

**AGENDA  
BOARD OF ALDERMEN  
CITY OF TOWN AND COUNTRY, MO  
1011 MUNICIPAL CENTER DRIVE, 63131  
MONDAY, JUNE 13, 2022 7:00 P.M.**

**PLEDGE OF ALLEGIANCE**

**CALL TO ORDER**

**ROLL CALL**

**MINUTES**

**HEARING FROM CITIZENS**

**PUBLIC HEARING(S)**

- *A public hearing on the application of Chris Watts, on behalf of BJC Health System, for approval of a Municipal Code amendment to the Commercial Zoning District related to Section 405.630 Conditional Uses and Section 405.655 Off-Street Parking and Loading Requirements. The purpose of this amendment is to establish Hospital as a conditional use in the Commercial Zoning District.*
- *A public hearing to review a request from Elizabeth Liles Mann of Encompass Health, applicant, on behalf of BJC Health System, owner, for approval of a Conditional Use Permit in order to construct a Hospital, located at 998/1002 Woods Mill Road, in the Commercial (C) Zoning District.*

**APPOINTMENTS**

**COMMUNICATIONS AND REPORTS**

- Commission Chairmen
- City Administrator

**UNFINISHED BUSINESS**

**1. Bill No. 22-32 (Board as a Whole)**

An Ordinance accepting the bid and authorizing an agreement with Gershenson Construction for the 2022 Longview and Drace Trail Resurfacing Project and amending the 2022 Budget by increasing expenditure accounts in the Parks & Stormwater Fund and appropriating funds to cover the increases (2<sup>nd</sup> reading)

**2. Bill No. 22-33 (Holman & Hughes)**

An Ordinance authorizing the City Administrator to take the necessary steps to reimburse four individual property owners directly abutting the Twin Farms Retention Pond in an amount not to exceed \$20,000 in total for bank restoration on specific properties in connection with the Essex Point/Sellenriek Road Retention 2011-4D (Upper) Twin Farms Project and amending the 2022 Budget by increasing a Parks & Stormwater Fund expenditure account and appropriating funds to cover the increase (2<sup>nd</sup> reading)

## **NEW BUSINESS**

**3. Bill No. 22-34**

An Ordinance amending Title IV, Chapter 405: the Zoning Regulations of the Town and Country Municipal Code, specifically by the amendment of Section 405.630 Conditional Uses and Section 405.655 Off-Street Parking and Loading Requirements to establish hospital regulations in the Commercial (C) Zoning District (1<sup>st</sup> reading)

**4. Bill No. 22-35**

An Ordinance approving a Boundary Adjustment Plat for 998 and 1002 Woods Mill Road in the City of Town and Country and authorizing the Boundary Adjustment Plat to be recorded in the Office of the Recorder of Deeds of St. Louis County (1<sup>st</sup> reading)

**5. Bill No. 22-36**

An Ordinance approving the Preliminary Site Development Plan for the Encompass Health Rehabilitation Center of St. Louis – Town and Country located at 998-1002 Woods Mill Road (1<sup>st</sup> reading)

**6. Bill No. 22-37**

An Ordinance approving a conditional use and authorizing a Conditional Use Permit for a hospital, as defined in the Commercial Zoning District, for The Rehabilitation Institute of St. Louis – Town and Country located at 998-1002 Woods Mill Road (1<sup>st</sup> reading)

**7. Architectural Review**

The Rehabilitation Institute of St. Louis–Town and Country, 998-1002 Woods Mill Road

**8. Approval of Annual Liquor Licenses**

**9. Bill No. 22-38**

An Ordinance authorizing the City Administrator to accept the proposal of STL Communications for an upgrade of the City's telephone system and directing the necessary steps be taken to share the cost of the upgrade with West Central Dispatch Center (1<sup>st</sup> reading)

**10. Warrant List**

## **OTHER**

## **ADJOURN**

## **MOTION AND ROLL CALL VOTE TO MOVE TO CLOSED MEETING**

A motion may be made to close the meeting pursuant to Section 610.021(1), (2), (3), (12) and (13) RSMO, to discuss legal actions, real estate, litigation, attorney/client privileged communications and to discuss personnel matters.