



**MINUTES  
CITY OF CREVE COEUR  
CITY COUNCIL  
300 NORTH NEW BALLAS RD  
APRIL 25, 2016  
7:00 PM**

**CALL TO ORDER**

A regular meeting of the City Council of the City of Creve Coeur was called to order by Mayor Glantz at the Creve Coeur Government Center, 300 N. New Ballas Road on Monday, April 25, 2016 at 7:00 p.m.

**PLEDGE OF ALLEGIANCE**

Mayor Glantz led the Pledge of Allegiance.

**INVOCATION**

Mayor Glantz gave the invocation.

**ROLL CALL**

Mr. Glantz	Mayor
Mr. Kreuter	Council Member Ward I
Ms. Kramer	Council Member Ward I
Mr. Wang	Council Member Ward II
Mrs. Lawrence	Council Member Ward II
Mr. Hoffman	Council Member Ward III
Mrs. D'Alfonso	Council Member Ward III
Mrs. Baseley	Council Member Ward IV

\* Absent – Council Member Saunders – Ward IV

Mayor Glantz thanked Robert Kent, AJ Wang and David Kreuter for their service to the community and presented plaques to each of them.

**ACCEPTANCE OF CERTIFIED ELECTION RESULTS OF APRIL 5, 2016**

Council Member Wang moved, seconded by Council Member Hoffman to accept the April 5, 2016 certified election results, with the vote upon such motion being as follows, to-wit:

Council Member Kreuter – Aye  
Council member Hoffman – Aye  
Council Member Lawrence – Aye  
Council Member Kramer- Aye  
Council Member D'Alfonso – Aye  
Council Member Wang – Aye  
Council Member Baseley – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.



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**SWEARING IN OF THE NEWLY ELECTED AND RE-ELECTED OFFICIALS**

City Clerk swore in the newly elected and re-elected officials

James Faron – Ward 1  
Ted Ruzicka – Ward 2  
Robert Hoffman – Ward 3  
Sue Baseley – Ward 4

**COMMENTS FROM THE GENERAL PUBLIC**

(Citizens are asked to limit comments to three minutes and to complete a speaker card)

Hal Harris, Committee Chair of the Energy and Environment Committee read and submitted a statement for the record. (Exhibit A)

Council Member Faron suggested Mr. Harris attend the Comp Plan meetings and make his suggestions during this planning stage.

Council Member Baseley stated she appreciated the E & E Committee for being at the meeting and submitting their ideas.

**ACCEPTANCE OF THE AGENDA**

Council Member Hoffman moved, seconded by Council Member Kramer to accept the agenda as presented, with the vote upon such motion as follows, to-wit:

Council Member D'Alfonso – Aye  
Council Member Baseley – Aye  
Council Member Ruzicka – Aye  
Council Member Kramer – Aye  
Council Member Lawrence – Aye  
Council Member Hoffman – Aye  
Council Member Faron – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.

**ANNOUNCEMENTS**

***The City Council meets the 2nd and 4th Monday of each month***

***6:00 p.m. - 7:00 p.m. - Work Session***

***7:00 p.m. - Regular Meeting of the City Council***

**However, the regularly scheduled meetings for Monday, May 9 and 23, 2016 will begin at 7:30 p.m. due to extended work sessions.**



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**1. CONSENT AGENDA**

Council Member Hoffman moved, seconded by Council Member Kramer to approve the consent agenda as presented.

**a. Council Minutes Dated April 11, 2016**

Mayor Glantz called the question to approve the consent agenda as presented, with the vote upon such motion as follows, to-wit:

Council Member Kramer – Aye  
Council Member Lawrence – Aye  
Council Member Hoffman – Aye  
Council Member Faron – Aye  
Council Member Ruzicka – Aye  
Council Member Baseley – Aye  
Council Member D'Alfonso – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.

**BILLS PAYABLE REPORT**

**For Information Only**

**Summary:** Attached is a bills payable listing dated April 20, 2016 in the amount of \$466,238.26 for Council review. No vote is required.

