

MEETING OF THE CITY COUNCIL
CITY OF UNIVERSITY CITY
CITY HALL, Fifth Floor
6801 Delmar Blvd., University City, Missouri 63130
Monday, December 11, 2023
6:30 p.m.

AGENDA

A. MEETING CALLED TO ORDER

At the Regular Session of the City Council of University City held on Monday, December 11, 2023, Mayor Terry Crow called the meeting to order at 6:34 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 Dennis Fuller
Councilmember Bwayne Smotherson

Also in attendance were City Manager, Gregory Rose, and City Attorney, John F. Mulligan, Jr.

C. APPROVAL OF AGENDA

Hearing no changes to the Agenda, Councilmember Hales moved to approve, it was seconded by Councilmember Klein, and the motion carried unanimously.

D. PROCLAMATIONS - (Acknowledgement)

None

E. APPROVAL OF MINUTES

1. November 27, 2023, Meeting Minutes were moved by Councilmember Fuller, it was seconded by Councilmember Hales, and the motion carried unanimously with the exception of Councilmember McMahon.

F. APPOINTMENTS TO BOARDS AND COMMISSIONS

1. Dennis Hoppe is nominated to the Library Board as a fill-in by Councilmember Aleta Klein, it was seconded by Councilmember Smotherson and the motion carried unanimously.
2. Karen Bernstein is nominated to the School District to the Economic Development Retail Sales Tax Board, replacing George Lenard, by Mayor Crow, it was seconded by Councilmember Smotherson and the motion carried unanimously.
3. Matthew Bellows is nominated to the School District for reappointment to the Economic Development Retail Sales Tax Board by Mayor Crow, it was seconded by Councilmember Hales and the motion carried unanimously.

G. SWEARING IN TO BOARDS AND COMMISSIONS

None

H. CITIZEN PARTICIPATION (Total of 15 minutes allowed) Scott Regan (written)
Procedures for submitting comments for Citizen Participation and Public Hearings:
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.

Written comments must be received **no later than 12:00 p.m. on 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 that when submitting your comments, a **name and address must be provided.** Please also note whether your comment is on an agenda or a non-agenda item. If a name and address are not provided, the comment will not be recorded in the official record.

Tom Sullivan, 751 Syracuse, U City, MO

Mr. Sullivan stated as the New Year approaches he thinks Council should consider the efficiencies in City services that are not being addressed.

- Non-functional streetlights throughout the City
- The entrance to the parking lot at Kingsland near Delmar is in disarray
- The Kingsland median from Delmar to Vernon is in disarray
- Failure to regularly sweep City streets
- The appearance of the Loop
- Utility wires hanging down in various parts of the City
- Repair of The Loop North sidewalk
- The deteriorating fountain at Lewis Park
- The deteriorating banks around the pond at Lewis Park
- Numerous park benches need to be repainted
- Excessive vacancies in The Loop

Mr. Sullivan stated when the Costco development was being discussed the main driver was the unique way it would fund revitalization of the 3rd Ward. And while the 3rd Ward Housing and Revitalization Task Force has been meeting for some time to provide a framework for how these funds should be spent, several of its members believe they are being under-utilized and have expressed concerns about their intended purpose. A consultant and ambassadors have been hired; a logo and sweatshirt have been designed; surveys are constantly being handed out; Phase I activities are concluded; Phase II has begun, and Phase III is scheduled to start in February, yet after fourteen months there has not been one single improvement in the 3rd Ward.

A couple of months ago, U City's Former Community Development Director, Rosalyn Williams, said the City is reneging on its promise of 10 million dollars of TIF funding for this Ward. She said, "*The sleight of hand by the City Manager will forego housing value recovery and wealth generation for residents of the ward.*" So, it seems like the revitalization of the 3rd Ward is another area Council needs to keep a close watch on in the New Year.

I. COUNCIL COMMENTS

J. PUBLIC HEARINGS

1. Public Hearing: Liquor License for Wallis Petroleum (On the Run), 7360 Forsyth

Mayor Crow opened the Public Hearing at 6:40 p.m., and after acknowledging that no written or oral requests to speak had been received, the hearing was closed at 6:40 p.m.

