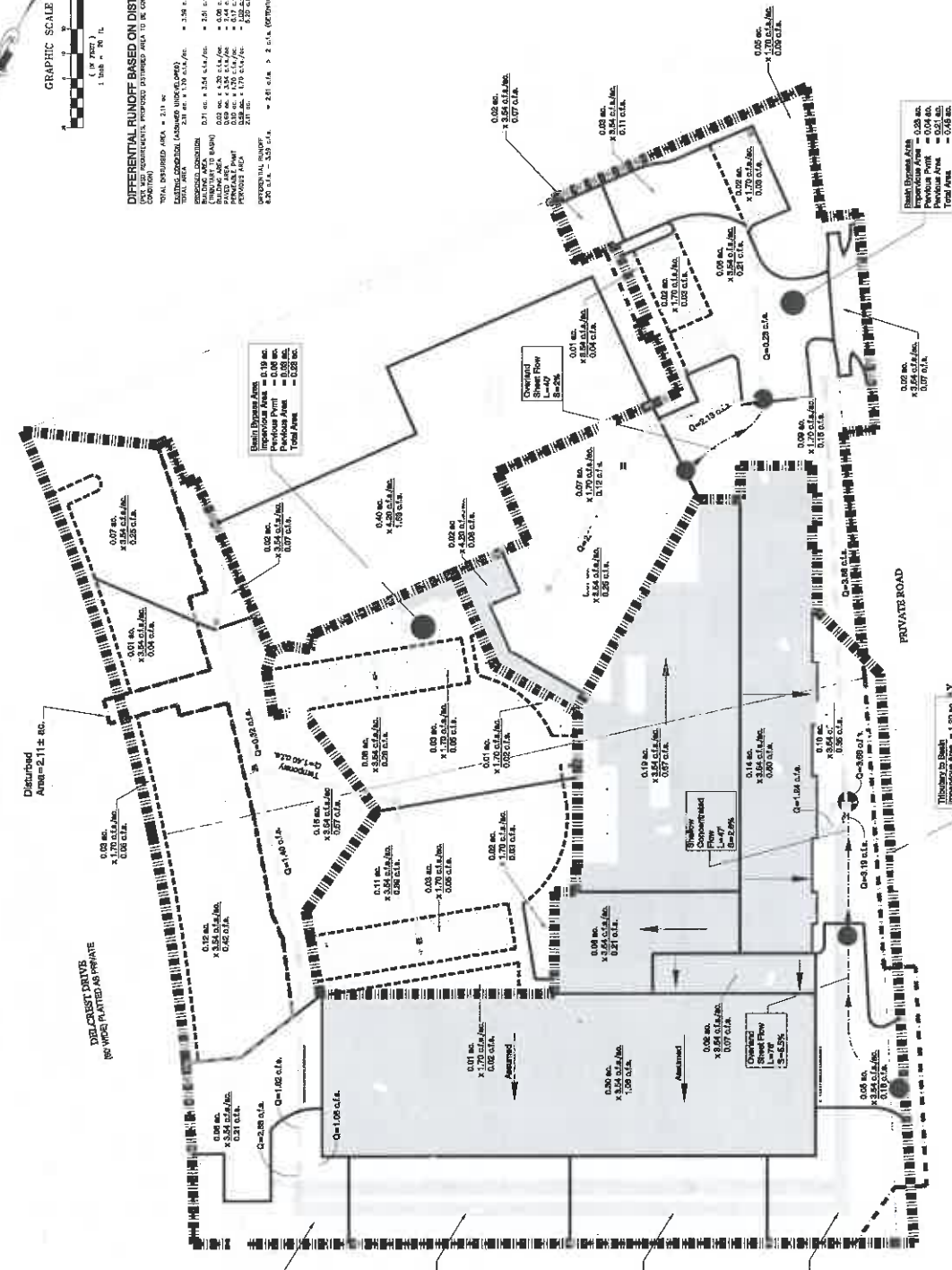


CROWN CENTER SENIOR - PHASE I & 2
 UNIVERSITY CITY, MO

SHEET TITLE: PROPOSED DRAINAGE AREA PLAN
 PROJECT NUMBER: CDD00000
 SHEET NUMBER:

C9
 DRAWN BY: CDD00000

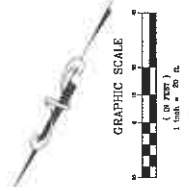
MSD NO.: 2015SD-00021
 MSD BASE MAP: 18K1



EROSION CONTROL LEGEND

	BLANK
	CONSTRUCTION ENTRANCE
	SETBACK
	CONSTRUCTION PARKING
	FABRIC LOOP

PROJECT SHEET
 Permit No. 08140220
 REVISIONS:



GENERAL NOTES

- CONSTRUCTION PARKING AREAS, MATERIAL LAYDOWN, WARD, AND SETBACK AREAS SHALL BE CONFINED BY 2' MINIMUM HEIGHT FABRIC LOOP. FABRIC LOOP SHALL BE INSTALLED TO SUBGRADE ELEVATION.

CEDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS
 10920 Skelton Office Drive
 Suite 200
 Kansas City, Missouri 64127
 Phone: 816-452-4040
 Fax: 816-452-1500
 www.cedc.com

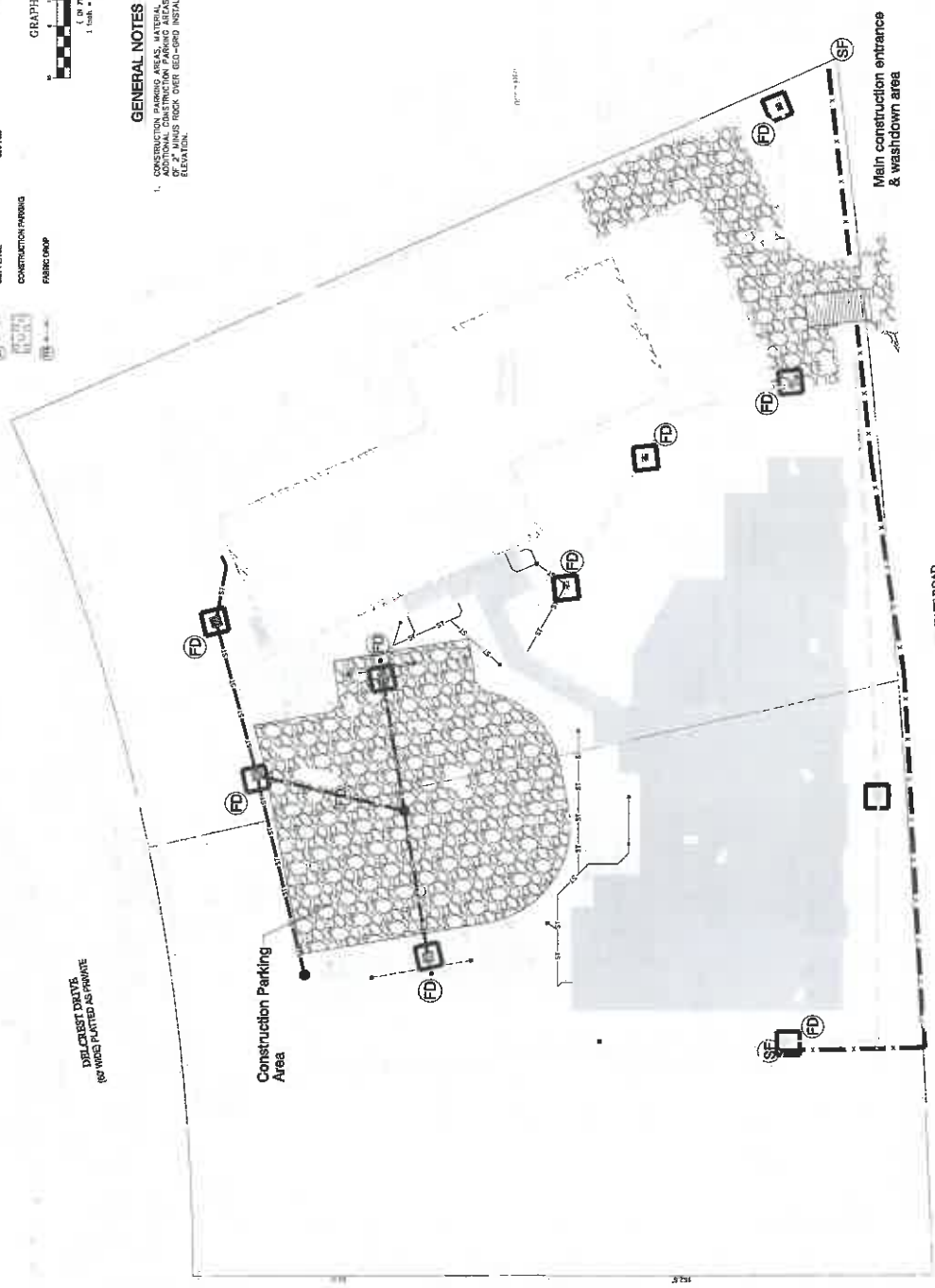


CROWN CENTER SENIOR - PHASE I & 2
 UNIVERSITY CITY, MO

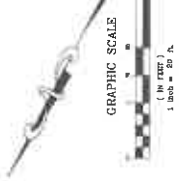
SHEET TITLE
 STORMWATER POLLUTION PREVENTION PLAN - PHASE 1
 PROJECT NUMBER: C12.008
 SHEET NUMBER:

C12.0
 DRAWN BY:
 CHECKED BY:

MSD NO.: 2016SC-00221
 MSD BASE MAP: 18K1



PROJECT NO. 08-140209
 DATE: 08/14/2009
 DRAWING NO. 11/03/09



EROSION CONTROL LEGEND

	EROSION CONTROL MEASURE
	CONSTRUCTION ENTRANCE
	SALT FENCE
	CONSTRUCTION PAVING
	PRIVATE ROAD

GENERAL NOTES

1. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE MARYLAND CONSTRUCTION PAVING BREAK SALT FENCE, SALT FENCES AND 2" JAWNS ROCK OVER C&G-2100 INSTALLED TO SUBGRADE ELEVATION.

CEDC
 CIVIL ENGINEERING
 DESIGN CONSULTANTS
 10900 Dulles Office Drive
 Suite 200
 Fairfax, VA 22031
 Phone: 703.271.1400
 Fax: 703.271.1404
 www.cedc.com



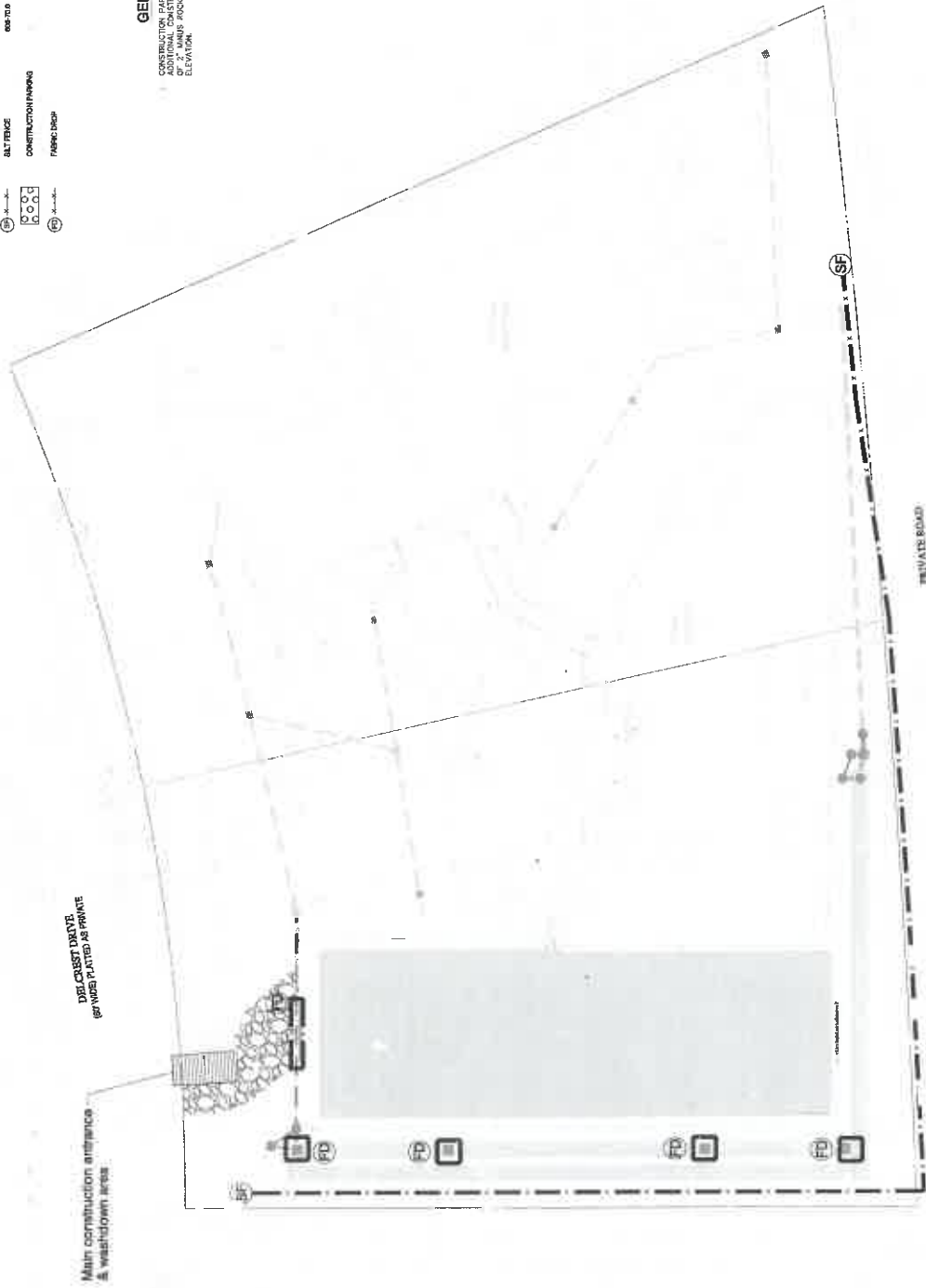
PAUL K. SMITH, P.E. - 2025
 CIVIL ENGINEER
 LICENSE NO. 2025000474

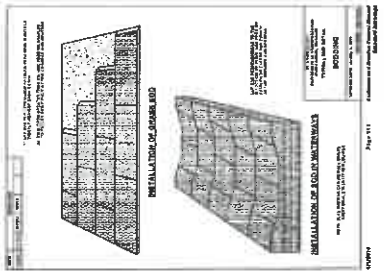
CROWN CENTER SENIOR - PHASE I & 2
 UNIVERSITY CITY, MO

HEET TITLE: CROWN CENTER SENIOR - PHASE I & 2
 PREVENTION PLAN - PHASE 2
 PROJECT NUMBER: 08-140209
 SHEET NUMBER:

C12.1

MSD NO.: 200830-002Z
 MSD BASE MAP: 18M1





GENERAL NOTES:

1. All work shall be in accordance with the 2015 International Plumbing Code (IPC) and the 2015 International Mechanical Code (IMC).
2. All work shall be in accordance with the 2015 International Fire Code (IFC).
3. All work shall be in accordance with the 2015 International Building Code (IBC).
4. All work shall be in accordance with the 2015 International Energy Conservation Code (IECC).
5. All work shall be in accordance with the 2015 International Existing Building Code (IEBC).
6. All work shall be in accordance with the 2015 International Green Building Code (IGBC).
7. All work shall be in accordance with the 2015 International Residential Code (IRC).
8. All work shall be in accordance with the 2015 International Sign Code (ISC).
9. All work shall be in accordance with the 2015 International Vehicle Code (IVC).
10. All work shall be in accordance with the 2015 International Zoning Ordinance (IZO).

