

**BOARD OF ALDERMEN  
CITY OF TOWN AND COUNTRY  
APRIL 25, 2016**

**WORK SESSION**

The work session meeting of the Board of Aldermen of the City of Town and Country was held at 6:30 PM on Monday, April 25, 2016.

Present were: Aldermen Anderson, Benigas, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright. Alderman-Elect Butler was also present.

Mayor Dalton presided.

City Attorney Steve Garrett represented the City.

**1. Discussion-Regular meeting agenda items**

No votes were taken.

**REGULAR MEETING**

The regular meeting of the Board of Aldermen of the City of Town and Country was held at 7:00 PM on Monday, April 25, 2016 at the Municipal Center, 1011 Municipal Center Drive.

**PLEDGE OF ALLEGIANCE**

Hadley Anderson, Ward 2 resident, led the Pledge of Allegiance.

**ROLL CALL**

The 7:07 PM roll call indicated Aldermen Anderson, Benigas, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright to be present.

Mayor Dalton presided.

City Attorney Steve Garrett represented the City.

**MINUTES – 04/11/16**

Alderman Mange moved for approval, seconded by Anderson.

Mayor Dalton called for any corrections or amendments.

Hearing none, the minutes of 04/11/16 were unanimously approved by voice vote.

**PROCLAMATION**

Mayor Dalton read aloud a Proclamation of appreciation for Alderman Anderson's service on the Board.

**APRIL 5, 2016 ELECTION RESULTS**

The City Clerk read the official results of the April 5, 2016 election certified by the Board of Election Commissioners. The certified vote was as follows:

|   |     |       |
|---|-----|-------|
| <b>ALDERMAN TOWN AND COUNTRY WARD 1</b> |     |       |
| RICHARD "SKIP" MANGE                    | 212 | Votes |
| INVALID WRITE-IN                        | 12  |       |

|   |     |       |
|---|-----|-------|
| <b>ALDERMAN TOWN AND COUNTRY WARD 2</b> |     |       |
| NAN KULKARNI                            | 258 | Votes |
| LINDSEY BUTLER                          | 328 |       |
| INVALID WRITE-IN                        | 1   |       |

**ALDERMAN TOWN AND COUNTRY WARD 3**

|                  |     |       |
|------------------|-----|-------|
| GUSSIE CRAWFORD  | 184 | Votes |
| INVALID WRITE-IN | 11  |       |

**ALDERMAN TOWN AND COUNTRY WARD 4**

|                  |     |       |
|------------------|-----|-------|
| LINDA RALLO      | 151 | Votes |
| INVALID WRITE-IN | 6   |       |

**PROPOSITION V**

|     |       |       |
|-----|-------|-------|
| YES | 1,006 | Votes |
| NO  | 294   |       |

A copy of the certified results of the election were filed and made a part of these minutes of the April 25, 2016 Board of Aldermen meeting.

**OATH OF OFFICE**

The City Clerk administered the Oath of Office to Alderman-Elect Lindsey Butler along with Aldermen Mange, Crawford and Rallo.

**ROLL CALL**

The 7:14 PM roll call indicated Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright to be present.

Mayor Dalton presided.

**HEARING FROM CITIZENS****PUBLIC HEARING(S)**

A court reporter with Midwest Litigation was present to record the hearing.

- *A public hearing on the application of Tucker Allen, tenant, on behalf of Walker T&C, LLC, owner, for variances from Chapter 420, the Sign Regulations of the Municipal Code, for a wall business identification sign for a building located at 12935 North Forty Drive, in the Office (O) Zoning District.*

Mayor Dalton opened the public hearing.

The City Clerk entered the following exhibits:

1. Typewritten notice of hearing posted at the Municipal Center and on the subject property, and mailed to property owners within 300 ft. of subject property, with a list of property owners attached.
2. Resolution No. R05-2016

Mary Elizabeth Coleman, Tucker Allen CEO, and Michael Cozad, Walker T&C representative, were present on behalf of the request.

Ms. Coleman clarified that a clerical error was made in the submitted narrative. She explained that Tucker Allen is a brand new subsidiary of Lewis Rice, and that the parent company has been in the building for seven years.

Upon inquiry by Alderman Meyland-Smith, Mr. Cozad stated that the combined lease space for the two companies is approximately 10,000 sq. ft. and did not encompass an entire floor of the building.

Alderman Meyland-Smith confirmed that the parent company's name, Lewis Rice, would only be on the ground sign whereas the subsidiary company's name, Tucker Allen, would be wall-mounted.