**UNFINISHED BUSINESS**

**2. Bill No. 5587 - an Ordinance Vacating the Portion of Champeix Lane Situated Between Lots 23 and 24 of Bellecoeur Plat 4. Final Reading and Passage**

City Clerk read Bill No. 5587 for the final time.

Mark Perkins reviewed the history of this property and stated it was deferred at the April 11 Council meeting to inform the adjacent residents know.

Council Member Hoffman moved, seconded by Council Member Lawrence to approve Bill No. 5587, with the vote upon such motion as follows, to-wit:

Council Member Kramer – Aye  
Council Member Lawrence – Aye  
Council Member Hoffman – Aye  
Council Member Faron – Aye  
Council Member Ruzicka – Aye  
Council Member Baseley – Aye  
Council Member D'Alfonso – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried. Bill No. 5587 becomes Ordinance No. 5466.



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**3. Bill No. 5589 - an Ordinance Amending Provisions of Chapter 160 of the Creve Coeur Code of Ordinances Regarding Attendance of Council Meetings by Videoconference and Other Electronic Means. Final Reading and Passage**

City Clerk read Bill No. 5589 for the final time.

Council Member Hoffman moved, seconded by Council Member Kramer to approve Bill No. 5589, with the vote upon such motion as follows, to-wit:

Council Member Faron – Aye  
Council Member Hoffman – Aye  
Council Member Lawrence – Aye  
Council Member Kramer – Aye  
Council Member Ruzicka – Aye  
Council Member Baseley – Aye  
Council Member D’Alfonso – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried. Bill No. 5589 becomes Ordinance No. 5467.

**4. Bill No. 5590 - an Ordinance Amending Title III of the Code of Ordinances, Schedule III, Table III-A, to Reflect a Reduction in Speed Limit from 45 Mph to 40 Mph for a Segment of Ladue Road (Route AB) Between Interstate 270 and the Western City Limit. Final Reading and Passage**

City Clerk read Bill No. 5590 for the final time.

Council Member Hoffman moved, seconded by Council Member D’Alfonso to approve Bill No. 5590, with the vote upon such motion as follows, to-wit:

Council Member Ruzicka – Aye  
Council Member Baseley – Aye  
Council Member D’Alfonso – Aye  
Council Member Faron – Aye  
Council Member Hoffman – Aye  
Council Member Lawrence – Aye  
Council Member Kramer – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried. Bill No. 5590 becomes Ordinance No. 5468.

**5. Bill No. 5591 - an Ordinance Adopting Restatements of City Defined Contribution Plans. Final Reading and Passage**

City Clerk read Bill No. 5591 for the final time.

Council Member Hoffman moved, seconded by Council Member Kramer to approve Bill No. 5591, with the vote upon such motion as follows, to-wit:



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Council Member Kramer – Aye  
Council Member Lawrence – Aye  
Council Member Hoffman – Aye  
Council Member Faron – Aye  
Council Member D’Alfonso – Aye  
Council Member Baseley – Aye  
Council Member Ruzicka – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried. Bill No. 5591 becomes Ordinance No. 5469.

**NEW BUSINESS**

- 6. Bill No. 5592 - an Ordinance Amending Provisions in Section 405.470 Conditional Uses, of Article VI Standards for Permitted, Accessory and Conditional Uses of the Zoning Ordinance of the Code of Ordinances of the City of Creve Coeur, Missouri, Regarding Multi-Family Uses in the “CB” Core Business District, to Decrease the Minimum Dwelling Unit Size from Seven Hundred Fifty (750) Square Feet to Six Hundred Fifty (650) Square Feet; to Decrease the Average Dwelling Unit Size from Nine Hundred (900) Square Feet to Eight Hundred Sixty (860) Square Feet; and to Replace the Requirement that Vehicular Parking be Underground or in a Basement Garage with Alternative Design Requirements. First Reading**

City Clerk read Bill No. 5592 for the first time.