Page 111
 Revision and Project Control Sheet

REVISIONS

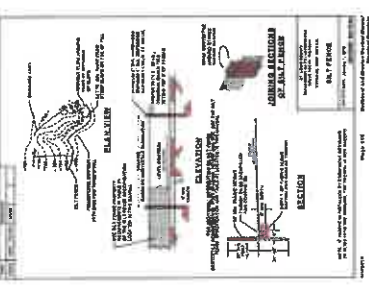
NO.	DATE	DESCRIPTION
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2	08/14/2020	ISSUED FOR PERMIT
3	08/14/2020	ISSUED FOR PERMIT
4	08/14/2020	ISSUED FOR PERMIT
5	08/14/2020	ISSUED FOR PERMIT
6	08/14/2020	ISSUED FOR PERMIT
7	08/14/2020	ISSUED FOR PERMIT
8	08/14/2020	ISSUED FOR PERMIT
9	08/14/2020	ISSUED FOR PERMIT
10	08/14/2020	ISSUED FOR PERMIT

Page 112
 Revision and Project Control Sheet

GENERAL NOTES:

1. All work shall be in accordance with the 2015 International Plumbing Code (IPC) and the 2015 International Mechanical Code (IMC).
2. All work shall be in accordance with the 2015 International Fire Code (IFC).
3. All work shall be in accordance with the 2015 International Building Code (IBC).
4. All work shall be in accordance with the 2015 International Energy Conservation Code (IECC).
5. All work shall be in accordance with the 2015 International Existing Building Code (IEBC).
6. All work shall be in accordance with the 2015 International Green Building Code (IGBC).
7. All work shall be in accordance with the 2015 International Residential Code (IRC).
8. All work shall be in accordance with the 2015 International Sign Code (ISC).
9. All work shall be in accordance with the 2015 International Vehicle Code (IVC).
10. All work shall be in accordance with the 2015 International Zoning Ordinance (IZO).

Page 113
 Revision and Project Control Sheet



Page 114
 Revision and Project Control Sheet

GENERAL NOTES:

1. All work shall be in accordance with the 2015 International Plumbing Code (IPC) and the 2015 International Mechanical Code (IMC).
2. All work shall be in accordance with the 2015 International Fire Code (IFC).
3. All work shall be in accordance with the 2015 International Building Code (IBC).
4. All work shall be in accordance with the 2015 International Energy Conservation Code (IECC).
5. All work shall be in accordance with the 2015 International Existing Building Code (IEBC).
6. All work shall be in accordance with the 2015 International Green Building Code (IGBC).
7. All work shall be in accordance with the 2015 International Residential Code (IRC).
8. All work shall be in accordance with the 2015 International Sign Code (ISC).
9. All work shall be in accordance with the 2015 International Vehicle Code (IVC).
10. All work shall be in accordance with the 2015 International Zoning Ordinance (IZO).

Page 115
 Revision and Project Control Sheet

REVISIONS

NO.	DATE	DESCRIPTION
1	08/14/2020	ISSUED FOR PERMIT
2	08/14/2020	ISSUED FOR PERMIT
3	08/14/2020	ISSUED FOR PERMIT
4	08/14/2020	ISSUED FOR PERMIT
5	08/14/2020	ISSUED FOR PERMIT
6	08/14/2020	ISSUED FOR PERMIT
7	08/14/2020	ISSUED FOR PERMIT
8	08/14/2020	ISSUED FOR PERMIT
9	08/14/2020	ISSUED FOR PERMIT
10	08/14/2020	ISSUED FOR PERMIT

Page 116
 Revision and Project Control Sheet

CROWN CENTER SENIOR LIVING - PHASE I

St. Louis, MO

MHDC # 19-087 T-MO

PROJECT CERTIFICATION

I, **Jamali Cassel, AIA**, hereby certify that the documents herein are the documents prepared by my firm and I am the author of the same.

I hereby declare my responsibility for all other plans, specifications, and notes which may be used for any part of the construction or engineering project or survey.

SEAL

Jamali Cassel, AIA

REGIONAL MAP



VICINITY MAP



CROWN CENTER SENIOR LIVING - PHASE I
8350 DELCREST DRIVE
ST. LOUIS, MO 63124

SHEET INDEX

REFERENCE SHEET G-001a FOR SHEET INDEX

PROJECT DATA

PROJECT DESIGN INFORMATION
 ASK CONTRACTOR FOR
 ZONING: FROM
 CODES:
 2015 INTERNATIONAL RESIDENCE CODE
 2015 INTERNATIONAL MECHANICAL CODE
 2015 INTERNATIONAL PLUMBING AND PIPE FITTING CODE
 2015 NATIONAL ELECTRICAL CODE
 2015 SOLE ENERGY CODE
 OCCUPANCY GROUP: R-AND B
 TYPE OF CONSTRUCTION: VI-BUILDING THROUGH EFT FLORS
 NOTES: ALL WORK SHALL BE IN ACCORDANCE WITH THE CITY OF ST. LOUIS
 BUILDINGS ARE TO BE USED IN THE MANNER OF THE PROJECT

BUILDING SUMMARY:
 NUMBER OF TOTAL BUILDING - FOUR STORES OVER ROOM
 SQUARE FOOTAGE: SQUARE FEET
 FIRST FLOOR: 14,478 S.F.
 SECOND FLOOR: 14,478 S.F.
 THIRD FLOOR: 14,478 S.F.
 TOTAL: 43,434 S.F.

USE CLAIMED: OVERALL USE TOTAL = 43,434 S.F.
 4 APARTS PER ROOMER ON EACH UNIT
 HOURS PER UNIT (PER TOTAL)
 TOTAL UNIT: 10,858 S.F.
 TOTAL UNIT: 10,858 S.F.
 TOTAL UNIT: 10,858 S.F.
 TOTAL UNIT: 10,858 S.F.

MECHANICAL, ELECTRICAL, & PLUMBING:
 MECHANICAL: 10,858 S.F.
 ELECTRICAL: 10,858 S.F.
 PLUMBING: 10,858 S.F.

DATE OF DRAWING:
 10/10/2020
 BY: JAMALI CASSEL, AIA

PROJECT TEAM

OWNER:
 CROWN CENTER SENIOR LIVING
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124
 CONTACT: JAMALI CASSEL, AIA
 PHONE: 314.433.1234

ARCHITECT:
 ROSEMAN & ASSOCIATES, P.C.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 CONTACT: JAMALI CASSEL, AIA
 PHONE: 314.433.1234

CONTRACTOR:
 KUBALSKI AND ASSOCIATES, INC.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 CONTACT: JAMALI CASSEL, AIA
 PHONE: 314.433.1234

STRUCTURAL ENGINEER:
 ROSEMAN & ASSOCIATES, P.C.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 CONTACT: JAMALI CASSEL, AIA
 PHONE: 314.433.1234

MECHANICAL, ELECTRICAL, & PLUMBING ENGINEER:
 ROSEMAN & ASSOCIATES, P.C.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 CONTACT: JAMALI CASSEL, AIA
 PHONE: 314.433.1234

CIVIL:
 ROSEMAN & ASSOCIATES, P.C.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 CONTACT: JAMALI CASSEL, AIA
 PHONE: 314.433.1234

SIGNATURE BLOCK

OWNER:
 CROWN CENTER SENIOR LIVING
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124
 BY: JAMALI CASSEL, AIA
 DATE: 10/10/2020

ARCHITECT:
 ROSEMAN & ASSOCIATES, P.C.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 BY: JAMALI CASSEL, AIA
 DATE: 10/10/2020

CONTRACTOR:
 KUBALSKI AND ASSOCIATES, INC.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 BY: JAMALI CASSEL, AIA
 DATE: 10/10/2020

MECHANICAL, ELECTRICAL, & PLUMBING ENGINEER:
 ROSEMAN & ASSOCIATES, P.C.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 BY: JAMALI CASSEL, AIA
 DATE: 10/10/2020

CIVIL:
 ROSEMAN & ASSOCIATES, P.C.
 150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 BY: JAMALI CASSEL, AIA
 DATE: 10/10/2020

SHEET INDEX LEGEND
 SHEET NAME: G-001
 SHEET NUMBER: 19-087 T-MO
 SHEET DATE: 10/10/2020

PROJECT NUMBER: 19-087 T-MO
 PROJECT NAME: CROWN CENTER SENIOR LIVING - PHASE I
 PROJECT LOCATION: ST. LOUIS, MO
 PROJECT DATE: 10/10/2020



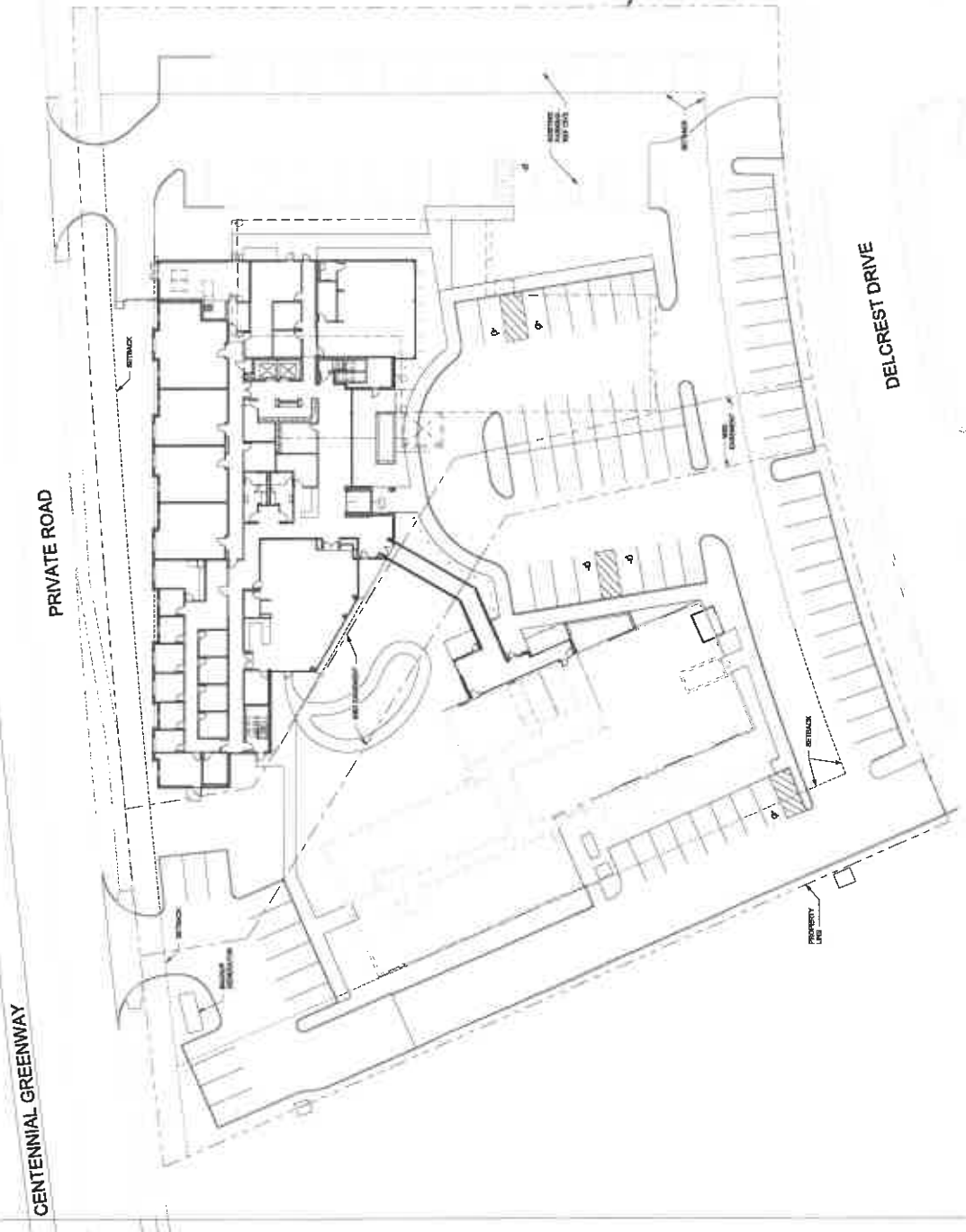
150 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 PHONE: 314.433.1234
 WWW.ROSEMAN-AND-ASSOCIATES.COM

CROWN CENTER SENIOR LIVING - PHASE I
8350 DELCREST DRIVE
ST. LOUIS, MO 63124
MHDC # 19-087 T-MO

G-001
 SHEET NUMBER: 19-087 T-MO
 SHEET DATE: 10/10/2020

PROJECT NUMBER:
REVISIONS:

ARCHITECTURAL SITE PLAN GENERAL NOTES
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1 OVERALL SITE PLAN
1" = 20'-0"

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ARCHITECTURE
INTERIOR DESIGN
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www.rosemann.com
PLANNING
#1 418.678.1448
Chicago, MO 63125



CROWN CENTER SENIOR
LIVING - PHASE I
8350 DELCREST DRIVE
ST. LOUIS, MO 63124

SHEET TITLE:
PROJECT NUMBER:
PROJECT NAME:

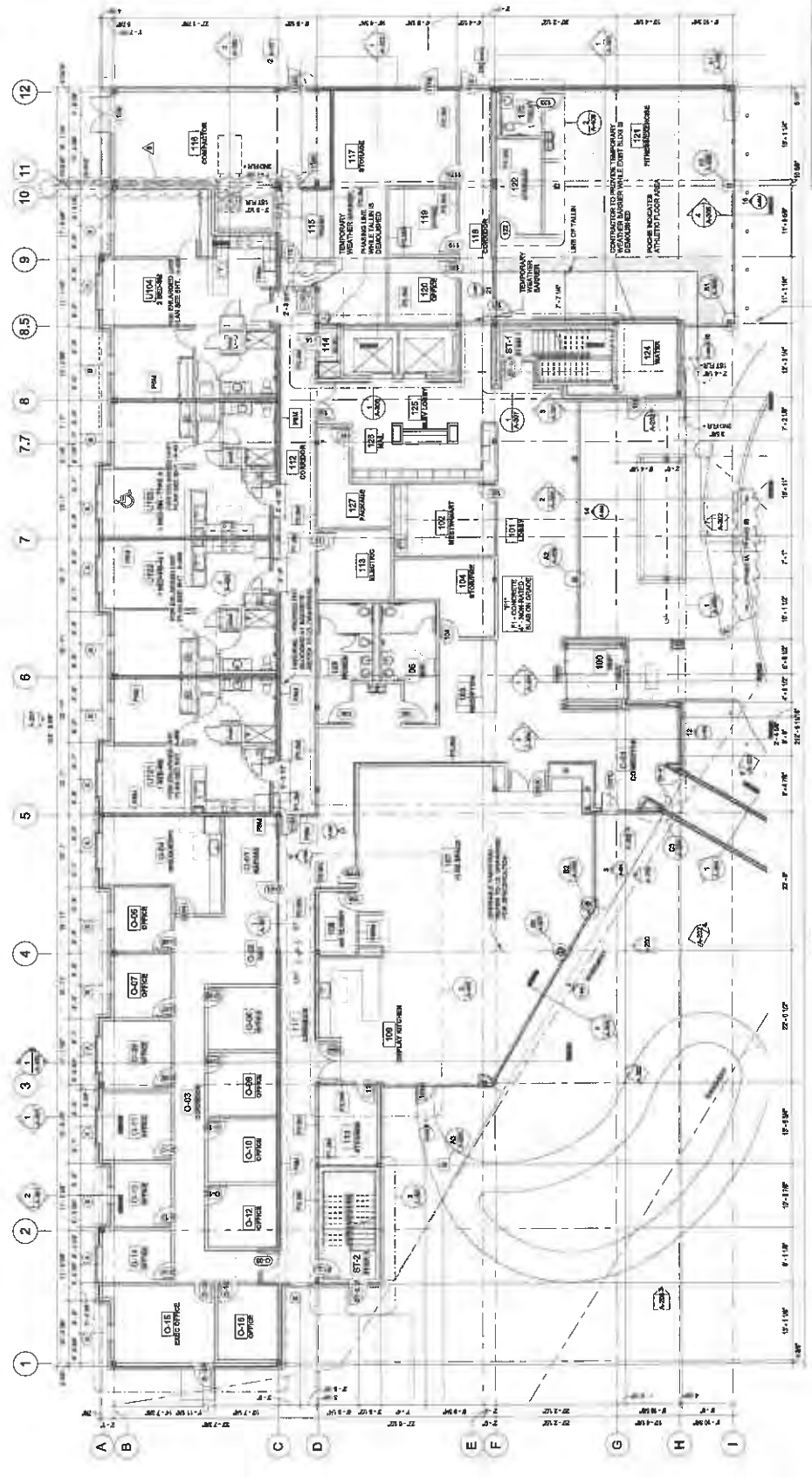
AS-100

PROJECT NO. 17-148001-14-200
 DATE: 08/14/2017
 DRAWING NO. 17-148001-14-200-01
 PROJECT NAME: CROWN CENTER SENIOR LIVING - PHASE I
 CLIENT: ST. LOUIS, MO 63124

ROSEMAN & ASSOCIATES, P.C.
 ARCHITECTURE
 148 N. Meridian Avenue, Ste 200
 St. Louis, MO 63102
 Phone: (314) 433-1443
 Fax: (314) 433-1444
 www.roseman.com
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CROWN CENTER SENIOR LIVING - PHASE I
 ST. LOUIS, MO 63124

A-101
 SHEET TITLE: FIRST FLOOR PLAN
 PROJECT NUMBER: 17-148001-14-200
 SHEET NUMBER:



PLAN LEGEND

[Symbol]	PARTIAL HEIGHT PARTITION
[Symbol]	WALL IN RATED WALL
[Symbol]	CONCRETE ON MASONRY WALL
[Symbol]	WINDOW TYPE, REFERENCE WINDOW SCHEDULE ON SHEET A-02
[Symbol]	DOOR TYPE, REFERENCE WINDOW SCHEDULE ON SHEET A-02
[Symbol]	DOOR AND WINDOW SCHEDULES ON A-02 SHEET
[Symbol]	PARTITION WALL, STUD WALL, PARTITION PER U.L.D., ALL INTERIOR PARTITION WALLS SHALL BE PER U.L.D. PER U.L.D. PER U.L.D. PER U.L.D.
[Symbol]	INDICATE CEILING PRINT
[Symbol]	OUT. ED. CEILING, TYP. AT F.F. A.U.F.
[Symbol]	CONDUIT
[Symbol]	REPART LIGHT

CONSTRUCTION PERMITS GENERAL NOTE: TO BE OBTAINED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. PERMITS SHALL BE OBTAINED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

GENERAL FIRST FLOOR PLAN NOTE: ALL ROOMS AND DOORS ARE TO BE PROTECTED PER U.L.D. PER U.L.D. PER U.L.D. PER U.L.D.