In response to Alderman Benigas, Melanie Rippetoe, City Planner, stated that the sign does not meet all requirements of the Sign Code but does meet all other ordinances. Mayor Dalton called for public comments.

Hearing none, the public hearing was closed.

### **APPOINTMENTS**

Alderman Mange moved to make the following appointments:

Architectural Review Board-Lou Forbringer, Ward 2  
Public Works & Stormwater-George Tarlas, Ward 1  
Public Works & Stormwater-Tom Pelikan, Ward 3

Alderman Crawford seconded the motion and a voice vote carried.

Mayor Dalton noted the establishment of a Mason Trail North Task Force to be co-chaired by Aldermen Wright and Rallo. He described the scope of the group and provided the following list of members: Ratna Craig, Michael Fox, Peter Stevens, Jim Conrad, Steve Korbecki, Tom Sandifer and Matt Collard.

Mayor Dalton also noted the establishment of the Ballas and Clayton Work Group to be chaired by Alderman Wright. He provided the following list of members: Tony Jokerst, Kris Hogan, Holly Ball, Melissa Adams, Mark Dakich, Matthew Melick, Ken Goldberg and Anita Brockway.

### **COMMUNICATIONS AND REPORTS**

#### **Alderman Frautschi**

Alderman Frautschi announced that the next Ward 2 Forum would be held at 9:30 AM on Monday, May 9, at the Longview Farm House.

#### **Alderman Wright**

Alderman Wright stated that Arbor Day would be held from 1:00-3:00 PM on May 1, at Longview Farm Park. She added that free seedlings, a butterfly wing craft and a fishing derby would be part of the great event.

She also announced that the Drace Park Campout would be held on May 21.

#### **Alderman Crawford**

Alderman Crawford reported that the Police Department in conjunction with the DEA would offer a Prescription Drug Take Back event on April 30.

#### **Alderman Rallo**

Alderman Rallo stated that at 8:00 AM on May 18 a Ward 4 question and answer session would be held regarding future plans for the parks and trail system.

#### **Alderman Mange**

Alderman Mange announced that the dedication of the Oge Log Cabin would occur on Saturday, May 21 at Drace Park, in conjunction with the Drace Park Campout.

### **UNFINISHED BUSINESS**

**BILL NO. 16-19, AN ORDINANCE ACCEPTING THE BID AND AUTHORIZING AN AGREEMENT WITH RAINERI CONSTRUCTION, LLC, FOR POLICE DEPARTMENT**

**INTERIOR RENOVATIONS** (sponsored by Aldermen Anderson & Crawford) (1<sup>st</sup> reading 04/11/16)

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 16-19 was read for the second time and placed upon its final passage. Alderman Frautschi moved for approval, seconded by Alderman Wright.

The roll call vote was as follows: AYE, Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 16-19 became Ordinance No. 3982.

**APPROVAL OF A PURCHASE ORDER**

Alderman Crawford moved to approve a purchase order to Bradford Systems for Squad Room Furniture & Shelving in the amount of \$30,948.44.

Alderman Frautschi seconded the motion and a voice vote carried.

**BILL NO. 16-20, AN ORDINANCE APPROVING A BEAUTIFICATION GRANT ALLOCATION FOR MANDERLEIGH OF TOWN AND COUNTRY SUBDIVISION** (sponsored by Aldermen Crawford, Meyland-Smith & Mange)

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 16-20 was read for the second time and placed upon its final passage.

Alderman Frautschi moved for approval, seconded by Alderman Meyland-Smith.

The roll call vote was as follows: AYE, Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 16-20 became Ordinance No. 3983.

**BILL NO. 16-21, AN ORDINANCE APPROVING A BEAUTIFICATION GRANT ALLOCATION FOR MUIRFIELD SUBDIVISION** (sponsored by Aldermen Rallo, Benigas & Mange)

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 16-21 was read for the second time and placed upon its final passage.

Alderman Mange moved for approval, seconded by Alderman Crawford.

The roll call vote was as follows: AYE, Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 16-21 became Ordinance No. 3984.

**BILL NO. 16-22, AN ORDINANCE APPROVING A BEAUTIFICATION GRANT ALLOCATION FOR THORNHILL SUBDIVISION** (sponsored by Aldermen Anderson, Frautschi & Mange)

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 16-22 was read for the second time and placed upon its final passage.

Alderman Mange moved for approval, seconded by Alderman Frautschi.

The roll call vote was as follows: AYE, Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 16-22 became Ordinance No. 3985.