Jason Jaggi gave a presentation regarding this application.

Council Member Kramer asked Mr. Jaggi to address questions about aesthetically integrated/incorporated exterior and concerns about the sizes/square footage and residents only seeing this as living temporary in Creve Coeur.

Jason Jaggi stated the Planning and Zoning Commission has begun to request material samples so they can get a better sense of projects. Mr. Jaggi stated we want to encourage garages and structured parking which is a more efficient use of land. This particular amendment addresses the garage issues and something that we should be paying attention to. Mr. Jaggi stated he doesn’t envision a 650 sq. ft. development because the code requires a mixture and larger units.

Council Member Lawrence asked if there is enough expectation of demand for the smaller units and if we are going to give developers a pass on underground parking and go to structured parking, would it be feasible to ask for more than fifty percent.

Jason Jaggi stated in terms of demand for units that is a market question. Apparently there is some demand for smaller units because more projects are being submitted with the smaller units. These projects are urban in character which contains one building, a lot of amenities and



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opportunity for the residents to interact. Mr. Jaggi stated staff has discussed asking for more than fifty percent and there is an opportunity for the city to come back and revisit.

Council Member Lawrence stated she would prefer not to come back and would rather do it now.

Jason Jaggi stated staff can discuss and report back to council regarding the amount of spaces that should be structured.

Council Member Kramer asked if staff could provide the number of people that work and reside in Creve Coeur.

George Stock architect for Tri Star Properties stated the request is regarding the core business and not to the entire city of Creve Coeur but rather those area where there is a density of employment, shopping, dining, amenities, and activities.

**7. Bill No. 5593 - an Ordinance Amending Conditional Use Permit Approved by Ordinance Number 2240 to Authorize Renovation to the Building Located at 11858 Olive Boulevard Within the Plaza Motors Campus for the Plaza BMW Dealership. First Reading**

City Clerk read Bill No. 5593 for the first time.

Jason Jaggi gave a presentation regarding the application.

Council Member Lawrence wanted to make certain that they aren't unnecessarily removing established trees and they will be adding more.

Jason Jaggi stated removing minimal trees and adding three additional.

Council Member Baseley asked if the fountains were going to affect anyone walking on the sidewalk if it is a windy day.

Jason Jaggi stated he believes the fountains, once operational, will be fairly low and a good distance from the sidewalk.

**8. Resolution No. 1219 - a Resolution Authorizing the Execution of an Agreement for Professional Investment Advisory and Retirement Planning Services for the City of Creve Coeur.**

City Clerk read Resolution No. 1219.

Council Member Hoffman moved, seconded by Council Member Kramer to approve Resolution No. 1219.

Dan Smith stated city staff has discussed with City Council the use of professional advisory services to assist employees with their retirement plan investments and financial planning. Given the City offers a Defined Contribution retirement plan for employees it is essential that employees, receive assistance in maximizing their retirement plan investments. In addition, this program would provide assistance to employees in developing a comprehensive retirement plan



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from all sources including social security, pension and personal savings. As part of this program staff developed a Request for Proposal (RFP) that requested assistance in evaluating retirement plan providers for our pension plans, both 401 and 457, and providing investment advisory services. The city received one proposal for these services. This proposal came from Retirement Plan Advisors (RPA), a firm which deals exclusively with public entities and services Chesterfield, Florissant and St. Louis County. RPA has completed the plan evaluation phase, which will result in a substantially reduced fee for the participants in the retirement plans. Staff would like to proceed with the second part of the proposal which is to provide assistance to the city in operating the investment funds and provide investment advisory services to the participants.

Some of the services provided in the second phase would be as follows:

1. Assist the city with choice of investment plan menu.
2. Monitor investment plan menu on an ongoing basis.
3. Provide reports to plan sponsor semi-annually on fund performance.
4. Assist with development of investment policy and monitor compliance.
5. Provide assistance to participants in plan including investment advisory services and retirement planning.