REFERENCE 0-003 FOR GENERAL NOTES

1 FIRST FLOOR PLAN
 1/8" = 1'-0"

CONSTRUCTION PERMITS GENERAL NOTE: TO BE OBTAINED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. PERMITS SHALL BE OBTAINED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

GENERAL FIRST FLOOR PLAN NOTE: ALL ROOMS AND DOORS ARE TO BE PROTECTED PER U.L.D. PER U.L.D. PER U.L.D. PER U.L.D.

REFERENCE 0-003 FOR GENERAL NOTES

CONSTRUCTION PERMITS GENERAL NOTE: TO BE OBTAINED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. PERMITS SHALL BE OBTAINED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

GENERAL FIRST FLOOR PLAN NOTE: ALL ROOMS AND DOORS ARE TO BE PROTECTED PER U.L.D. PER U.L.D. PER U.L.D. PER U.L.D.

POINTS INDEXED
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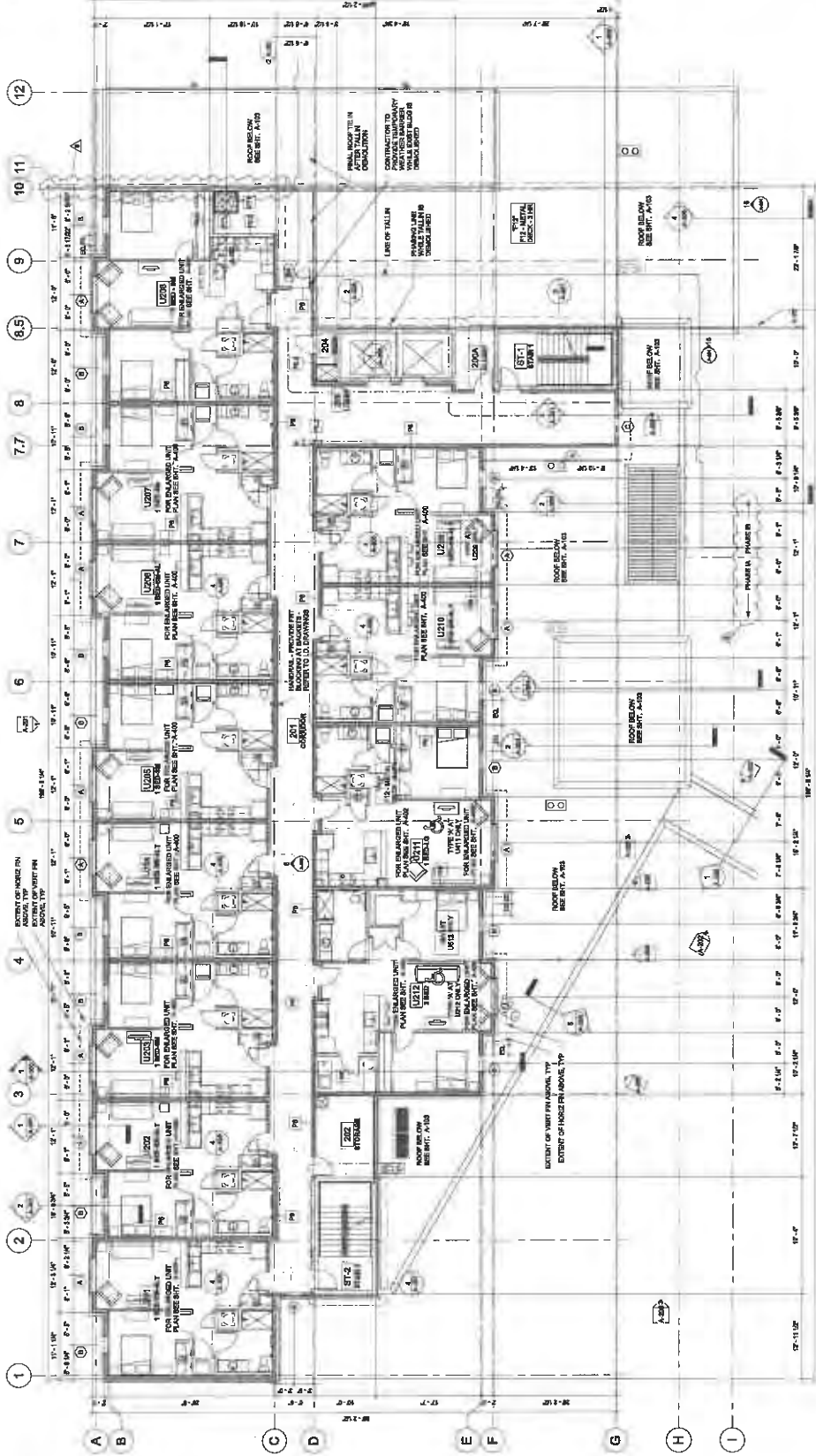
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 PLANNING
 1501 N. MARSHALL AVENUE, 3RD FLOOR
 ST. LOUIS, MO 63105
 314.578.1448
 WWW.ROSEMAN.COM

CROWN CENTER SENIOR LIVING - PHASE I
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124

SHEET TITLE
 TYPICAL FLOOR PLAN
 PROJECT NUMBER: 1909
 SHEET NUMBER:

A-102

REFERENCE G-402 FOR GENERAL NOTES
 REFERENCE A-101 FOR PLAN LEGEND



TYPICAL FLOOR PLAN
2ND-5TH FLOORS
 100-110

CONSTRUCTION PHASE GENERAL NOTE:
 THIS PLAN IS INTENDED TO BE USED FOR THE
 CONSTRUCTION OF THE PHASE I BUILDING.
 ANY CHANGES TO THE PLAN SHALL BE
 APPROVED BY THE ARCHITECT.

ACCORDING TO THE
 TYPICAL FLOOR PLAN AND DOORS
 -ADAPT PLAN AND DETAIL GULLOUP

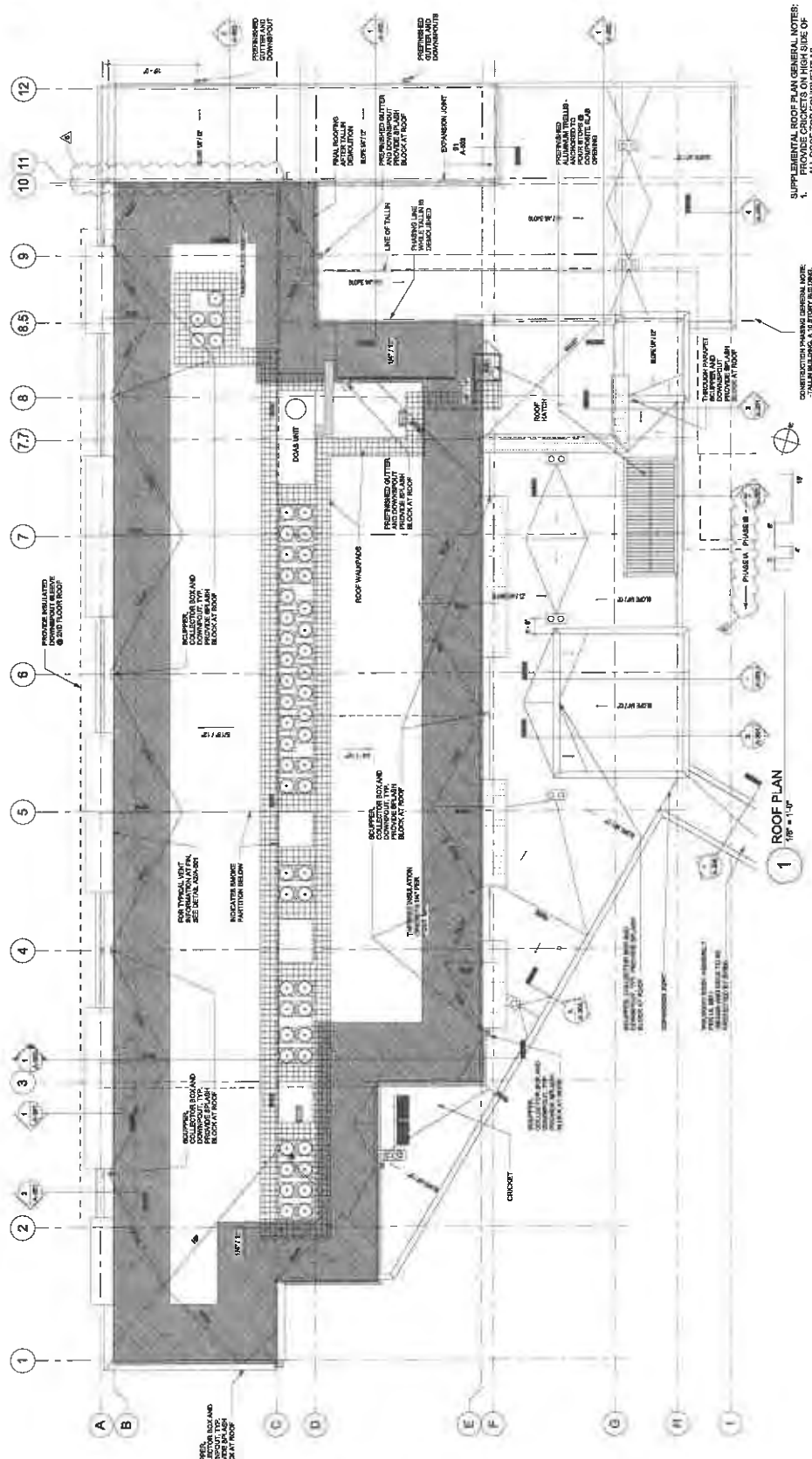
PROJECT: A-103
 DATE: 08/11/2020
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 APPROVED BY: [Name]

rosemann & associates pc
 ARCHITECTS
 138 N. Main Street, Ste. 200
 Clayton, MO 63105
 P: 314.878.1448
 F: 314.878.1448
 rosemann@rosemann.com
 WWW.ROSEMANNA.COM

CROWN CENTER SENIOR LIVING - PHASE I
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124

PROJECT NUMBER: 1008
 SHEET NUMBER:

A-103



- SUPPLEMENTAL ROOF PLAN GENERAL NOTES:**
1. PROVIDE CRACKETS ON HIGH SIDE OF ALL ROOF TOP EQUIPMENT AS SHOWN.
 2. PROVIDE 2" TAPERED INSULATION, BUILDING OVER CONCRETE DECK. INSULATION SHALL BE FULLY ADHERED (SLOPE AS INDICATED) AND FULLY ADHERED MEMBRANE SHALL BE FULLY ADHERED TO INSULATION.
 3. ROOF ASSEMBLY FOR 2ND FLOOR LINK, THROUGH PARAPET, THROUGH ROOF AND THROUGH WALL SHALL HAVE A CLEAR OPEN AREA OF 4'-0".
 4. DOWNPOUTS SHALL HAVE A CLEAR OPEN AREA OF 4'-0".

CONSTRUCTION PHASING GENERAL NOTE:
 TO BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD. ALL PHASING SHALL BE MAINTAINED AS SHOWN ON THIS PLAN.

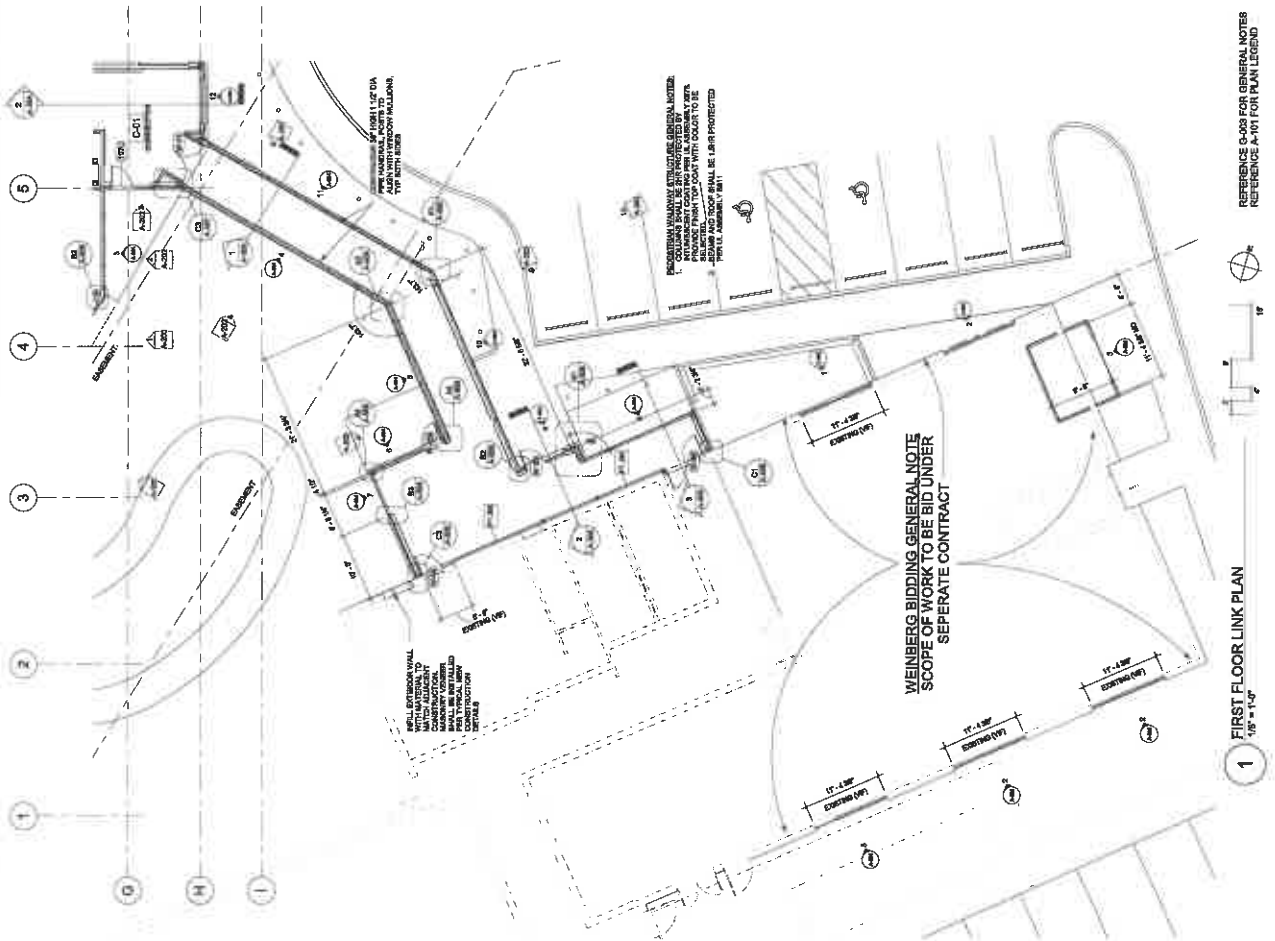
REFERENCE 0-009 FOR GENERAL NOTES
 REFERENCE A-101 FOR PLAN LEGEND