**BILL NO. 16-23, AN ORDINANCE APPROVING A BEAUTIFICATION GRANT ALLOCATION FOR VILLAGE ON CONWAY SUBDIVISION** (sponsored by Aldermen Rallo, Benigas & Mange)

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 16-23 was read for the second time and placed upon its final passage.

Alderman Mange moved for approval, seconded by Alderman Benigas.

The roll call vote was as follows: AYE, Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 16-23 became Ordinance No. 3986.

### **NEW BUSINESS**

#### **APPROVAL OF A PURCHASE ORDER**

Alderman Frautschi moved to approve a purchase order to St. Louis Select Landscaping & Lawncare for the 1844-1856 Nettlecreek Storm Water Project in the amount of \$3,880.00.

Alderman Wright seconded the motion and a voice vote carried.

**BILL NO. 16-24, AN ORDINANCE ACCEPTING THE BID OF M & H CONCRETE CONTRACTORS, INC. FOR THE 2016 SLAB REPLACEMENT PROJECT AND AUTHORIZING AN AGREEMENT FOR SAME** (sponsored by Aldermen Frautschi & Crawford)

Mayor Dalton called for a first reading, without objection. Without objection, Bill No. 16-24 was read for the first time by title only.

Mayor Dalton declared Bill No. 16-24 continued to the meeting of Monday, May 9, 2016 for the second reading and consideration.

**RESOLUTION R05-2016, A RESOLUTION APPROVING SIGN CODE VARIANCES FOR TUCKER ALLEN, 12935 N. FORTY DRIVE**

Alderman Mange moved for approval, seconded by Alderman Wright.

Alderman Benigas confirmed with staff that the applicant for this variance was Tucker Allen and not the parent company of Lewis Rice. Staff also clarified that there is no square footage requirement to obtain a wall identification sign.

Mayor Dalton stated for the record that he was previously a partner at Lewis Rice but has no current affiliation or interest in this matter.

A voice vote was held and carried.

**BILL NO. 16-25, AN ORDINANCE OF THE CITY OF TOWN AND COUNTRY, MISSOURI, AUTHORIZING AND DIRECTING THE MISSOURI DEPARTMENT OF REVENUE TO CONTINUE APPLICATION AND COLLECTION OF THE LOCAL SALES TAX ON THE TITLING OF MOTOR VEHICLES, TRAILERS, BOATS, AND OUTBOARD MOTORS THAT WERE PURCHASED FROM A SOURCE OTHER THAN A LICENSED MISSOURI DEALER** (sponsored by the Board as a Whole)

Mayor Dalton called for a first reading, without objection. Without objection, Bill No. 16-25 was read for the first time by title only.

Alderman Mange moved to suspend the agenda rules in order to hear the second reading and consider the Bill.

Alderman Wright seconded the suspension motion and a voice vote carried.

Mayor Dalton consented.

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 16-25 was read for the second time and placed upon its final passage.

Alderman Mange moved for approval, seconded by Alderman Crawford.

The roll call vote was as follows: AYE, Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 16-25 became Ordinance No. 3987.

#### **WARRANT LIST-04/25/16**

Alderman Crawford moved for approval, seconded by Alderman Meyland-Smith.

Mayor Dalton called for any amendments.

Hearing none, a voice vote was taken and the warrant list of April 25, 2016, in the amount of \$139,117.07 was unanimously approved by voice vote.

#### **OTHER**

Mayor Dalton announced that a post-meeting Work Session, as posted, would be held in the Community Room immediately following adjournment.

#### **ADJOURN**

On motion of Alderman Mange, seconded by Alderman Frautschi and unanimously approved by voice vote, the meeting adjourned at 7:41 PM.

#### **WORK SESSION**

The work session meeting of the Board of Aldermen of the City of Town and Country was held at 7:50 PM on Monday, April 25, 2016.

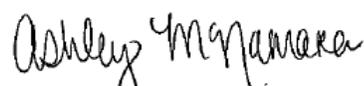
Present were: Aldermen Benigas, Butler, Crawford, Frautschi, Mange, Meyland-Smith, Rallo and Wright.

Mayor Dalton presided.

#### **1. Discussion regarding the Community Survey**

Discussion was held regarding the intent, timeliness, and content of the draft Community Survey. Following discussion, City Administrator Gary Hoelzer was directed to prepare a revised draft with Dr. Terry Jones and make said draft available to the Board of Aldermen via email. Upon review of the draft, each Alderman was asked to provide feedback to Mr. Hoelzer so that a special meeting could be scheduled if needed.