For providing these services RPA will charge an annual fee of .30% of the value of the funds. It is recommended that this fee be evenly split between the participants and the city. To provide funding for the city's share we have included \$15,000 in the FY 2017 budget. The city's retirement committee (comprised of city employees) has recommended approval of RPA for investment advisory services, but also recommends that the city pay the entire fee. Common industry practice is for employees to pay the fee, and in some cases the employer pays a portion, according to RPA. In very few instances does the employer pay the entire cost. Only one proposal was received but staff feels the fee is reasonable given the high level of service, especially participant services, and the fact that RPA is assuming fiduciary responsibility for certain aspects of monitoring the funds offered and their performance. The contract is three years with an automatic renewal clause. However, it can be cancelled at any time by the city with 90-day notice.

Council Member Hoffman asked, the city's share is \$15,000 and the participants is \$15,000.

Dan Smith stated that is an estimated cost. It is 15,000 bases points of the value of the plan assets and the employees is the same.

Council Member Ruzicka asked why offer 10,000 funds and what is staff's thoughts of why only one person responded to the RFP.

Dan Smith stated the company has open architecture and obviously the city will not offer 10,000 funds but they make them available. One of the issues staff had with the current provider is that they provided, initially an investment program tailored for cities and it was a lot of proprietary funds. The investment fee within the fund to the participant was higher. Staff is estimating with this open architecture, even choosing 20 to 30 funds, it will save the employee 40 bases points within the fund structure itself. RPA will guide staff in the selection of those funds to offer a wide



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variety of funds to meet the needs of our employees. Dan Smith stated he feels only one firm responded because the city had a two phase approach for the proposal.

Council Member Ruzicka asked if the company is based out of Illinois.

Dan Smith stated the principle is based out of Illinois but they have a St. Peters office.

Council Member D'Alfonso moved, seconded by Council Member Hoffman to replace the Resolution with the edition that was distributed this evening for the one that was provided in the packet, with the vote upon such motion as follows, to-wit:

Council Member D'Alfonso – Aye  
Council Member Baseley – Aye  
Council Member Ruzicka – Aye  
Council Member Faron – Aye  
Council Member Hoffman – Aye  
Council Member Lawrence – Aye  
Council Member Kramer – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.

Mayor then called the question to approve Resolution No. 1219, as amended, with the vote upon such motion as follows, to-wit:

Council Member Faron – Aye  
Council Member Hoffman – Aye  
Council Member Lawrence – Aye  
Council Member Kramer – Aye  
Council Member D'Alfonso – Aye  
Council Member Baseley – Aye  
Council Member Ruzicka – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.

## **APPOINTMENTS**

### **9. Council Nomination and Vote for Council President**

Council Member Kramer moved, seconded by Council Member Baseley to nominating Ellen Lawrence as the new Council President, with the vote upon such motion as follows, to-wit:

Council Member Kramer – Aye  
Council Member Lawrence – Aye  
Council Member Hoffman – Aye  
Council Member Faron – Aye  
Council Member D'Alfonso – Aye  
Council Member Baseley – Aye  
Council Member Ruzicka – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.



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**BUSINESS FROM MAYOR AND CITY COUNCIL**

**10. Council Liaison Reports**

Council Member Baseley stated the E & E Committee is working with H3 on the Comp Plan to make sure it includes attention to sustainability and working on Phase 2 of the Climate Action Plan.

Council Member Lawrence stated the Pension Board met and with the fall in the stock market the way that our investments were proportioned the City didn't lose as much.

Council Member Lawrence stated the Golf Task Force met with Walters and had an extended meeting.

Council Member Faron stated he attended the Storm Water Committee meeting and there was a continued discussion regarding the storm water runoff on Sunswep located off of Lindbergh.

Mayor Glantz stated he will be appointing new Council liaisons at the next meeting.

**11. Clothing Requirements for Restaurants**

Mayor Glantz stated recently with various local communities in the news lately regarding clothing/attire and thought with the new Council to open discussion and see if Creve Coeur wanted or needed to address this issue.