PROJECT NUMBER: 1008
 PROJECT NAME: CROWN CENTER SENIOR LIVING - PHASE I
 PROJECT ADDRESS: 8350 DELCREST DRIVE, ST. LOUIS, MO 63124
 PROJECT DATE: AUGUST 14, 2020

rosemann & associates
 ARCHITECTURE
 INTERIOR DESIGN
 PLANNING
 128 N. MARSHALL AVENUE, SUITE 200
 ST. LOUIS, MO 63102
 TEL: 314.478.3448
 WWW.ROSEMANNA.COM
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 DESIGNER: KANSAS CITY & ST. LOUIS & ATLANTA

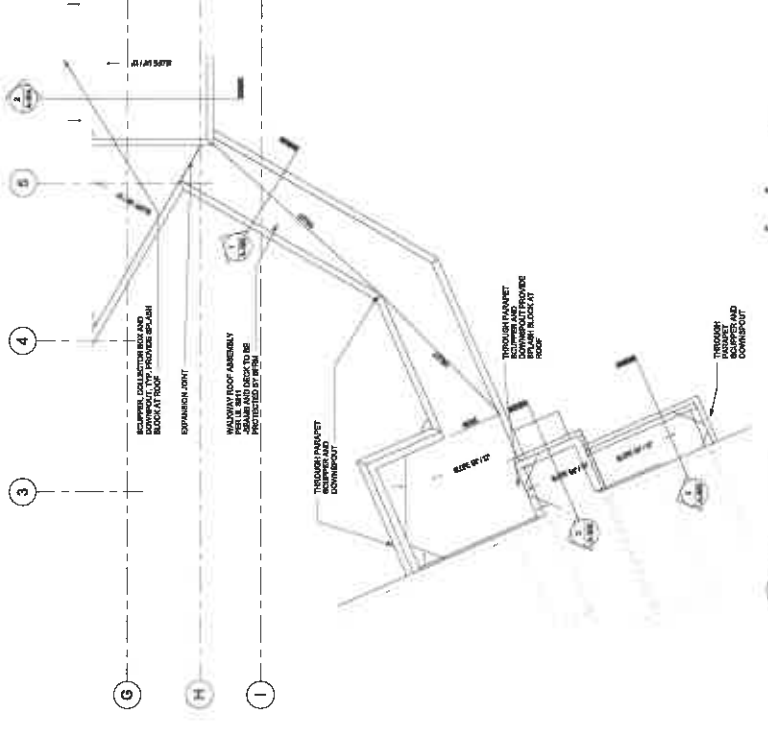
CROWN CENTER SENIOR LIVING - PHASE I
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124

SHEET TITLE: LINK FLOOR AND ROOF PLAN
 PROJECT NUMBER: 1008
 SHEET NUMBER: A-104



REFERENCE S-008 FOR GENERAL NOTES
 REFERENCE A-101 FOR PLAN LEGEND

1 FIRST FLOOR LINK PLAN
 1/8" = 1'-0"



2 LINK ROOF PLAN
 1/8" = 1'-0"

- SUPPLEMENTAL ROOF PLAN GENERAL NOTES:
1. PROVIDE CRACKER ON HIGH SIDE OF ALL ROOF TOP EQUIPMENT AS REQUIRED TO DIVERGENT WATER.
 2. PROVIDE THROUGH ROOFER AND EQUIPMENT DOWNROOF AS REQUIRED FOR ALL LINKS OVER CONCRETE DECK. ADHERED R-30 MINIMUM RIGID INSULATION, ADHERED COVERBOARD AND FULLY ADHERED (SLOPE AS INDICATED).
 3. ROOF ASSEMBLY FOR 2ND FLOOR LINK, OVER METAL DECK: ADHERED R-30 MINIMUM RIGID INSULATION, WITH TAPERED INSULATION (SLOPE AS INDICATED), ADHERED COVERBOARD AND FULLY ADHERED MEMBRANE.

REFERENCE 9-003 FOR GENERAL NOTES

MATERIAL LEGEND

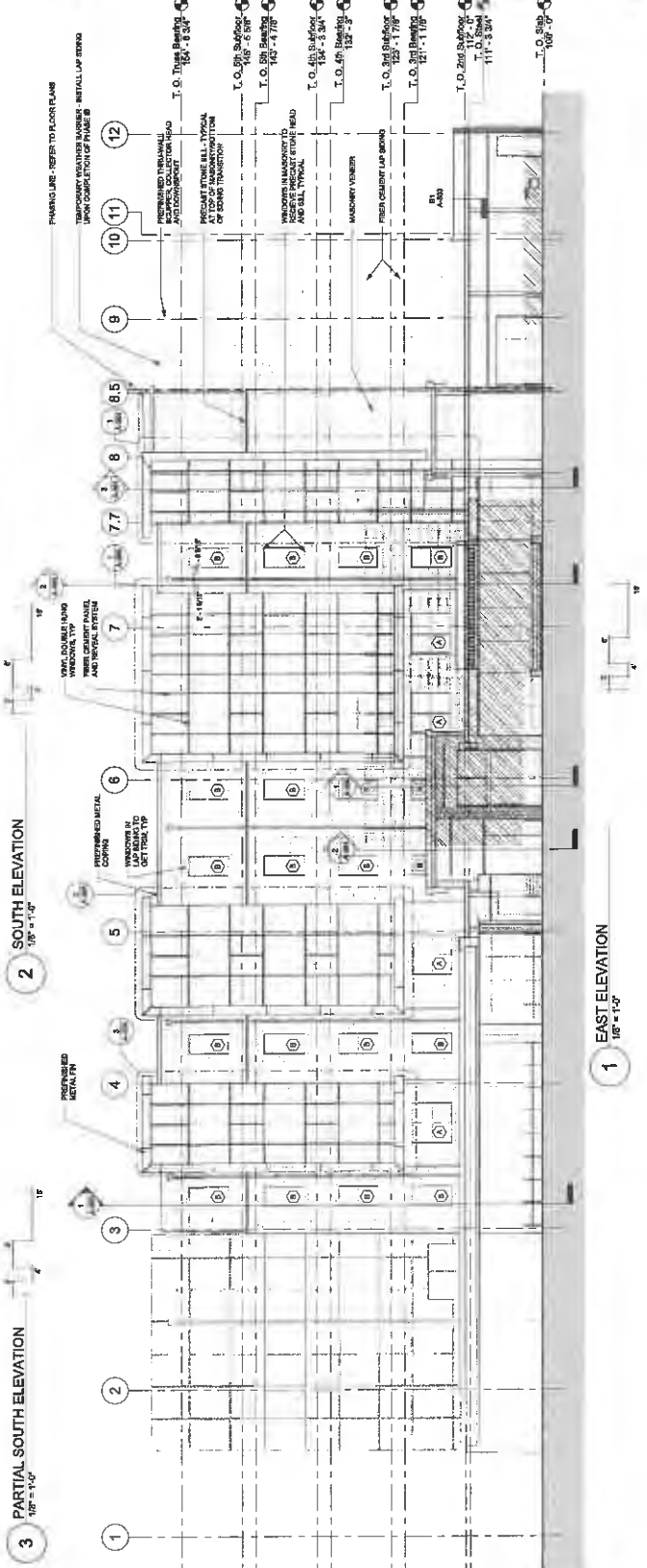
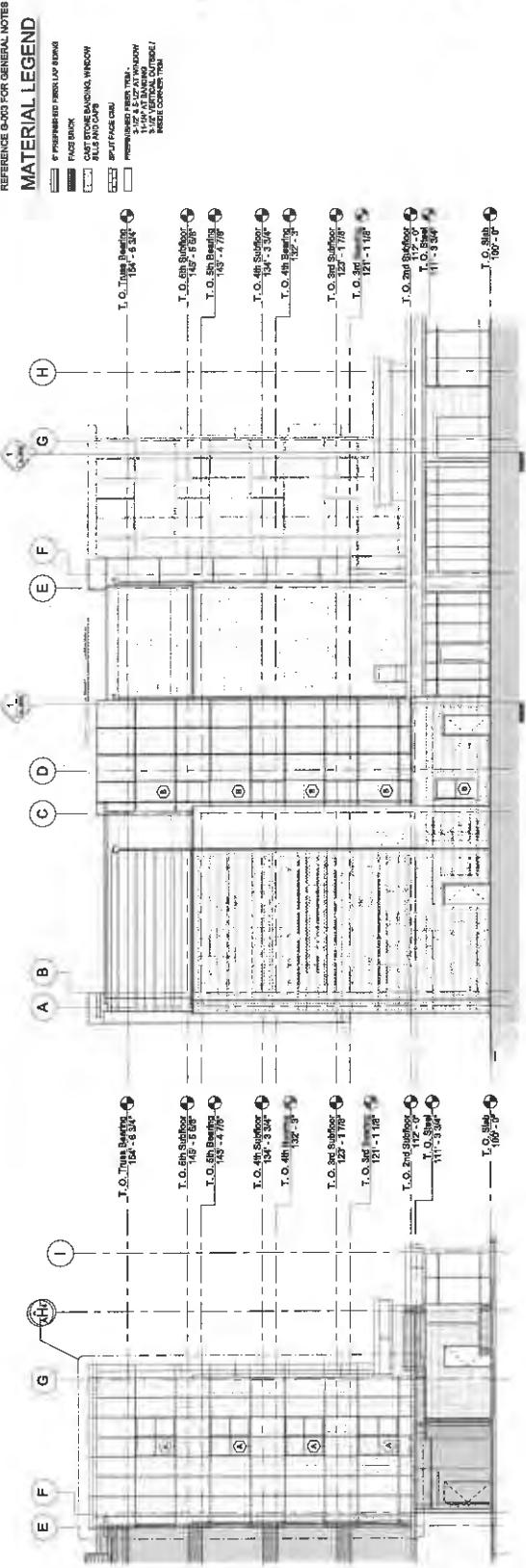
- PREPARED METAL LAP SIDING
- FACE BRICK
- CAST STONE BRICKS, WINDOW SILL AND CAPS
- SP-1 FACE GR.
- PREPARED FIBER TRIM
- 1/2\" x 1/2\" x 1/2\" (3\" x 3\" x 3\") 1\" x 1\" x 1\" (4\" x 4\" x 4\") 1\" x 1\" x 1\" (4\" x 4\" x 4\") 1\" x 1\" x 1\" (4\" x 4\" x 4\")
- PREPARED METAL LAP SIDING

168 N. MARIAM AVE., SUITE 200
 ARCHITECTURE
 CHICAGO, IL 60610
 PROJECT NUMBER: 1608
 SHEET NUMBER: A-200

CROWN CENTER SENIOR LIVING - PHASE I
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124

168 N. MARIAM AVE., SUITE 200
 ARCHITECTURE
 CHICAGO, IL 60610
 PROJECT NUMBER: 1608
 SHEET NUMBER: A-200

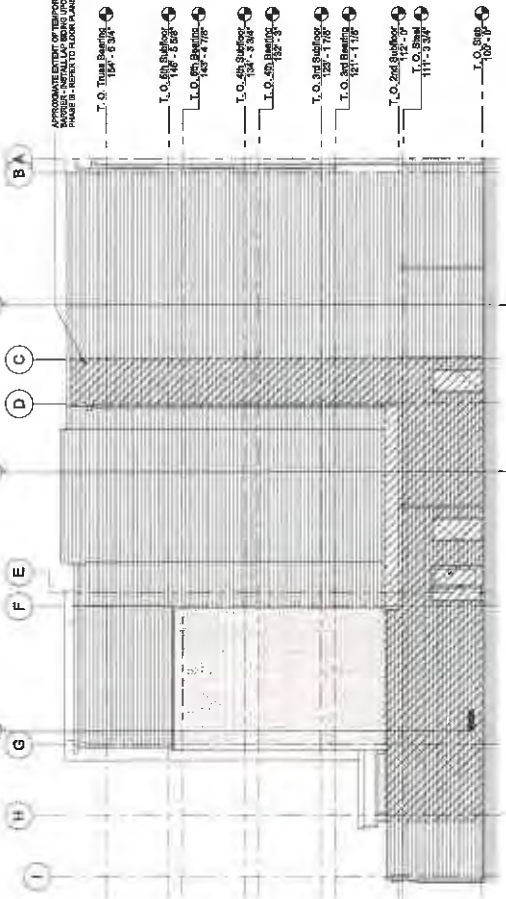
A-200



REFERENCE G-100 FOR GENERAL NOTES
 REFERENCE H-200 FOR MATERIAL LEGEND

PRINTS ISSUED
 PERMIT SET - AUGUST 14, 2020
 REVISIONS

APPROXIMATE CENTER OF GRAVITY FOR EACH FLOOR AND ROOF ARE SHOWN. METRIC AND U.S. UNITS ARE PROVIDED FOR CONVENIENCE OF PHASE II. REFER TO FLOOR PLANS FOR EXISTENTS



2 NORTH ELEVATION
 1/8" = 1'-0"

155 N. Meramec Avenue, Ste 200
 St. Louis, MO 63105
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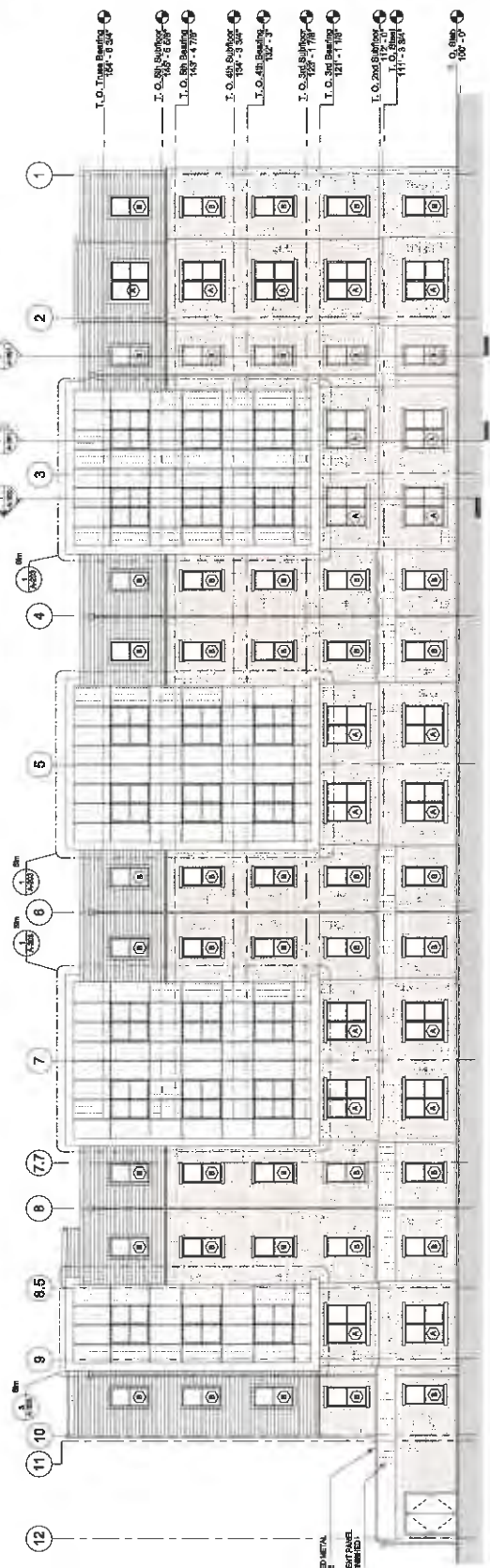