No votes were taken.



Ashley McNamara  
City Clerk

CITY OF TOWN & COUNTRY

GENERAL MUNICIPAL ELECTION  
ST. LOUIS COUNTY, MISSOURI  
TUESDAY, APRIL 5, 2016

OFFICIAL FINAL RESULTS

RUN DATE:04/18/16 10:21 AM

|                                | TOTAL | PERCENT |                            | TOTAL | PERCENT |
|--------------------------------|-------|---------|----------------------------|-------|---------|
| 01 = REGISTERED VOTERS - TOTAL | 8,140 |         | 03 = VOTER TURNOUT - TOTAL | 16.84 |         |
| 02 = BALLOTS CAST - TOTAL      | 1,371 |         |                            |       |         |
|                                |       |         |                            |       |         |
|                                | 01    | 02      | 03                         |       |         |
| 0320 CC20,59                   | 1188  | 155     | 13.05                      |       |         |
| 0329 CC29 MR39                 | 495   | 67      | 13.54                      |       |         |
| 1246 LAF46 MR3                 | 917   | 75      | 8.18                       |       |         |
| 1635 MHT35,56                  | 1226  | 152     | 12.40                      |       |         |
| 1654 MHT54                     | 3     | 1       | 33.33                      |       |         |
| 1802 MR2                       | 109   | 32      | 29.36                      |       |         |
| 1809 MR9                       | 94    | 14      | 14.89                      |       |         |
| 1825 MR25                      | 1186  | 368     | 31.03                      |       |         |
| 1829 MR29                      | 805   | 206     | 25.59                      |       |         |
| 1843 MR43                      | 428   | 49      | 11.45                      |       |         |
| 1844 MR44                      | 654   | 105     | 16.06                      |       |         |
| 1845 MR45,53                   | 530   | 55      | 10.38                      |       |         |
| 1848 MR48                      | 466   | 73      | 15.67                      |       |         |
| 1856 MR56                      | 39    | 19      | 48.72                      |       |         |

|   | VOTES | PERCENT |
|---|-------|---------|
| ALDERMAN TOWN AND COUNTRY WARD 1<br>(Vote for ) 1 |       |         |
| 01 = RICHARD (SKIP) MANGE                         | 212   | 94.64   |
| 02 = INVALID WRITE-IN                             | 12    | 5.36    |

|                | 01  | 02 |
|----------------|-----|----|
| 0320 CC20,59   | 112 | 5  |
| 0329 CC29 MR39 | 44  | 4  |
| 1654 MHT54     | 1   | 0  |
| 1809 MR9       | 7   | 1  |
| 1843 MR43      | 37  | 1  |
| 1856 MR56      | 11  | 1  |

|   | VOTES | PERCENT | VOTES                 | PERCENT |
|---|-------|---------|-----------------------|---------|
| ALDERMAN TOWN AND COUNTRY WARD 2<br>(Vote for ) 1 |       |         |                       |         |
| 01 = NAN KULKARNI                                 | 258   | 43.95   |                       |         |
| 02 = LINDSEY BUTLER                               | 328   | 55.88   | 03 = INVALID WRITE-IN | 1 .17   |
|   |       |         |                       |         |
|   | 01    | 02      | 03                    |         |
| 1802 MR2  | 14    | 16      | 0                     |         |
| 1825 MR25   | 152   | 209     | 1                     |         |
| 1829 MR29   | 92    | 103     | 0                     |         |

|   | VOTES | PERCENT |
|---|-------|---------|
| ALDERMAN TOWN AND COUNTRY WARD 3<br>(Vote for ) 1 |       |         |
| 01 = GUSSIE CRAWFORD                              | 184   | 94.36   |
| 02 = INVALID WRITE-IN                             | 11    | 5.64    |
|   |       |         |
|   | 01    | 02      |
| 1246 LAF46 MR3                                    | 57    | 2       |
| 1844 MR44   | 71    | 9       |
| 1848 MR48   | 56    | 0       |

| ALDERMAN TOWN AND COUNTRY WARD 4 |       |         |
|----------------------------------|-------|---------|
|                                  | VOTES | PERCENT |
| (Vote for ) 1                    |       |         |
| 01 = LINDA RALLO                 | 151   | 96.18   |
| 02 = INVALID WRITE-IN            | 6     | 3.82    |
|                                  | ----- | -----   |
|                                  | 01    | 02      |
|                                  | ----- | -----   |
| 1635 MHT35,56                    | 114   | 5       |
| 1845 MR45,53                     | 37    | 1       |