Jason Jaggi stated our existing Code Section 617 and we have some standards in place now. In addition to Chapter 617 we have Section 405.1000 which is the zoning and land use aspect of such uses. We have two places in the Code that addresses these issues. Chapter 617 is our licensing requirements of sexually oriented business and to qualify a specific license has to be issued as such and the business must comply with the Zoning Code. Right now, with our current code requirements, no sexually oriented businesses will be allowed to serve alcohol. In addition, Chapter 617 references any sexually oriented business, as defined by State Statute 573.578. The Zoning Code places pretty tight restrictions on these types of uses, such as there are separation requirements between different land uses and is only permitted in the Light Industrial District. Mr. Jaggi stated staff reviewed the Code and feel the city already has some good safe guards in place and feel that if an application came before the city today, requesting a similar use, there is enough for the city to deny it. There are still some opportunities to strengthen our text and Code language to emphasize the prohibition of that sort of restaurant use if so desired.

Carl Lumley stated prior legislative session there was a very extensive rewrite of the State Criminal Code, which takes effect January 1, 2017. There will be quite a few ordinances that will be recommended by himself or the Police Department to catch up to those changes as we near January 1, 2017. One of the areas that we did address is the area of sexually oriented businesses so we will be addressing this topic anyways.

Council Member Hoffman stated if these are State Statutes then why are there issues in other municipalities.



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Carl Lumley stated Creve Coeur's language goes beyond the Statutes as well as our restrictions and we will build on that and we took a more restrictive approach from the beginning.

Council Member D'Alfonso stated our sexually oriented businesses are only allowed in the Light Industrial District and at this time we have had no applications submitted.

Jason Jaggi stated that is correct.

Council Member D'Alfonso recommended allowing staff to deal with this all at once when we have to address the coming State Statutes.

**BUSINESS FROM CITY ADMINISTRATOR**

**12. Golf Course - Action Items**

Jason Valvero stated the memo in the packet refers to some implementation items that have been recommended by Walters and the Golf Task Force has discussed. Walters presented on April 19 to the Golf Task Force and recommended the following:

- Creation of a golf website and will be a fee of \$207 with the option to renew annually. Cost will be \$3,564 and this will give us access to a website with more pictures, robust items, information on outings, tournament request and special events. This will also be part of a service for emailing.
- Create a new T-Sheet to implement the dynamic pricing. Currently we are using Golf Now, but this needs to be a separate website that can collect and run on our own through the aid of Walters. This will allow the city to own the data.
- Creation of a Facebook page at a cost of \$50 per month. Bess McCoy will help staff in the creation of this page and it will be the responsibility of the Golf staff to maintain the page going forward.

Jason Valvero stated the remaining items on the Walters recommendation will be implemented in the fall or over the winter. Several of the items have already been addressed. Golf staff wanted to update Council to keep them up to date on what is happening.

Council Member Hoffman moved, seconded by Council Member D'Alfonso to go into Executive Session pursuant to Section 610.022 to discuss attorney-client and personnel matters at 8:37 p.m., with the vote upon such motion being as follows:

Council Member Lawrence – Aye  
Council Member Hoffman – Aye  
Council Member Ruzicka – Aye  
Council Member Kramer – Aye  
Council Member Faron – Aye  
Council Member Baseley – Aye  
Council Member D'Alfonso – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.



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Council Member Hoffman moved, seconded by Council Member Kramer to adjourn Executive Session at 9:03 p.m., with the vote upon such motion being as follow, to-wit:

Council Member D'Alfonso – Aye  
Council Member Baseley – Aye  
Council Member Ruzicka – Aye  
Council Member Faron – Aye  
Council Member Hoffman – Aye  
Council Member Lawrence – Aye  
Council Member Kramer – Aye

The vote on the motion being 7 ayes and 0 nays, motion carried.

