



MEETING OF THE CITY COUNCIL
CITY OF UNIVERSITY CITY
CITY HALL, Fifth Floor
6801 Delmar Blvd., University City, Missouri 63130
Monday, February 13, 2023
6:30 p.m.

AGENDA

A. MEETING CALLED TO ORDER

B. ROLL CALL

C. APPROVAL OF AGENDA

D. PROCLAMATIONS (Acknowledgement)
none

E. APPROVAL OF MINUTES

1. January 9, 2023 – Study Meeting Minutes (Stormwater Commission Presentation)
2. January 23, 2023 – Regular Meeting Minutes

F. APPOINTMENTS to BOARDS AND COMMISSIONS

1. Eleanor Mullin is nominated for re-appointment to the Arts and Letters Commission by Councilmember Bwayne Smotherson.
2. Karla Teeters is nominated for re-appointment to the Arts and Letters Commission by Councilmember Bwayne Smotherson.
3. Linda Jones is nominated for re-appointment to the Arts and Letters Commission by Councilmember Bwayne Smotherson.

G. SWEARING IN TO BOARDS AND COMMISSIONS

1. Colin Van Hare (Employee Representative) was sworn into the Board of Trustees Non-Uniformed Retirement fund (Pension) on January 20, 2023 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.

*The public may also submit 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.** Please also not 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. COUNCIL COMMENTS

J. PUBLIC HEARINGS

1. Redistricting
2. Zoning Amendment – Lot C – Market at Olive

K. CONSENT AGENDA (1 voice vote required)

1. Public Art Project

L. CITY MANAGER'S REPORT (voice vote on each item as needed)

1. Employee Years of Service Awards – No Vote Required
2. Flood Recovery Efforts Update – No Vote Required
3. Second Quarter Financial Report

M. UNFINISHED BUSINESS (2nd and 3rd readings – roll call vote required)

1. **Bill 9496** – AN ORDINANCE AMENDING SECTION 100.180 OF THE UNIVERSITY CITY MUNICIPAL CODE, RELATING TO WARD BOUNDARIES, BY REPEALING SECTION 100.180 AND ENACTING IN LIEU THEREOF A NEW SECTION TO BE KNOWN AS “SECTION 100.180 WARDS”, THEREBY AMENDING SAID SECTION SO AS TO CHANGE THE BOUNDARIES OF THE CITY’S THREE WARDS.
2. **Bill 9498** – AN ORDINANCE AMENDING SECTION 400.070 OF THE MUNICIPAL CODE OF THE CITY OF UNIVERSITY CITY, MISSOURI, RELATING TO THE OFFICIAL ZONING MAP, BY AMENDING SAID MAP SO AS TO CHANGE THE CLASSIFICATION OF PROPERTY KNOWN AS LOT C AND COMMON GROUND 1 OF PLAT 4 OF THE MARKET AT OLIVE DEVELOPMENT, FROM “PD” PLANNED DEVELOPMENT COMMERCIAL DISTRICT AND “SR” SINGLE-FAMILY RESIDENTIAL DISTRICT TO “PD” PLANNED DEVELOPMENT COMMERCIAL DISTRICT (“PD-C”).
3. **Bill 9499** – AN ORDINANCE APPROVING A FINAL DEVELOPMENT PLAN FOR LOT B OF THE PROPOSED MARKET AT OLIVE DEVELOPMENT, PLAT 4.
4. **Bill 9500** – AN ORDINANCE AMENDING SCHEDULE III OF THE TRAFFIC CODE, TO REVISE TRAFFIC REGULATION AS PROVIDED HEREIN

N. NEW BUSINESS

Resolutions (voice vote required)

1. **Resolution 2023-2** Authorizing the formation of an Industrial Development Corporation in the City of University City, Missouri, and determining and approving certain matters related thereto.
 - a) **If Approved and Adopted – Industrial Development Authority Appointments:**
 1. Susan Armstrong is nominated to the Industrial Development Authority by Mayor Terry Crow
 2. Dorothy Davis is nominated by Mayor to the Industrial Development Authority
 3. Cirri Moran is nominated by Mayor to the Industrial Development Authority
 4. Cynthia Martin is nominated by Mayor to the Industrial Development Authority
 5. Jim Nowogrock is nominated by Mayor to the Industrial Development Authority
 6. Jeff Dobslaw is nominated to the Industrial Development Authority by Mayor Terry Crow
2. **Resolution 2023-3** Fiscal Year 2022-2023 Budget Amendment #3
3. **Resolution 2023-4** Preliminary Plan Approval – Adoption of a Resolution to approve the Preliminary Development Plan for Market at Olive Phase IV development, Lot C and Common Ground 1.