ROSEMAN & ASSOCIATES
 ENGINEER & ARCHITECTS
 ST. LOUIS & ATLANTA

CROWN CENTER SENIOR
 LIVING - PHASE I
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124

SHEET TITLE
 EXTENSION ELEVATIONS
 PROJECT NUMBER: 100P
 SHEET NUMBER

A-201



1 WEST ELEVATION
 1/8" = 1'-0"

PROPOSED METAL
 ROOF PANEL WITH
 FIBER GLASS INSULATION
 NOT SHOWN

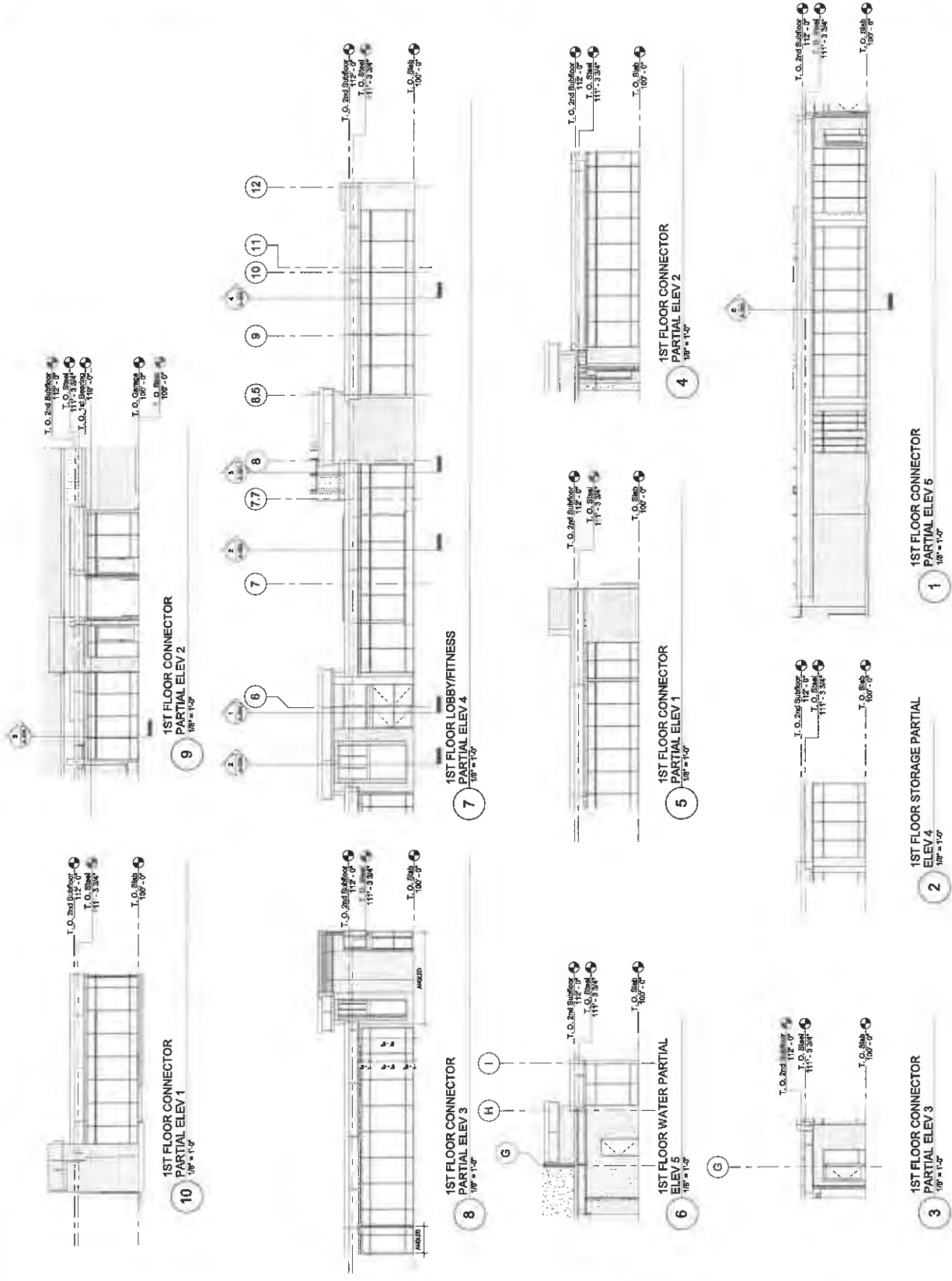
PROJECT NO. A080817-14-002
 REVISIONS:
 1. 08/27/14
 2. 09/02/14

rosemann & associates pc
 ARCHITECTURE
 INTERIOR DESIGN
 ENGINEERING
 PLANNING
 108 N. Karameo Avenue, Ste 200
 Chicago, IL 60642
 P: 312.578.1445
 F: 312.578.1446
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**CROWN CENTER SENIOR
 LIVING - PHASE I**
 8350 DELCREST DRIVE
 ST. LOUIS, MO 63124

REVISED
 ELEVATION
 PROJECT NUMBER: 1008
 SHEET NUMBER:

A-202





Plan Commission

6801 Delmar Boulevard, University City, Missouri 63130, Phone: (314) 862-6767, Fax: (314) 862-3168

October 28, 2021

Ms. LaRette Reese
City Clerk
City of University City
6801 Delmar Boulevard
University City, MO 63130

RE: New Final Development Plan Approval – (PC 21-02)

Dear Ms. Reese,

At a scheduled meeting on October 27, 2021 at 6:30 pm via videoconference, the Plan Commission considered the application by Crown Center Senior Living to approve the Second Amended Final Development Plan for the parcels located at 8348 – 8350 Delcrest Drive.

By a vote of 5 to 0, the Plan Commission recommended approval of said amendments to the Final Development Plan.

Sincerely,

Margaret Holly, Chairperson
University City Plan Commission



Department of Planning and Development

6801 Delmar Boulevard, University City, Missouri 63130, Phone: (314) 505-8500, Fax: (314) 862-3168

STAFF REPORT

(City Council)

MEETING DATE: November 8, 2021

FILE NUMBER: PC 21-02

COUNCIL DISTRICT: 1

Location: 8348-8350 Delcrest Drive

Applicant: Douglas McElvain with Rosemann and Associates on behalf of Council Apartments, LLC (property owner)

Property Owner: Council Apartments, LLC

Request: 1) Second Amended Final Development Plan Approval

Existing Zoning: PD-M – Planned Development – Mixed Use

Existing Land Use: Senior living facility (multi-family residential) with associated offices and accessory uses

Proposed Zoning: PD-R – Planned Development – Residential

Proposed Land Use: No change

Surrounding Zoning and Current Land Use:

North: CC: Core Commercial

East: CC: Core Commercial

South: HRO: High Density Residential/Office

West: CC: Core Commercial

COMPREHENSIVE PLAN CONFORMANCE

Yes No No reference

PLAN COMMISSION RECOMMENDATION

Approval Approval with Conditions Denial

ATTACHMENTS:

A. Application Packet

Existing Property

The proposed development is located at 8348/8350 Delcrest Drive. The two (2) parcels were recently subdivided into three (3) parcels that total 2.76 acres. The subject property is located on the west side of Delcrest Drive, approximately 350 feet south of Delmar Boulevard. The subject property currently consists of two buildings. The northern building, ("Tallin Building") is a 126-unit multifamily affordable housing complex constructed in the mid 1960s. It is 10 stories in height. The southern building was constructed in 1995 and is 8 stories in height.

The buildings are currently used as a multi-family residential facility for senior living. The complex also includes accessory uses such as a cafeteria, fitness facility, gardening areas, offices associated with the operation of the facility, and other activity areas and meeting rooms.

Off-street parking is provided to the north, west, and south of the buildings including 134 total parking spaces. Access to the subject property from Delcrest Drive is currently provided by two curb cuts, located at the north and south ends of the off-street parking areas.

Background

Conditional Use Permit (1991) – The subject property is currently operating under a Conditional Use Permit that was approved in 1991 to allow for the construction of the southern building to be integrated with the existing building to the north and that the facility would operate as a senior living facility. The original proposal was for 262 units with a floor area ratios of 1.45 and 124 off-street parking spaces. However, the development was completed with 244 units and a floor area ratio of 1.34

Zoning Variance (2013) – A variance to allow a reduction in the width of the required landscape buffer between the proposed parking and public right-of-way along Delcrest Drive was granted by the Board of Adjustment on October 21, 2013. The variance was approved to allow a five-foot landscape buffer in lieu of the ten feet required per the Zoning Code.

PD-M – Planned Development Mixed Use (2014) – The property was re-zoned from HRO – Hight Density Residential/Office District to PD-M in 2014. Planned Development Districts are attached to a parcel and may only be development in accordance with an approved development plan.

Preliminary Development Plan Approval (2014) – A preliminary development plan was approved by the City Council limiting the permitted use to a multi-family residential development for senior living with associated accessory uses including, but not limited to offices related to the operation of the facility, a café and dining area, a demonstration kitchen, a fitness are, and an outdoor gardening area which may be open to the public. The total number of residential units approved was not to exceed 244 and a minimum of 134 off-street parking spaces were to be maintained.

Final Development Plan Approval (2014) – A final development plan was approved in 2014.

Amended Final Development Plan Approval (2017) – The final development plan was amended in 2017.

Extension Request #1 Approved (2019) – The City Council granted a one-year extension to the previously approved Amended Final Development Plan. The extension was requested and granted with no proposed changes or alterations to the previously approved plan.

Extension Request #2 Approved (2020) – The City Council granted a second one-year extension to the previously approved Amended Final Development Plan. The extension was requested and granted with no proposed changes or alterations to the previously approved plan.

Public Easement Vacation (2021) – The City Council vacated and surrendered the public easement west of Delcrest Drive, East of a Private Road platted as St. Louis Belt & Terminal Railroad right-of-way and extending northeastward 123.22 feet from said Private Road.

Major Subdivision of 2 Parcels into 3 Parcels (2021) – The City Council approved the subdivision of the two (2) parcels located at 8348 – 8350 Delcrest Drive into three (3) parcels.

Applicant's Request

The applicant's second extension expired on October 9, 2021. Applicant, by and through David S. Lang of Rosenblum Goldenhersh requested a third one-year extension on September 23, 2021. Staff recommended against another extension for two reasons: 1) ambiguity as to whether the code allows for multiple one-year extensions and 2) due to major changes that have occurred, the current plan no longer resembles the Amended Final Development Plan that was approved in 2017.

Section 400.900(C) states that "At such time as the period of validity of an approved final development plan lapses, the final development plan and all uses, terms and conditions thereof may be declared null and voided and the City Council may initial processing to rezone the site to its original or other appropriate zoning districts."

Applicant was advised to submit new final development plan for approval. Applicant was advised by staff to separate Phase 1 and Phase 2 of the 2017 Amended Final Development Plan into two separate projects for faster processing. This request is for Project #1.

Applicant intends to construct a new, 5-story mixed-use building containing office and resident amenity space on the 1st floor with 52 apartments on the top 4 floors. After construction of the new building, the existing Tallin Building will be demolished. Approval of the site plan layout and parking provided is requested.

Project #1 will create new 1-bdrm/1 bath units and several 2bdrm/1 bath unites located in

a 4 story building over a podium which will contain offices for Crown Center staff and amenity spaces for the residents. The new building would be constructed adjacent to the exiting Tallin Building, which will remain occupied during construction to avoid the need for extended off-site relocation of the exiting residents.

Applicants are proposing 130 parking spaces for Project #1

Analysis

Zoning – Article 14, Section 400.3180 of the Zoning Code requires the Plan Commission to review a request for a map amendment and forward its recommendation to the City Council. A public hearing will be conducted at the City Council level. Because there is no change in the intended use for this project, the zoning will remain PD-M. The 2017 Amended Final Development Plan was approved with the following conditions:

1. Permitted uses shall be limited to a multi-family residential development for senior living with associated accessory uses, including but not limited to, offices related to the operation of the facility, a café and dining area, a demonstration kitchen, a fitness area, and an outdoor gardening area which may be open to the public. The hours in which the café is open to the public shall be limited to 6:00 a.m. to 10:00 p.m. Any changes to the hours of operation shall required written approval from the Department of Community Development.
2. The existing building height, number of stories, mass, floor area ratio, and setbacks shall be maintained as depicted in the preliminary development plan and shall not be exceeded.
3. The total number of residential units shall not exceed 238
4. Parking and the drive aisle layout shall be as generally depicted on the Preliminary Development Plan. A minimum of 131 off-street parking and garage spaces shall be maintained. The location of the proposed curb-cut for ingress/egress shall be as approved by the Department of Public Works and Parks.
5. Along the north property limits, Department of Community Development staff shall seek a landscape plan from the developer that provides a visual screening from the adjacent service drive with a combination of evergreen and deciduous trees.
6. A final landscape plan shall be submitted to the Department of Community Development for its review and approval, in conjunction with a review by the City Forester. Said plan shall be submitted prior to the submittal of a demolition/building permit. Landscaping shall be installed and maintained in accordance with the approved plan.
7. Any proposed signage shall be in strict compliance with the Sign Regulations set forth in Article 8 of the Zoning Code.

8. Lighting of all exterior areas shall comply with the requirements of Section 34-93.7 of the Zoning Code, and shall be designed to be compatible with surrounding areas by shading to direct light downwards and away from abutting uses.
9. All work in the public right-of-way shall be located, constructed, and maintained as approved by the Department of Public Works and Parks.
10. A detailed construction traffic control and parking plan should be submitted to the Department of Community Development for approval, in conjunction with review by the Department of Public Works and Parks. Said plan shall set forth details pertaining to worker and resident parking during all phases of the proposed construction. It shall further detail solutions to public property maintenance issues such as street cleaning and traffic diversion. Said plan shall finalize prior to the issuance of a building permit. It shall be applicant's responsibility to obtain those approvals in written form in a timely manner prior to issuance of the building permit.
11. Approval of the Amended Final Development Plan must be obtained by City Council.
12. Except as noted herein, other codes and regulations of the City of University City shall apply.
13. Address the comments from the Department of Public Works and Parks Attachment B of Staff report – memorandum of July 11, 2017.

Use – There are no changes proposed to the use at this time.

Minimum Site Size - The minimum site size for developments in any planned development district is one (1) acre. The Code states that the minimum site size may be waived by the City Council upon report by the Plan Commission; if it is determined that the uses proposed is desirable or necessary in relationship to the surrounding neighborhood; or, if the city council should determine such waiver to be in the general public interest. There is no need for a waiver based upon the site containing more than one (1) acre.

Density and Dimensional Regulations – The number of new residential units for Project #1 is 52. At the conclusion of Project #1, there will be a total of 170 residential units. The building height for the new construction is 5 stories, as compared to the existing 8 story building. It is staff's opinion that the density and massing proposed are appropriate.

The 2017 Amended Final Development Plan included a northern setback of 30' from the property on the north. The southern setbacks varies but were approximately 35' and the eastern setbacks varies from 25' to approximately 40'. The western setback varied to a smallest distance of 10'. For the most part, these setbacks remain the same, but because the 2 lots were subdivided into 3 lots, there are now two additional property lines that have zero setback. There are also egress doors that actually open onto the adjacent

property.

Setbacks are designed to provide physical separation, transition and buffering between uses and developments. Buffering regulations in planned districts are set forth in Section 400.780. PD-M developments are to consider buffering regulations established for PD-R and PD-C regulations. The perimeter buffering for PD-R is 30' from a commercial use or district and 50' for a PD-C when adjacent to a residential area.

As it relates to this application, the proposal meets the buffering requirements at the north.