Council Member Hoffman moved, seconded by Council Member D'Alfonso to adjourn at 9:04 p.m., with the vote upon such motion being as follows, to-wit:

Council Member D'Alfonso – Aye  
Council Member Baseley – Aye  
Council Member Ruzicka – Aye  
Council Member Kramer – Aye  
Council Member Lawrence – Aye  
Council Member Hoffman – Aye  
Council Member Faron – Aye

The vote on the motion being 7 ayes and 0 nays, motioned carried.

Submitted by:

Deborah Ryan  
City Clerk

Barry Glantz  
Mayor



Hal Harris  
16 Country Fair

## Comments about "Bicycle Friendly" Creve Coeur

At 76, I bicycle regularly (but not nearly every day) from my home in Creve Coeur to my office at UMSL, a round-trip of about twenty miles, so I know how important it is for communities to provide and encourage bicycling. I also usually bicycle from home to the meetings of the Creve Coeur Energy and Environment Committee meetings; it is for that group that I am speaking tonight. I bicycle both to minimize my impact on the environment and for exercise, and because it is enjoyable to be in out of doors. Yesterday, I bicycled down to Earth Day in Forest Park, to commune with the other 'greenies', most of who drove there.

Bicycling is important now, and it is likely to become more so in the future. As major corporations like Monsanto, the Danforth Plant Science Center, and the coming expansion of its associated research and residential park compete for bright young scientists, it is important that people much younger than I am see our community as a place where they can reasonably consider riding a bicycle to work or to businesses in Creve Coeur.

Our city is now in the middle of developing a new Comprehensive Planning Document, and it is important to emphasize bicycling in that plan, but it is quite discouraging to me to read the 2002 version of our Comprehensive Plan, which included strong emphasis on encouraging bicycling, because so much of it remains to be realized. In its "Transportation Improvement" section, bicycle transportation is mentioned as its first priority, and bicycle transportation appears fifty seven times in Part I of the 2002 Comprehensive Plan, twenty additional times in Part II. Emphasis on bicycles as transportation and recreation in that document is unmistakable.

The Energy and Environment Committee recently voted a resolution (unanimously) that Creve Coeur begin moving toward becoming a "Bicycle Friendly Community", as have many progressive communities in Missouri, including Clayton, Ferguson, Lee's Summit, Springfield, Columbia, and even the city of St. Louis. Driving through these communities, you might find the differences to be minor, but the components of Bicycle Friendly make a big difference if you are on two wheels. Frankly, there are many places in Creve Coeur that are unnecessarily hazardous to bicyclists. Some of those hazards may be expensive to fix, and require a long planning period, but many of them can be done soon, and without a large investment.

Imagine yourself on a bicycle, riding from wherever you live in our city to this meeting. What would you find, with respect to your convenience and safety? If you ride on arterial streets such as Olive, Ladue Road, or Lindbergh, you will see yellow signs that say "Share the Road". Research has shown that almost no drivers of automobiles know the meaning of those signs, and so they are unlikely to make your ride significantly safer. On our other roads (those which are actually more in the city's power to control), there is no signage at all about bicycle traffic, including no paint warnings on the pavement about sharing the road. There are almost no bicycle lanes within our city limits, and some of those that exist (such as on Olive west of I-270) end abruptly, depositing the rider in a very confusing intersection at the bridge over the Interstate.

4/25/14  
Exhibit A



If you want to learn how to safely bicycle in traffic, you will find no programs for you or your children in our city. Unlike many towns where there is healthy competition between bicycle shops for a growing market, there are no such shops in Creve Coeur.

We have a long way to go, but the steps we need to take are clear. The graphic I distributed shows that the process on which we need to embark is multi-faceted. It is impossible to become a Gold Level Community within a short period of time. Speaking for myself, I think that the designation of a person (or part of a person) somewhere in the paid staff with responsibility for guiding and advocating toward a Bicycle Friendly designation would be a logical first step. Our new Comprehensive Plan needs to include bicycling prominent among its goals, and there needs to be a locus within our governmental structure to work toward them.