Bills (Introduction and 1st reading - no vote required)

4. **Bill 9501** – AN ORDINANCE AMENDING SECTION 400.2700 OF THE MUNICIPAL CODE OF THE CITY OF UNIVERSITY CITY, MISSOURI, RELATING TO THE ZONING REVIEW PROCEDURE FOR CONDITIONAL USES, BY AMENDING SUBSECTION D.1 THEREOF, RELATING TO CITY COUNCIL ACTION.
5. **Bill 9502** – AN ORDINANCE AMENDING SECTIONS 400.030, 400.510, 400.570, 400.620, 400.630 AND 400.1495 OF THE MUNICIPAL CODE OF THE CITY OF UNIVERSITY CITY, MISSOURI, RELATING TO ZONING, SO AS TO CONFORM TO MISSOURI CONSTITUTION ARTICLE XIV PROVISIONS RELATING TO MARIJUANA FACILITIES, AS APPROVED BY VOTERS ON NOVEMBER 8, 2022.
6. **Bill 9503** – AN ORDINANCE APPROVING THE ISSUANCE OF TAX INCREMENT AND SPECIAL DISTRICT REVENUE BONDS IN CONNECTION with the OLIVE BOULEVARD COMMERCIAL CORRIDOR AND RESIDENTIAL CONSERVATION REDEVELOPMENT PLAN; PLEDGING AND ASSIGNING CERTAIN REVENUES FOR THE PURPOSE OF PAYING THE PRINCIPAL OF AND INTEREST ON THE BONDS; AND AUTHORIZING CERTAIN OTHER ACTIONS AND DOCUMENTS IN CONNECTION THEREWITH.

7. **Bill 9504** - AN ORDINANCE APPROVING A SECOND AMENDMENT TO REDEVELOPMENT AGREEMENT AND AN AMENDED AND RESTATED DISTRICT PROJECT AGREEMENT IN CONNECTION WITH THE OLIVE BOULEVARD COMMERCIAL CORRIDOR AND RESIDENTIAL CONSERVATION REDEVELOPMENT PLAN.
8. **Bill 9505** – AN ORDINANCE APPROVING A FINAL DEVELOPMENT PLAN FOR LOT C AND COMMON GROUND 1 OF THE PROPOSED MARKET AT OLIVE DEVELOPMENT, PLAT 4.
9. **Bill 9506** – AN ORDINANCE AMENDING SECTION 400.070 OF THE MUNICIPAL CODE OF THE CITY OF UNIVERSITY CITY, MISSOURI, RELATING TO THE OFFICIAL ZONING MAP, BY AMENDING SAID MAP SO AS TO CHANGE THE CLASSIFICATION OF PROPERTY KNOWN AS LOT 5 OF MARKET AT OLIVE PLAT 3, FROM “IC” INDUSTRIAL COMMERCIAL DISTRICT TO “PD” PLANNED DEVELOPMENT COMMERCIAL DISTRICT (“PD-C”).
10. **Bill 9507** – AN ORDINANCE APPROVING A FINAL PLAT FOR A MAJOR SUBDIVISION OF A TRACT OF LAND TO BE KNOWN AS “MARKET AT OLIVE PLAT 3.”
11. **Bill 9508** – AN ORDINANCE AMENDING SECTION 400.070 OF THE MUNICIPAL CODE OF THE CITY OF UNIVERSITY CITY, MISSOURI, RELATING TO THE OFFICIAL ZONING MAP, BY AMENDING SAID MAP SO AS TO CHANGE THE CLASSIFICATION OF PROPERTIES AT 8637, 8638 AND 8641 MAYFLOWER COURT FROM “SR” SINGLE-FAMILY RESIDENTIAL DISTRICT TO “PA” PUBLIC ACTIVITY DISTRICT.

O. 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

P. CITIZEN PARTICIPATION (continued if needed)

Q. COUNCIL COMMENTS

R. EXECUTIVE SESSION (*roll call vote required*)

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.

S. ADJOURNMENT

The public may also observe via:

Live Stream via YouTube:

<https://www.youtube.com/channel/UCyN1EJ-Q22918E9EZimWoQ>

Posted 10th day of February 2023

LaRette Reese

City Clerk, MRCC