Parking – The current Final Development Plan proposes 130 parking spaces for Project #1. The proposed modifications and the realignment due to the MSD Easement conflict will result in a decrease in parking spaces.

There are a daily maximum number of Crown Center employees of 20 people. With 170 apartments anticipated upon the completion of Project #1, the current zoning code would require 148 spaces. However, the applicant argues that the true parking load of Project #1 is 99 spaces. Their rationale is that the current property has a total of 242 apartments across two buildings, with the daily maximum of 20 employees. Less the employees, the residents have a car ownership rate of 40%.

The required number of spaces for a senior living facility, per the zoning code, is 0.75 spaces per dwelling unit.

Conclusion/Recommendation

Based on the preceding conditions, staff is of the opinion the New Final Development Plan is reasonable in terms of use, density, massing, site coverage, setbacks, and parking.

Staff recommends approval with the same or similar conditions as imposed in 2017.

Memo



Date: October 22, 2021

To: Brooke Smith
City of University City

From: Douglas McElvain

Re: Development Plan
Crown Center for Senior Living
Project #1

Cc: Nikki Goldstein, David Lang, Mark Rubin, Tim Vohsen; Crown Center
Matt Fulson; Fulson Housing Group
Jarrett Cooper; Rosemann & Associates
Lauren Talley; Cobalt Construction Consulting

ARCHITECTURE
INTERIOR DESIGN
ENGINEERING
PLANNING

PROJECT DESCRIPTION – NEW BUILDING PHASED DEVELOPMENT

The existing “Tallin Building” is a 126-unit multifamily affordable housing complex constructed in the mid-1960’s using the HUD Section 202 Direct Loan Program. All the units in the Tallin Building are income restricted aimed at housing low-income seniors. Council Apartments, Inc., a non-profit 501(c) which owns the Tallin Building, paid off the 50-year HUD 202 loan in 2015. Note that Council Apartments II, Inc. (an affiliate of Council Apartments, Inc.), owns the adjacent Weinberg senior housing building that is part of the same campus.

Upon paying off the loan, The Crown Center (the non-profit parent corporation of both Council Apartments, Inc. and Council Apartments II, Inc.) began to investigate the possibility of renovating the Tallin Building. Unfortunately, the Tallin Building was originally constructed in such a way that to renovate the existing structure and bring it up to current building code compliance is not economically feasible. In addition, the building has many design issues that make the current units functionally obsolete, and unmarketable in the long run.

At the present time, the Tallin Building is fully occupied due to its affordability restrictions. In order to construct a new building to serve the needs of the residents and community (both now and in the future), we plan to construct a new building to replace the existing structure. The Weinberg building will remain with only some interior and exterior entry modifications.

Rosemann & Associates, and the developer, Fulson Housing Group, we have formulated a plan to construct reconstruct 52 housing units on the existing site in Project #1, utilizing both federal and state low-income housing tax credits (LIHTC), Affordable Housing Assistance Program tax credits (AHAP), and low interest loans available for affordable housing.



Project #1 would create new 1-bdrm / 1-bath units and several 2-bdrm / 1 bath units located in a 4-story building over a podium, which will contain offices for Crown Center staff and amenity spaces for the residents. We plan to construct the new building adjacent the existing Tallin Building which will remain occupied during construction to avoid the need for extended off-site relocation of the existing residents away from their homes.

During Project 1 construction, Crown Center will stop leasing any units in the Tallin Building. After completion of Project #1 and all residents of the Tallin Building have been relocated into the new building, the existing Tallin Building will be demolished.

The proposed scope of work illustrated in the attached drawings illustrate our teams solution for creating up to date apartments for Crown Center, while working within the constraints of Property line Setbacks and a large MSD easement that bisects the site. With respect to the MSD easement, no building may be constructed over the easement, and this proposal reflects that. MSD has approved the construction of a small connector from the new building to the existing Weinberg building.

Considering the site restraints, we are **proposing 130 parking spaces** for Project #1. There are a daily maximum number of Crown Center employees of 20 people. With 170 apartments at the conclusion of Project #1, the current zoning code would require 275 spaces.

For context, the current property has a total of 242 apartments across two buildings, with the daily maximum of 20 employees. Less the employees, Crown Center apartments/residents have a car ownership rate of 40%, in lieu of the 150% asked for in the zoning code. In using the current car ownership rate of 40% and adding 20 daily employees, it is reasonable to expect that the **true parking load of Project #1 is 99 parking spaces.**



CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM

NUMBER:
For City Clerk Use NB20211122-01

SUBJECT/TITLE: A Resolution Expanding the Community Visioning 2040 Task Force to Include a School District of University City Representative			
REQUESTED BY: City Manager Gregory Rose		DEPARTMENT / WARD OCM / All	
AGENDA SECTION:	New Business - Resolution	CAN ITEM BE RESCHEDULED?	yes
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: City Manager recommends approval.			
FISCAL IMPACT:			
AMOUNT:		ACCOUNT No.:	
FROM FUND:		TO FUND:	
EXPLANATION: The Resolution expands the Community Visioning 2040 Task Force to include as a member a School District of University City representative designated by the School District.			

STAFF COMMENTS AND BACKGROUND INFORMATION:
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CIP No.	
RELATED ITEMS / ATTACHMENTS:	Resolution No. 2021-17

LIST CITY COUNCIL GOALS (S):			
RESPECTFULLY SUBMITTED:	City Manager, Gregroy Rose	MEETING DATE:	November 22, 2021

RESOLUTION NO. 2021-17

**A RESOLUTION EXPANDING THE COMMUNITY VISIONING 2040 TASK FORCE
TO INCLUDE A SCHOOL DISTRICT OF UNIVERSITY CITY REPRESENTATIVE**

WHEREAS, by Resolution 2021-12, passed July 12, 2021, the City Council established the Community Visioning 2040 Task Force, consisting of 13 members; and

WHEREAS, Resolution 2021-12 authorized the Mayor, with the consent of the City Council, to appoint all 13 members to the Task Force, and all 13 appointments have been made; and

WHEREAS, the Task Force does not have a School District of University City (School District) representative; and

WHEREAS, the School District has a rich history in the community, starting in 1868 when its first school opened; and

WHEREAS, the School District currently enrolls approximately 2,600 students; and

WHEREAS, the School District has a preschool building, four neighborhood elementary schools, a middle school, a high school, and the Lieberman Learning Center, housed in the high school; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF UNIVERSITY CITY, MISSOURI THAT:

The Community Visioning 2040 Task Force is hereby expanded to include as a member a School District of University City representative designated by the School District.

ADOPTED this 22nd day of November, 2021.

By: _____
Terry Crow, Mayor

ATTEST:

LaRette Reese, City Clerk



CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM

NUMBER: <i>For City Clerk Use</i>	NB20211122-02
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SUBJECT/TITLE: Pay Ordinance - COLA Increase			
REQUESTED BY: Keith Cole, Director of Finance		DEPARTMENT / WARD All Departments / NA	
AGENDA SECTION:	New Business - Bill	CAN ITEM BE RESCHEDULED?	Yes
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: The City Manager recommends the approval of the pay ordinance as enumerated herein from and after its passage, and repealing ordinance No. 7165.			
FISCAL IMPACT: The fiscal impact of a 2.5% COLA increase would be as follows: Uniform (Police & Fire) - \$128,406, funds to come from American Rescue Plan; Non-Uniformed - \$97,665, funds to come from General Fund, Parks & Stormwater Fund, and Solid Waste Fund, Reserves. Total fiscal impact \$226,071.			
AMOUNT:	\$226,071	ACCOUNT No.:	Various
FROM FUND:	Fund 01, 08, 14, 29	TO FUND:	Fund 01, 08, 14, 29
EXPLANATION: AN ORDINANCE FIXING THE COMPENSATION TO BE PAID TO CITY OFFICIALS AND EMPLOYEES AS ENUMERATED HEREIN FROM AND AFTER ITS PASSAGE, AND REPEALING ORDINANCE NO. 7165.			

STAFF COMMENTS AND BACKGROUND INFORMATION: The Council Agenda item encompasses a proposed 2.5% COLA increase for City employees within the classified service of the City.

CIP No.	
RELATED ITEMS / ATTACHMENTS: --Ordinance --Updated and Proposed Pay and Classification Plan	

LIST CITY COUNCIL GOALS (S):			
RESPECTFULLY SUBMITTED:	Gregory Rose, City Manager	MEETING DATE:	November 22, 2021

INTRODUCED BY:

DATE: November 22, 2021

BILL NO. 9449

ORDINANCE NO:

AN ORDINANCE FIXING THE COMPENSATION TO BE PAID TO CITY OFFICIALS AND EMPLOYEES AS ENUMERATED HEREIN FROM AND AFTER JANUARY 2, 2022, AND REPEALING ORDINANCE NO. 7165 EFFECTIVE JANUARY 2, 2022.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY CITY, MISSOURI, AS FOLLOWS:

Section 1. From and after January 2, 2022, City employees within the classified service of the City, hereinafter designated, shall receive as compensation for their services such amounts as may be fixed by the City Manager in accordance with Schedule A (Base Pay), included herein, with a salary not less than the lowest amount and not greater than the highest amount set forth in Schedule A, and shall additionally receive as compensation for their services such benefits generally provided in the Administrative Regulations and Civil Service Rules now in effect, all of which are hereby adopted, approved, and incorporated herein by this reference.

SCHEDULE A - BASE PAY STEPS FOR CLASSIFIED EMPLOYEES

Grade	Position Title	Pay Frequency	Steps									
			A	B	C	D	E	F	G	H	I	J
1		Annually	\$19,423.56	\$20,394.73	\$21,414.47	\$22,485.19	\$23,609.45	\$24,789.93	\$26,029.42	\$27,330.89	\$28,697.44	\$30,644.56
		Monthly	\$1,618.63	\$1,699.56	\$1,784.54	\$1,873.77	\$1,967.45	\$2,065.83	\$2,169.12	\$2,277.57	\$2,391.45	\$2,553.71
		Bi-Weekly	\$747.06	\$784.41	\$823.63	\$864.82	\$908.06	\$953.46	\$1,001.13	\$1,051.19	\$1,103.75	\$1,178.64
		Hourly	\$9.3382	\$9.8052	\$10.2954	\$10.8102	\$11.3507	\$11.9182	\$12.5141	\$13.1399	\$13.7968	\$14.7330
2		Annually	\$21,365.91	\$22,434.21	\$23,555.92	\$24,733.71	\$25,970.40	\$27,268.92	\$28,632.37	\$30,063.98	\$31,567.18	\$33,709.02
		Monthly	\$1,780.49	\$1,869.52	\$1,962.99	\$2,061.14	\$2,164.20	\$2,272.41	\$2,386.03	\$2,505.33	\$2,630.60	\$2,809.09
		Bi-Weekly	\$821.77	\$862.85	\$906.00	\$951.30	\$998.86	\$1,048.80	\$1,101.24	\$1,156.31	\$1,214.12	\$1,296.50
		Hourly	\$10.2721	\$10.7857	\$11.3250	\$11.8912	\$12.4858	\$13.1101	\$13.7656	\$14.4538	\$15.1765	\$16.2063
3	Clerk Typist	Annually	\$23,502.50	\$24,677.63	\$25,911.51	\$27,207.09	\$28,567.44	\$29,995.81	\$31,495.60	\$33,070.38	\$34,723.90	\$37,079.92
		Monthly	\$1,958.54	\$2,056.47	\$2,159.29	\$2,267.26	\$2,380.62	\$2,499.65	\$2,624.63	\$2,755.87	\$2,893.66	\$3,089.99
		Bi-Weekly	\$903.94	\$949.14	\$996.60	\$1,046.43	\$1,098.75	\$1,153.69	\$1,211.37	\$1,271.94	\$1,335.53	\$1,426.15
		Hourly	\$11.2993	\$11.8642	\$12.4575	\$13.0803	\$13.7343	\$14.4211	\$15.1421	\$15.8992	\$16.6942	\$17.8269
4	Parking Attendant Police/Fire Cadet	Annually	\$25,852.75	\$27,145.39	\$28,502.66	\$29,927.79	\$31,424.18	\$32,995.39	\$34,645.16	\$36,377.42	\$38,196.29	\$40,787.91
		Monthly	\$2,154.40	\$2,262.12	\$2,375.22	\$2,493.98	\$2,618.68	\$2,749.62	\$2,887.10	\$3,031.45	\$3,183.02	\$3,398.99
		Bi-Weekly	\$994.34	\$1,044.05	\$1,096.26	\$1,151.07	\$1,208.62	\$1,269.05	\$1,332.51	\$1,399.13	\$1,469.09	\$1,568.77
		Hourly	\$12.4292	\$13.0507	\$13.7032	\$14.3884	\$15.1078	\$15.8632	\$16.6563	\$17.4891	\$18.3636	\$19.6096
5	Custodian	Annually	\$28,438.03	\$29,859.93	\$31,352.93	\$32,920.57	\$34,566.60	\$36,294.93	\$38,109.68	\$40,015.16	\$42,015.92	\$44,866.70
		Monthly	\$2,369.84	\$2,488.33	\$2,612.74	\$2,743.38	\$2,880.55	\$3,024.58	\$3,175.81	\$3,334.60	\$3,501.33	\$3,738.89
		Bi-Weekly	\$1,093.77	\$1,148.46	\$1,205.88	\$1,266.18	\$1,329.48	\$1,395.96	\$1,465.76	\$1,539.04	\$1,616.00	\$1,725.64
		Hourly	\$13.6721	\$14.3557	\$15.0735	\$15.8272	\$16.6186	\$17.4495	\$18.3220	\$19.2381	\$20.2000	\$21.5705
6	Laborer Compliance Officer	Annually	\$31,566.21	\$33,144.52	\$34,801.75	\$36,541.84	\$38,368.93	\$40,287.37	\$42,301.74	\$44,416.83	\$46,637.67	\$49,802.03
		Monthly	\$2,630.52	\$2,762.04	\$2,900.15	\$3,045.15	\$3,197.41	\$3,357.28	\$3,525.15	\$3,701.40	\$3,886.47	\$4,150.17
		Bi-Weekly	\$1,214.09	\$1,274.79	\$1,338.53	\$1,405.46	\$1,475.73	\$1,549.51	\$1,626.99	\$1,708.34	\$1,793.76	\$1,915.46
		Hourly	\$15.1761	\$15.9349	\$16.7316	\$17.5682	\$18.4466	\$19.3689	\$20.3374	\$21.3542	\$22.4220	\$23.9433
7	Advanced Clerk Typist Laborer-Light Equipment Operator	Annually	\$35,038.50	\$36,790.42	\$38,629.94	\$40,561.44	\$42,589.51	\$44,718.99	\$46,954.94	\$49,302.68	\$51,767.82	\$55,280.26
		Monthly	\$2,919.87	\$3,065.87	\$3,219.16	\$3,380.12	\$3,549.13	\$3,726.58	\$3,912.91	\$4,108.56	\$4,313.98	\$4,606.69
		Bi-Weekly	\$1,347.63	\$1,415.02	\$1,485.77	\$1,560.06	\$1,638.06	\$1,719.96	\$1,805.96	\$1,896.26	\$1,991.07	\$2,126.16
		Hourly	\$16.8454	\$17.6877	\$18.5721	\$19.5007	\$20.4757	\$21.4995	\$22.5745	\$23.7032	\$24.8884	\$26.5770
8	Administrative Secretary Assistant to the Prosecutor Court Clerk II Equipment Operator Account Clerk II	Annually	\$38,892.73	\$40,837.37	\$42,879.23	\$45,023.20	\$47,274.36	\$49,638.07	\$52,119.98	\$54,725.98	\$57,462.28	\$61,361.09
		Monthly	\$3,241.06	\$3,403.11	\$3,573.27	\$3,751.93	\$3,939.53	\$4,136.51	\$4,343.33	\$4,560.50	\$4,788.52	\$5,113.42
		Bi-Weekly	\$1,495.87	\$1,570.67	\$1,649.20	\$1,731.66	\$1,818.24	\$1,909.16	\$2,004.61	\$2,104.85	\$2,210.09	\$2,360.04
		Hourly	\$18.6984	\$19.6333	\$20.6150	\$21.6458	\$22.7281	\$23.8645	\$25.0577	\$26.3106	\$27.6261	\$29.5005