| TOWN AND COUNTRY - PROPOSITION V          |       |         |
|---|-------|---------|
| **OUT OF STATE SALES TAX - CONTINUATION** |       |         |
|   | VOTES | PERCENT |
| (Vote for ) 1                             |       |         |
| 01 = YES                                  | 1,006 | 77.38   |
| 02 = NO                                   | 294   | 22.62   |
|   | ----- | -----   |
|   | 01    | 02      |
|   | ----- | -----   |
| 0320 CC20,59                              | 115   | 34      |
| 0329 CC29 MR39                            | 51    | 15      |
| 1246 LAF46 MR3                            | 58    | 15      |
| 1635 MHT35,56                             | 117   | 29      |
| 1654 MHT54                                | 1     | 0       |
| 1802 MR2                                  | 21    | 8       |
| 1809 MR9                                  | 11    | 2       |
| 1825 MR25                                 | 263   | 78      |
| 1829 MR29                                 | 148   | 50      |
| 1843 MR43                                 | 39    | 9       |
| 1844 MR44                                 | 69    | 28      |
| 1845 MR45,53                              | 41    | 10      |
| 1848 MR48                                 | 59    | 12      |
| 1856 MR56                                 | 13    | 4       |

WE, THE BOARD OF ELECTION COMMISSIONERS OF ST. LOUIS COUNTY, MISSOURI, ACTING AS THE VERIFICATION BOARD PURSUANT TO SECTION 115.507,RSMo, HEREBY CERTIFY THE FOREGOING TO BE A TRUE AND CORRECT ABSTRACT OF VOTES CAST FOR THE CANDIDATES AND ISSUES AT THE GENERAL MUNICIPAL ELECTION HELD IN ST. LOUIS COUNTY, MISSOURI, ON APRIL 5, 2016. IN TESTIMONY WHEREOF, WE HAVE HEREUNTO SET OUR HAND AT OUR OFFICE IN MAPLEWOOD, ST. LOUIS COUNTY, MISSOURI, ON APRIL 19, 2016.

*Richard H. Kellett*      *John W. Maupin*      *Trudi McCollum Foushee*      *John P. King*  
 RICHARD H. KELLETT, CHAIRMAN      JOHN W. MAUPIN, SECRETARY      TRUDI MCCOLLUM FOUSHEE, COMMISSIONER      JOHN P. KING, COMMISSIONER



Municipal Center  
1011 Municipal Center Drive  
Town & Country  
Missouri 63131-1101  
Tele. (314) 432-6606  
Fax (314) 432-1286



Jonathan F. Dalton  
Mayor

Gary A. Hoelzer  
City Administrator

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**NOTICE OF PUBLIC HEARING  
BOARD OF ALDERMEN  
CITY OF TOWN & COUNTRY, MO**

Notice is hereby given that the Board of Aldermen of the City of Town and Country will hold a Public Hearing on Monday, April 25, 2016 at 7:00 P.M., in the Municipal Center, 1011 Municipal Center Drive, 63131, on the application of Tucker Allen, tenant, on behalf of Walker T&C, LLC, owner, for variances from Chapter 420, the Sign Regulations of the Municipal Code, for a wall business identification sign for a building located at 12935 North Forty Drive, in the Office (O) Zoning District.

All interested parties may examine all public documents relating to this matter at the Municipal Center and may appear and be heard at the public hearing. For direct inquiries, please contact City Planner Melanie Rippetoe at (314) 587-2827.

  
Ashley McNamara  
City Clerk  
April 8, 2016

| LOCATOR   | PROP_ADD          | OWNER_NAME                        | OWN_ADD                       | OWN_CITY    | STATE | ZIP   |
|-----------|-------------------|-----------------------------------|-------------------------------|-------------|-------|-------|
| 19P240098 | 12901 NORTH 40 DR | CLUB EXCHANGE CORPORATION         | 3333 FAIRVIEW RD A-379        | COSTA MESA  | CA    | 92626 |
| 19P230231 | 12977 NORTH 40 DR | CROWN DIVERSIFIED INDUSTRIES CORP | 1065 EXECUTIVE PARKWAY DR 300 | SAINT LOUIS | MO    | 63141 |
| 19P230101 | 12935 NORTH 40 DR | WALKER T & C LLC                  | 16 SUNNEN DR SUITE 164        | SAINT LOUIS | MO    | 63143 |