- K. CONSENT AGENDA - (1 voice vote required)**
1. Liquor License – Wallis Petroleum (On the Run) - 7360 Forsyth
 2. Barracuda Network Defense Agreement
 3. EDRST Funding Request - LSBDD
 4. Record Scanning Project – HR Files

Councilmember McMahon moved to approve Items 1 through 4 of the Consent Agenda, it was seconded by Councilmember Hales and the motion carried unanimously.

- L. CITY MANAGER’S REPORT - (Voice vote on each item as needed)**
None
- M. UNFINISHED BUSINESS - (Roll call vote required on 2nd and 3rd readings)**
None
- N. NEW BUSINESS**
- Resolutions - (Voice vote required)**
Resolutions
None
- Bills - (No vote required on introduction and 1st reading)**
None

- 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)**
Frank Ollendorff, 8128 Cornell Court, U City, MO
- Mr. Ollendorff stated he hopes tonight's comments regarding the Olive Boulevard Streetscape Plan will be more successful than his previous remarks.
- In 1999 the City's Comprehensive Plan recognized that completion of The Loop was a great success and that the City's next major project should be Olive Boulevard. Council's instruction to the City Manager was to make the development of a plan for the infrastructure on Olive his number one priority and to find the funds to install sidewalks, trees, and pedestrian lighting modeled after The Loop. Funding was obtained through the receipt of two federal grants totaling 1 million dollars each. When approximately 20% of the work was completed, the City manager recommended, and Council, along with its residents adopted the concept of establishing an Economic Development Retail Sales Tax to complete the project. Council's commitment to issue a municipal bond and use the EDRST to complete Olive Boulevard passed with a 2 to 1 vote, and an example of the work that was performed can be seen at the Aldi's site, Costco site, and the intersection of Hanley and Olive.
- As a result of these actions, Mr. Ollendorff stated he would urge Council to advise staff that this continues to be their number one priority and direct them to move forward with this project. *(Mr. Ollendorff provided Council with copies of the minutes related to the establishment of EDRST funds and the Olive Design Guidelines adopted in 2009.)*

- Q. COUNCIL COMMENTS**
- Councilmember Smotherson stated as a regular guest of Centennial Commons he is disappointed by the lack of progress being made to bring this facility back to being fully operational. Nowadays, this once vibrant facility has almost become irrelevant because people have started patronizing other facilities with saunas, whirlpools, and steam rooms.

And even though these kinds of amenities are not a part of the City's plans, he hopes that next year any repairs or aesthetic improvements that do not fall under FEMA will be on the staff's agenda so that after the lower level and gym are repaired there will be no reason; barring a natural disaster, for it to be closed again. He then wished everyone a happy holiday.

Mayor Crow acknowledged Councilmember Clay's birthday and thanked him for being in attendance.

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.

Councilmember Hales moved to close the Regular Session and go into a Closed Session, it was seconded by Councilmember McMahon.

Roll Call Vote Was:

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

Nays: None.

S. ADJOURNMENT

Mayor Crow thanked everyone for their participation and closed the Regular Session at 6:52 p.m. to go into a Closed Session on the second floor. The Closed Session reconvened in an open session at 7:23 p.m.

LaRette Reese
City Clerk, MRCC

Subject: FW: Compliments

From: Scott Ragan <ragan@att.net>
Sent: Friday, December 8, 2023 11:33 AM
To: Council Comments Shared <councilcomments@ucitymo.org>
Subject: Fw: Compliments

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

I know you receive your share of complaints during the Citizen Participation segment of council meetings, so thought I would send a few compliments.

1. As I reach my senior years, I've become more attentive to maintaining my physical (and mental!) health, and feel the facilities at Centennial Commons have helped me achieve that goal. The equipment is always well maintained and available and the staff is friendly, so thank you for keeping this facility available to citizens at a reasonable cost!
Related to this, it would be great for the community to receive an update on whether the lower level and gymnasium will ever be restored and re-opened. Last I heard we were waiting for FEMA funds to be made available, but now wonder if that source has dried up.
2. It's the services that keep our citizens happy, and leaf collection is no exception. Watching the crews accompanying the trucks doing the collection, I've been repeatedly impressed at how thorough they are with a very routine task. I've seen them pull leaves down from residents' yards, from under cars, etc. Please commend the individual or team who manages this service because they have found a way to keep the collection teams engaged and very thorough in doing their job.

Scott Ragan

7922 Gannon Ave.

314-974-5853