SCHEDULE A - BASE PAY STEPS FOR CLASSIFIED EMPLOYEES

Steps

Grade	Position Title	Pay Frequency	A	B	C	D	E	F	G	H	I	J
9	Administrative Assistant	Annually	\$43,559.86	\$45,737.85	\$48,024.74	\$50,425.98	\$52,947.28	\$55,594.64	\$58,374.38	\$61,293.09	\$64,357.75	\$68,724.43
	Accounts Payable Specialist	Monthly	\$3,629.99	\$3,811.49	\$4,002.06	\$4,202.17	\$4,412.27	\$4,632.89	\$4,864.53	\$5,107.76	\$5,363.15	\$5,727.04
	Dispatcher	Bi-Weekly	\$1,675.38	\$1,759.15	\$1,847.11	\$1,939.46	\$2,036.43	\$2,138.26	\$2,245.17	\$2,357.43	\$2,475.30	\$2,643.25
	Executive Secretary to the Director	Hourly	\$20.9422	\$21.9894	\$23.0888	\$24.2433	\$25.4554	\$26.7282	\$28.0646	\$29.4678	\$30.9412	\$33.0406
	Executive Secretary to the Police Chief											
	General Maintenance Worker											
	Heavy Equipment Operator											
	Inspector I											
	Mechanic											
	Print Shop Operator											
	Recreation Supervisor I											
Tree Trimmer												
10	Accountant	Annually	\$48,787.04	\$51,226.39	\$53,787.71	\$56,477.10	\$59,300.95	\$62,266.00	\$65,379.30	\$68,648.27	\$72,080.68	\$76,971.35
	Crew Leader	Monthly	\$4,065.59	\$4,268.87	\$4,482.31	\$4,706.42	\$4,941.75	\$5,188.83	\$5,448.28	\$5,720.69	\$6,006.72	\$6,414.28
	Lead Dispatcher - Supervisor	Bi-Weekly	\$1,876.42	\$1,970.25	\$2,068.76	\$2,172.20	\$2,280.81	\$2,394.85	\$2,514.59	\$2,640.32	\$2,772.33	\$2,960.44
	Lead Mechanic	Hourly	\$23.4553	\$24.6281	\$25.8595	\$27.1525	\$28.5101	\$29.9356	\$31.4324	\$33.0040	\$34.6542	\$37.0055
	Public Works Parks Inspector											
	Recreation Supervisor II											
	Crime Analyst											
	Lead Inspector											
	Administrative Analyst											
	Human Resources Generalist											
	Budget Analyst-Purchasing Specialist											
Information Technology Specialist												
11	Court Administrator	Annually	\$54,641.49	\$57,373.56	\$60,242.24	\$63,254.35	\$66,417.07	\$69,737.92	\$73,224.82	\$76,886.06	\$80,730.36	\$86,207.91
	Fleet Manager	Monthly	\$4,553.46	\$4,781.13	\$5,020.19	\$5,271.20	\$5,534.76	\$5,811.49	\$6,102.07	\$6,407.17	\$6,727.53	\$7,183.99
	Forestry Supervisor	Bi-Weekly	\$2,101.60	\$2,206.68	\$2,317.01	\$2,432.86	\$2,554.50	\$2,682.23	\$2,816.34	\$2,957.16	\$3,105.01	\$3,315.69
	Golf Manager	Hourly	\$26.2699	\$27.5834	\$28.9626	\$30.4107	\$31.9313	\$33.5278	\$35.2042	\$36.9645	\$38.8127	\$41.4461
	Golf Superintendent											
	Multi-Discipline Inspector											
	Project Manager I											
	Financial Analyst											
	Senior Accountant											
	Facilities Manager											
	Parks Supervisor											

SCHEDULE A - BASE PAY STEPS FOR CLASSIFIED EMPLOYEES

Grade	Position Title	Pay Frequency	Steps									
			A	B	C	D	E	F	G	H	I	J
12	Planning- Zoning Administrator	Annually	\$61,744.88	\$64,832.12	\$68,073.73	\$71,477.41	\$75,051.29	\$78,803.85	\$82,744.04	\$86,881.24	\$91,225.31	\$97,414.94
	Project Manager II	Monthly	\$5,145.41	\$5,402.68	\$5,672.81	\$5,956.45	\$6,254.27	\$6,566.99	\$6,895.34	\$7,240.10	\$7,602.11	\$8,117.91
	Sanitation Superintendent	Bi-Weekly	\$2,374.80	\$2,493.54	\$2,618.22	\$2,749.13	\$2,886.59	\$3,030.92	\$3,182.46	\$3,341.59	\$3,508.67	\$3,746.73
	Senior Public Works Manager	Hourly	\$29.6850	\$31.1693	\$32.7278	\$34.3641	\$36.0823	\$37.8865	\$39.7808	\$41.7698	\$43.8583	\$46.8341
	Street Superintendent											
	Information Technology Manager											
	Senior Building Inspector-Plan Reviewer											
	Human Resources Manager											
13	Deputy Director of Recreation	Annually	\$69,771.71	\$73,260.30	\$76,923.31	\$80,769.48	\$84,807.95	\$89,048.35	\$93,500.77	\$98,175.81	\$103,084.60	\$110,078.89
	Deputy Director of Parks Maintenance	Monthly	\$5,814.31	\$6,105.02	\$6,410.28	\$6,730.79	\$7,067.33	\$7,420.70	\$7,791.73	\$8,181.32	\$8,590.38	\$9,173.24
	Deputy Dir. of Planning & Dev./Bldg. Commissioner	Bi-Weekly	\$2,683.53	\$2,817.70	\$2,958.59	\$3,106.52	\$3,261.84	\$3,424.94	\$3,596.18	\$3,775.99	\$3,964.79	\$4,233.80
		Hourly	\$33.5441	\$35.2213	\$36.9824	\$38.8315	\$40.7731	\$42.8117	\$44.9523	\$47.1999	\$49.5599	\$52.9225
14	Assistant Director of Finance	Annually	\$80,237.47	\$84,249.34	\$88,461.81	\$92,884.90	\$97,529.15	\$102,405.60	\$107,525.88	\$112,902.18	\$118,547.29	\$126,590.72
		Monthly	\$6,686.46	\$7,020.78	\$7,371.82	\$7,740.41	\$8,127.43	\$8,533.80	\$8,960.49	\$9,408.51	\$9,878.94	\$10,549.23
		Bi-Weekly	\$3,086.06	\$3,240.36	\$3,402.38	\$3,572.50	\$3,751.12	\$3,938.68	\$4,135.61	\$4,342.39	\$4,559.51	\$4,868.87
		Hourly	\$38.5757	\$40.5045	\$42.5297	\$44.6562	\$46.8890	\$49.2335	\$51.6951	\$54.2799	\$56.9939	\$60.8609

SCHEDULE A - BASE PAY STEPS FOR CLASSIFIED UNIFORMED POLICE EMPLOYEES

Grade	Position Title	Pay Frequency	Steps					
			A	B	C	D	E	F
P-1	Police Officer Trainee	Annually	\$53,136.00	\$55,792.80	\$58,582.44	\$61,511.56	\$64,587.14	\$68,969.38
		Monthly	\$4,428.00	\$4,649.40	\$4,881.87	\$5,125.96	\$5,382.26	\$5,747.45
		Bi-Weekly	\$2,043.69	\$2,145.88	\$2,253.17	\$2,365.83	\$2,484.12	\$2,652.67
		Hourly	\$25.5462	\$26.8235	\$28.1646	\$29.5729	\$31.0515	\$33.1584
P-2	Police Officer	Annually	\$61,374.95	\$64,443.70	\$67,665.88	\$71,049.18	\$74,601.64	\$79,663.16
		Monthly	\$5,114.58	\$5,370.31	\$5,638.82	\$5,920.76	\$6,216.80	\$6,638.60
		Bi-Weekly	\$2,360.58	\$2,478.60	\$2,602.53	\$2,732.66	\$2,869.29	\$3,063.97
		Hourly	\$29.5072	\$30.9825	\$32.5317	\$34.1583	\$35.8662	\$38.2996
P-3	Police Sergeant	Annually	\$75,450.25	\$79,222.76	\$83,183.90	\$87,343.10	\$91,710.25	\$97,932.79
		Monthly	\$6,287.52	\$6,601.90	\$6,931.99	\$7,278.59	\$7,642.52	\$8,161.07
		Bi-Weekly	\$2,901.93	\$3,047.03	\$3,199.38	\$3,359.35	\$3,527.32	\$3,766.65
		Hourly	\$36.2742	\$38.0879	\$39.9923	\$41.9919	\$44.0915	\$47.0831
P-4	Police Lieutenant	Annually	\$87,037.88	\$91,389.77	\$95,959.26	\$100,757.22	\$107,593.59	
		Monthly	\$7,253.16	\$7,615.81	\$7,996.60	\$8,396.44	\$8,966.13	
		Bi-Weekly	\$3,347.61	\$3,514.99	\$3,690.74	\$3,875.28	\$4,138.22	
		Hourly	\$41.8451	\$43.9374	\$46.1343	\$48.4410	\$51.7277	
P-5	Police Captain	Annually	\$96,907.60	\$101,752.98	\$106,840.63	\$112,182.66	\$119,794.25	
		Monthly	\$8,075.63	\$8,479.42	\$8,903.39	\$9,348.56	\$9,982.85	
		Bi-Weekly	\$3,727.22	\$3,913.58	\$4,109.25	\$4,314.72	\$4,607.47	
		Hourly	\$46.5902	\$48.9197	\$51.3657	\$53.9340	\$57.5934	
P-6	Deputy Police Chief	Annually	\$105,582.18	\$110,861.28	\$116,404.35	\$122,224.57	\$130,517.50	
		Monthly	\$8,798.51	\$9,238.44	\$9,700.36	\$10,185.38	\$10,876.46	
		Bi-Weekly	\$4,060.85	\$4,263.90	\$4,477.09	\$4,700.94	\$5,019.90	
		Hourly	\$50.7607	\$53.2987	\$55.9636	\$58.7618	\$62.7488	

SCHEDULE A - BASE PAY STEPS FOR CLASSIFIED UNIFORMED FIRE EMPLOYEES

Grade	Position	Pay Frequency	Steps					
			A	B	C	D	E	F
F-1	Paramedic Firefighter	Annually	\$64,481.73	\$67,705.81	\$71,091.10	\$74,645.66	\$78,377.94	\$83,695.88
		Monthly	\$5,373.48	\$5,642.15	\$5,924.26	\$6,220.47	\$6,531.49	\$6,974.66
		Bi-weekly	\$2,480.07	\$2,604.07	\$2,734.27	\$2,870.99	\$3,014.54	\$3,219.07
		Hourly	\$22.1434	\$23.2506	\$24.4132	\$25.6338	\$26.9155	\$28.7417
F-2	Paramedic Fire Captain	Annually	\$75,563.00	\$79,539.63	\$83,725.93	\$88,132.55	\$92,771.11	\$99,313.91
		Monthly	\$6,296.92	\$6,628.30	\$6,977.16	\$7,344.38	\$7,730.93	\$8,276.16
		Bi-weekly	\$2,906.27	\$3,059.22	\$3,220.23	\$3,389.71	\$3,568.12	\$3,819.77
		Hourly	\$25.9488	\$27.3144	\$28.7520	\$30.2653	\$31.8582	\$34.1051
F-3	Batallion Chief	Annually	\$88,924.90	\$93,605.46	\$98,532.11	\$103,718.01	\$111,032.86	
		Monthly	\$7,410.41	\$7,800.46	\$8,211.01	\$8,643.17	\$9,252.74	
		Bi-weekly	\$3,420.19	\$3,600.21	\$3,789.70	\$3,989.15	\$4,270.49	
		Hourly	\$30.5374	\$32.1447	\$33.8366	\$35.6174	\$38.1294	
F-4	Fire Marshal	Annually	\$88,924.90	\$93,605.46	\$98,532.11	\$103,718.01	\$111,032.86	
		Monthly	\$7,410.41	\$7,800.46	\$8,211.01	\$8,643.17	\$9,252.74	
		Bi-weekly	\$3,420.19	\$3,600.21	\$3,789.70	\$3,989.15	\$4,270.49	
		Hourly	\$42.7524	\$45.0026	\$47.3712	\$49.8644	\$53.3812	
F-5	Assistant Fire Chief	Annually	\$100,485.88	\$105,774.37	\$111,341.45	\$117,201.52	\$125,467.32	
		Monthly	\$8,373.82	\$8,814.53	\$9,278.45	\$9,766.79	\$10,455.61	
		Bi-weekly	\$3,864.84	\$4,068.25	\$4,282.36	\$4,507.75	\$4,825.67	
		Hourly	\$48.3105	\$50.8531	\$53.5295	\$56.3469	\$60.3208	

Section 2. From and after January 2, 2022, seasonal and part-time employees of the City may be employed at an hourly rate in accordance with the following Schedule B (hourly pay rates for seasonal and part-time employees).

SCHEDULE B - HOURLY PAY RATES FOR SEASONAL AND PART-TIME EMPLOYEES

Grade	Position Title	Steps									
		A	B	C	D	E	F	G	H	I	J
P01		\$8.7500	\$9.1875	\$9.6469	\$10.1292	\$10.6357	\$11.1675				
P02	Cashier	\$9.0000	\$9.4500	\$9.9225	\$10.4186	\$10.9396	\$11.4865				
	Control Desk Associate										
	Facility Attendant										
	Child Care Assistant										
	Camp Counselor										
	Golf Course Attendant										
	Park Attendant										
	Youth Job Corps Worker										
P03	Lifeguard	\$9.2500	\$9.7125	\$10.1981	\$10.7080	\$11.2434	\$11.8056				
	Recreation Program Leader										
	Traffic Escort										
P04	Inclusion Counselor	\$9.7500	\$10.2375	\$10.7494	\$11.2868	\$11.8512	\$12.4437				
	Facility Attendant II										
P05	Pool Technician	\$10.0000	\$10.5000	\$11.0250	\$11.5763	\$12.1551	\$12.7628				
P06	Head Lifeguard	\$10.5000	\$11.0250	\$11.5763	\$12.1551	\$12.7628	\$13.4010				
	Swim Instructor										
P07	Assistant Pool Manager	\$12.0000	\$12.6000	\$13.2300	\$13.8915	\$14.5861	\$15.3154				
	Assistant Camp Director										
	Facility Monitor										
	Intern										
P08	Camp Director	\$13.5000	\$14.1750	\$14.8838	\$15.6279	\$16.4093	\$17.2298				
	Pool Manager										
	Golf Shop Supervisor										
	Recreation Program Supervisor										

SCHEDULE B - HOURLY PAY RATES FOR SEASONAL AND PART-TIME EMPLOYEES

Grade	Position Title	Steps									
		A	B	C	D	E	F	G	H	I	J
P20	PT Clerk Typist	\$11.0237	\$11.5749	\$12.1536	\$12.7613	\$13.3994	\$14.0693	\$14.7728	\$15.5114	\$16.2870	\$17.1014
	PT Court Clerk										
P21	PT Parking Controller	\$12.1261	\$12.7324	\$13.3690	\$14.0374	\$14.7393	\$15.4763	\$16.2501	\$17.0626	\$17.9157	\$18.8115
	PT Police/Fire Cadet										
P22	PT Custodian	\$13.3387	\$14.0056	\$14.7059	\$15.4412	\$16.2132	\$17.0239	\$17.8751	\$18.7688	\$19.7073	\$20.6926
P23	PT Laborer	\$14.8059	\$15.5462	\$16.3235	\$17.1397	\$17.9967	\$18.8965	\$19.8413	\$20.8334	\$21.8751	\$22.9688
P24	PT Advanced Clerk Typist	\$16.4346	\$17.2563	\$18.1191	\$19.0251	\$19.9763	\$20.9751	\$22.0239	\$23.1251	\$24.2813	\$25.4954
P25	PT Administrative Secretary	\$18.2424	\$19.1545	\$20.1122	\$21.1178	\$22.1737	\$23.2824	\$24.4465	\$25.6688	\$26.9523	\$28.2999
P26	PT Dispatcher	\$20.4315	\$21.4530	\$22.5257	\$23.6520	\$24.8346	\$26.0763	\$27.3801	\$28.7491	\$30.1866	\$31.6959
	PT Senior Coordinator										
P27	PT Paramedic Firefighter	\$21.6034	\$22.6835	\$23.8177	\$25.0086	\$26.2590	\$27.5720				
P28	PT Public Works Inspector	\$22.8832	\$24.0274	\$25.2288	\$26.4902	\$27.8147	\$29.2054	\$30.6657	\$32.1990	\$33.8089	\$35.4994

SCHEDULE C - BASE PAY RATES FOR UNCLASSIFIED FULL-TIME, PART-TIME, TEMPORARY OR GRANT-FUNDED EMPLOYEES												
			Steps									
Grade	Position Title	Pay Frequency	A	B	C	D						
SO4	Judge of City Court (Substitute)	Monthly	\$266.50									
SO5	Judge of City Court	Monthly	\$2,523.55	\$2,656.80	\$2,796.20	\$2,993.84						
SO6	Prosecuting City Attorney (Substitute)	Per Session	\$512.50									
SO7	Prosecuting City Attorney	Monthly	\$3,735.10	\$3,931.90	\$4,137.93	\$4,431.35						
			Steps									
Grade	Position Title	Pay Frequency	A	B	C	D	E	F	G	H	I	J
9	Secretary to the City Manager	Annually	\$43,559.86	\$45,737.85	\$48,024.74	\$50,425.98	\$52,947.28	\$55,594.64	\$58,374.38	\$61,293.09	\$64,357.75	\$68,724.43
		Monthly	\$3,629.99	\$3,811.49	\$4,002.06	\$4,202.17	\$4,412.27	\$4,632.89	\$4,864.53	\$5,107.76	\$5,363.15	\$5,727.04
		Bi-Weekly	\$1,675.38	\$1,759.15	\$1,847.11	\$1,939.46	\$2,036.43	\$2,138.26	\$2,245.17	\$2,357.43	\$2,475.30	\$2,643.25
		Hourly	\$20.9422	\$21.9894	\$23.0888	\$24.2433	\$25.4554	\$26.7282	\$28.0646	\$29.4678	\$30.9412	\$33.0406
13	City Clerk	Annually	\$69,771.71	\$73,260.30	\$76,923.31	\$80,769.48	\$84,807.95	\$89,048.35	\$93,500.77	\$98,175.81	\$103,084.60	\$110,078.89
		Monthly	\$5,814.31	\$6,105.02	\$6,410.28	\$6,730.79	\$7,067.33	\$7,420.70	\$7,791.73	\$8,181.32	\$8,590.38	\$9,173.24
		Bi-Weekly	\$2,683.53	\$2,817.70	\$2,958.59	\$3,106.52	\$3,261.84	\$3,424.94	\$3,596.18	\$3,775.99	\$3,964.79	\$4,233.80
		Hourly	\$33.5441	\$35.2213	\$36.9824	\$38.8315	\$40.7731	\$42.8117	\$44.9523	\$47.1999	\$49.5599	\$52.9225
			Salary Range									
Grade	Position Title	Pay Frequency	Minimum	Midpoint	Maximum							
E-1	Assistant Manager	Annually	\$81,443.43	\$99,768.38	\$120,100.91							
		Monthly	\$6,786.95	\$8,314.03	\$10,008.41							
		Bi-weekly	\$3,132.44	\$3,837.25	\$4,619.27							
		Hourly	\$39.1555	\$47.9656	\$57.7408							
E-2	Director of Parks, Recreation & Forestry	Annually	\$97,732.73	\$119,722.05	\$144,120.47							
	Director of Planning & Development	Monthly	\$8,144.39	\$9,976.84	\$12,010.04							
	Director of Public Works	Bi-weekly	\$3,758.95	\$4,604.69	\$5,543.10							
		Hourly	\$46.9869	\$57.5587	\$69.2887							
E-3	Asst. to the City Manager/Dir. of Communications	Annually	\$106,732.23	\$134,669.63	\$157,392.62							
	Asst. to the City Manager/Dir. of Economic Development	Monthly	\$8,894.35	\$11,222.47	\$13,116.05							
	Asst. to the City Manager/Dir. of Human Resources	Bi-weekly	\$4,105.09	\$5,179.60	\$6,053.56							
	Director of Finance	Hourly	\$51.3136	\$64.7450	\$75.6695							
	Fire Chief Police Chief											
E-4	City Manager	Annually	\$130,746.95	\$168,336.78	\$199,454.47							
		Monthly	\$10,895.58	\$14,028.06	\$16,621.21							
		Bi-weekly	\$5,028.73	\$6,474.49	\$7,671.33							
		Hourly	\$62.8591	\$80.9311	\$95.8916							

Section 4. From and after January 2, 2022, all full-time non-executive, non-administrative or non-professional employees shall be subject to the work week or work cycle and regulations relating to overtime work, except as noted. A listing of executive, administrative, and professionally designated employees or positions shall be issued by the City Manager.

1. Department directors shall not be paid overtime nor receive compensatory time for hours worked in excess of 40 per week.
2. Department directors may grant compensatory time on a straight time basis to their designated executive, administrative, or professional employees for hours worked in excess of 40 hours per week. Such employees are exempt from Fair Labor Standards Act provisions.
3. The normal work week for full-time office, field, maintenance, and non-commissioned police personnel, and for police and fire executive and administrative employees, is set at 40 hours per week.
4. Hours worked in excess of 40 hours per week, when authorized in advance by department directors, may be paid at the rate of time and one-half or in lieu thereof, department directors in their discretion may grant compensatory time off also at the rate of time and one-half up to an accumulation allowable under Fair Labor Standards Act provisions.
5. Hours worked in excess of 160 hours in a 28-day period by commissioned police personnel who are not exempt from Fair Labor Standards Act maximum hours provisions, when authorized in advance by the Police Chief, may be paid at the rate of time and one-half or in lieu thereof, in the Police Chief's discretion, the Police Chief may grant compensatory time off also at the rate of time and one-half up to an accumulation allowable under Fair Labor Standards Act provisions.
6. Hours worked in excess of 212 hours in a 28-day period by uniformed fire personnel who are not exempt from Fair Labor Standards Act maximum hours provisions, when authorized in advance by the Fire Chief, may be paid at the rate of time and one-half or in lieu thereof, in the Fire Chief's discretion, the Fire Chief may grant compensatory time off also at the rate of time and one-half up to an accumulation allowable under Fair Labor Standards Act provisions.
7. The average work week of Battalion Chiefs shall be 56 hours. They shall not be compensated for any hours in excess of 56 hours.

Section 5.

- A. From and after January 2, 2022, the commissioned police personnel, in the pay grades shown, shall receive compensation for five years consecutive City service, with the exception of military leave of absence, in their present classification in the following amounts, from the sixth (6th) year through the seventh (7th) year:

<u>In Pay Grade</u>		<u>Monthly Amount</u>
P-3	Police Sergeant	\$63
P-4	Police Lieutenant	67
P-5	Police Captain	71

B. From and after January 2, 2022, the commissioned police personnel, in the pay grades shown, shall receive compensation for seven years consecutive City service, with the exception of military leave of absence, in their present classification in the following amounts, from and after the eighth (8th) year through the tenth (10th) year:

<u>In Pay Grade</u>		<u>Monthly Amount</u>
P-2	Police Officer	\$49
P-3	Police Sergeant	123
P-4	Police Lieutenant	132
P-4	Police Captain	142

C. From and after January 2, 2022, the commissioned police personnel, in the pay grade shown, shall receive compensation for ten years consecutive City service, with the exception of military leave of absence, in their present classification in the following amounts, from and after the eleventh (11th) year through the fourteenth (14th) year:

<u>In Pay Grade</u>		<u>Monthly Amount</u>
P-2	Police Officer	\$80

D. From and after January 2, 2022, the commissioned police personnel, in the pay grade shown, shall receive compensation for fourteen years consecutive City service, with the exception of military leave of absence, in their present classification in the following amounts, from and after the fifteenth (15th) year:

<u>In Pay Grade</u>		<u>Monthly Amount</u>
P-2	Police Officer	\$92

E. From and after January 2, 2022, Paramedic Firefighters and Paramedic Fire Captains, in the pay grades shown, shall receive compensation for seven (7) years consecutive City service, excepting military leave of absence, in their present classification in the following amounts, from the eighth (8th) year through the tenth (10th) year:

<u>In Pay Grade</u>		<u>Monthly Amount</u>
F-1	Paramedic Firefighters	\$77
F-2	Paramedic Fire Captains	86

F. From and after January 2, 2022, Paramedic Firefighters and Paramedic Fire Captains, in the pay grades shown, shall receive compensation for ten (10) years consecutive City service, excepting military leave of absence, in their present classification in the following amounts, from the eleventh (11th) year through the twentieth (20th) year:

<u>In Pay Grade</u>		<u>Monthly Amount</u>
F-1	Paramedic Firefighters	\$133
F-2	Paramedic Fire Captains	133

G. From and after January 2, 2022, Paramedic Firefighters and Paramedic Fire Captains, in the pay grades shown, shall receive compensation for twenty (20) years consecutive City service, excepting military leave of absence, in their present classification in the following amount, from the twenty-first (21st) year:

<u>In Pay Grade</u>	<u>Monthly Amount</u>
F-1	Paramedic Firefighters \$168
F-2	Paramedic Fire Captains 168

For the purpose of calculating consecutive service in this section, time served in the classifications of Firefighter and Paramedic Firefighter is combined for the same person.

Section 6. From and after January 2, 2022, all full-time employees shall have their hourly rate computed as follows:

1. The hourly rate for all full-time employees, who, according to Section 4, have a set or average work week of 40 hours, shall have their hourly rate computed by multiplying the monthly rate by 12, dividing that product by 2,080.
2. The hourly rate for full-time Paramedic Firefighters, Paramedic Fire Captains and Battalion Chiefs of the Fire Department, shall have their hourly rate computed by multiplying the monthly rate by 12, dividing that product by 2,912.

Section 7. Ordinance No. 7165 and all ordinances in conflict herewith are repealed effective January 2, 2022.

Section 8. This ordinance shall take effect and be in force from its passage as provided by law.

PASSED and ADOPTED this 22nd day of November, 2021.

MAYOR

ATTEST:

CITY CLERK

CERTIFIED TO BE CORRECT AS TO FORM:

CITY ATTORNEY



**CITY OF UNIVERSITY CITY COUNCIL MEETING
AGENDA ITEM**

NUMBER: <i>For City Clerk Use</i>	NB20211122-03
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SUBJECT/TITLE: Imposing Additional One-Fourth of One Percent Sales Tax on All Retail Sales Made in the City of University City, for Providing Revenues for the Operation of the Fire Department, and the Submission of a Proposition to the Qualified Voters at the General Municipal Election on April 5, 2022.			
REQUESTED BY: City Manager Gregory Rose		DEPARTMENT / WARD OCM / All	
AGENDA SECTION:	New Business - Resolution	CAN ITEM BE RESCHEDULED?	yes
CITY MANAGER'S RECOMMENDATION OR RECOMMENDED MOTION: City Manager recommends approval.			
FISCAL IMPACT: This Bill increases the sales tax for said purpose to one-half of one percent, subject to voter approval at the general municipal election on April 5, 2022. The additional one-fourth of one percent sales tax will be approved and take effect if a majority of the votes cast are in favor			
AMOUNT:		ACCOUNT No.:	
FROM FUND:		TO FUND:	
EXPLANATION: An Ordinance Imposing an Additional One-Fourth of One Percent Sales Tax on All Retail Sales Made in the City of University City, Missouri Which Are Subject to Taxation Pursuant to the Provisions of Sections 141.010 to 144.525 RSMo, for the Purpose of Providing Revenues for the Operation of the University City Fire Department, and Providing for the Submission of a Proposition Authorizing Such Tax to the Qualified Voters at the General Municipal Election on April 5, 2022..			
STAFF COMMENTS AND BACKGROUND INFORMATION: On November 6, 2001, University City voters approved and passed Proposition F, authorizing the City to impose a one-fourth of one percent sales tax for the purpose of providing revenues for the operation of the University City Fire Department. The sales tax has been in effect and imposed since April 1, 2002. In 2019, the the Missouri General Assembly amended Section 321.242 RSMo to increase the authorized sales tax for said purpose from one-fourth of one percent to one-half of one percent, subject to voter approval. If approved, funding would be recommended to help offset the \$8.5 million uniform pension plan unfunded liability and the staffing of a third ambulance when needed.			
CIP No.			
RELATED ITEMS / ATTACHMENTS: Bill No. 9450			
LIST CITY COUNCIL GOALS (S):			
RESPECTFULLY SUBMITTED:	City Manager, Gregory Rose	MEETING DATE:	

INTRODUCED BY:

DATE: November 22, 2021

BILL NO.: 9450

ORDINANCE NO.:

AN ORDINANCE IMPOSING AN ADDITIONAL ONE-FOURTH OF ONE PERCENT SALES TAX ON ALL RETAIL SALES MADE IN THE CITY OF UNIVERSITY CITY, MISSOURI WHICH ARE SUBJECT TO TAXATION PURSUANT TO THE PROVISIONS OF SECTIONS 144.010 TO 144.525 RSMO, FOR THE PURPOSE OF PROVIDING REVENUES FOR THE OPERATION OF THE UNIVERSITY CITY FIRE DEPARTMENT, AND PROVIDING FOR THE SUBMISSION OF A PROPOSITION AUTHORIZING SUCH TAX TO THE QUALIFIED VOTERS AT THE GENERAL MUNICIPAL ELECTION ON APRIL 5, 2022.

WHEREAS, on November 6, 2001, the qualified voters of the City of University City, Missouri (City) approved and passed Proposition F, authorizing the City to impose a one-fourth of one percent sales tax for the purpose of providing revenues for the operation of the University City Fire Department; and

WHEREAS, said sales tax has been in effect and imposed since on or about April 1, 2002; and

WHEREAS, Section 321.242 RSMo authorizes the City to impose a sales tax in an amount of up to one-half of one percent for said purpose, subject to voter approval; and

WHEREAS, the City desires to impose an additional one-fourth of one percent sales tax for said purpose, for a total of one-half of one percent.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF UNIVERSITY CITY, MISSOURI, AS FOLLOWS:

Section 1. An additional one-fourth of one percent sales tax is hereby imposed on all retail sales made in the City of University City, Missouri (City) which are subject to taxation pursuant to the provisions of Sections 144.010 to 144.525 RSMo, for the purpose of providing revenues for the operation of the University City Fire Department. This tax shall be in addition to all other sales taxes allowed by law, including but not limited to the one-fourth of one percent sales tax approved by the qualified voters of the City for said purpose on November 6, 2001.

Section 2. An election is hereby called and ordered to be held in the City on Tuesday, April 5, 2022, for the purpose of submitting to the qualified voters of the City the following proposition:

PROPOSITION F

Shall the City of University City, Missouri impose an additional sales tax of one-fourth of one percent for the purpose of providing revenues for the operation of the University City Fire Department?

Yes

No

If you are in favor of the proposition, place an "X" in the box opposite "Yes." If you are opposed to the proposition, place an "X" in the box opposite "No."

Section 3. If a majority of the votes cast on Proposition F by the qualified voters voting thereon are in

favor of the proposition, then said additional one-fourth of one percent sales tax shall be in effect. If a majority of the votes cast on Proposition F by the qualified voters voting thereon are opposed to the proposition, then said additional one-fourth of one percent sales tax shall not be in effect.

Section 4. Said election shall be held in compliance with all laws.

Section 5. The City Clerk is directed to notify the Board of Election Commissioners of St. Louis County, Missouri of the election and Proposition F prior to 5:00 p.m. on January 25, 2022, as required by law.

Section 6. This ordinance shall take effect and be in full force from and after its passage as provided by law.

PASSED and ADOPTED this 13th day of December, 2021.

Mayor

ATTEST:

City Clerk

CERTIFIED TO BE CORRECT AS TO FORM:

City Attorney