

CITY OF FLORISSANT



COUNCIL MINUTES

Monday, June 12, 2023

The Florissant City Council met in regular session at Florissant City Hall, 955 Rue St. Francois on Monday, June 12, 2023 at 7:00 PM with Council Vice President Parson presiding.

I. PLEDGE OF ALLEGIANCE

The Chair asked everyone in attendance to stand and join in reciting the Pledge of Allegiance.

II. ROLL CALL OF MEMBERS

On Roll Call the following Councilmembers were present: Harris, Manganelli Caputa, Schildroth, O'Donnell, Pagano, Parson, and Siam. Also present was Mayor Timothy Lowery, City Clerk Karen Goodwin, and City Attorney John Hessel. Councilman Eagan was excused. A quorum being present the Chair stated that the Council Meeting was in session for the transaction of business.

III. APPROVAL OF MINUTES

5-22-2023 City Council Minutes 5-22-2023

Councilman Siam made a motion to approve the City Council Minutes of May 22, 2023, seconded by Pagano. Motion carried.

5-22-2023 Executive meeting minutes of 5-22-23 and 5-25-23

5-25-2023

Councilman Siam made a motion to approve the Executive Council Minutes of May 22, 2023 and May 25, 2023, seconded by Pagano. Motion carried.

IV. HEARING FROM CITIZENS

Mary-Carol Doyle, 1140 Preakness Ln, proposed regulations on rental properties to ensure all are regulated and well-maintained.

V. COMMUNICATIONS

There were none.

VI. PUBLIC HEARINGS

23-05-011. Request to rezone the property located at 1 Flower Valley Shopping Center from 'B-3' Extensive Business District to a 'B-5' Planned Commercial District to allow for a car wash (Brite Worx). (Planning and Zoning recommended approval on 5-15-23)

The Clerk reported that Public Hearing 23-05-011 for the Request to rezone the property located at 1 Flower Valley Shopping Center from 'B-3' Extensive Business District to a 'B-5' Planned Commercial District to allow for a car wash (Brite Worx). The Chair declared the Public Hearing to be open.

Kevin Kamp, petitioner, stated the property owners are requesting rezoning on the property at 1 Flower Valley Shopping Center for the development and construction of Brite Worx. Mr. Kamp noted the site will be arranged similarly to the other location on Lindbergh with three lanes available for different types of payments which will all consolidate into one tunnel. The petitioner is proposing a new full access entrance to facilitate and spread out traffic off the street. The intention of the property would be to redevelop the entire parcel bought by Wallis Company. Councilman Siam noted concerns with trash and general upkeep on the parking lot for the entire property. Mr. Kamp stated the owners are improving pavement on the property and cleaning the property since they made the purchase. He noted the business is working on cross access agreements with other businesses near the property. Scott Holland, Director of Operations, noted no one is more invested than the business and he is confident the area is not over-saturated with car washes. Councilman Manganelli noted his concerns with taking up a portion of the parking lot and taking up the area near Chick-Fil-A as well as the impact on potential development. Mr. Kamp noted the new entrance will assist with traffic flow and parking will be met for the remaining development. He stated the reason for the rezoning to 'B-5' was to require the owners to come back to the city to make any changes to the property. Phil Lum, Building Commissioner, spoke regarding cross-access agreements and the ability to have more say in the 'B-5' development. Mr. Kamp noted the company is unsure of how the development would proceed if the car wash is not approved, however, they will still want to develop the property.

Resident Lou Jearls, 1355 Swallow Lane, made a statement regarding the development. See attached letter.

Barbara Mitchell, 17849 Argonne Estates Dr, noted she is part of the Old Jamestown community and wanted to express her concerns with what the community will look like with this development of another car wash.

Being no further comments, Councilman O'Donnell made a motion to close the Public Hearing, seconded by Caputa. Motion carried.

VII. OLD BUSINESS

BILLS FOR SECOND READING

9883. Ordinance authorizing an amendment to Table XIII-B "Parking prohibited at certain locations at all times" by adding thereto a portion of St. Patrick Lane.

Councilman Schildroth moved that Bill No. 9883 be read for a second time, seconded by Manganelli. Motion carried and Bill No. 9883 was read for a second time.

Councilman Schildroth moved that Bill No. 9883 be read for a third time, seconded by Caputa. Motion carried and Bill No. 9883 was read for a third time and placed upon its passage.

Before the final vote was taken, all interested person were given the opportunity to be heard. Being none, on roll call the Council voted as follows:

VOTING

Motion by: Councilman Schildroth, Keith

Second by: Councilman Caputa, Jeff

COUNCIL MEMBERS	YES	NO	ABSTAIN	RECUSE
Councilman Eagan, Joseph				
Councilman Harris, Andrew	X			
Councilman Manganelli, Paul	X			
Councilman Caputa, Jeff	X			
Councilman Schildroth, Keith	X			
Councilman O'Donnell, Thomas	X			

Councilwoman Pagano, Jackie	X			
Councilman Parson Jr., Robert	X			
Councilman Siam, Tommy	X			

Whereupon the Chair declared Bill No. 9883 to have passed and become Ordinance No. 8889.

VIII. NEW BUSINESS

BOARD APPOINTMENTS

Councilwoman Pagano moved the mayor’s appointment of Gabriella Garbero to the Disability Awareness Commission with a term expiring 6/12/2026. Seconded by Manganelli, motion carried.

RESOLUTIONS

1050. Resolution of the Florissant Council adopting a change to the Benefit Program of covered employees, changing to Benefit Program L-12 in accordance with 70.655 RSMo.

The Council as a whole introduced Resolution 1050. Councilman Siam made a motion for a second reading, seconded by Manganelli. Motion carried, Resolution 1050 was read for the second time.

Councilman Caputa made a motion for a third reading, seconded by O'Donnell. On roll call the Council voted: Harris yes, Manganelli yes, Eagan absent, Caputa yes, Schildroth yes, O'Donnell yes, Pagano yes, Parson yes, and Siam yes. Motion carried, Resolution 1050 was read for the third time.

Before the final vote, all interested persons were given an opportunity to be heard. On roll call, the Council voted as follows:

VOTING

Motion by: Councilman Caputa, Jeff

Second by: Councilman O'Donnell, Thomas

COUNCIL MEMBERS	YES	NO	ABSTAIN	RECUSE
Councilman Eagan, Joseph				
Councilman Harris, Andrew	X			
Councilman Manganelli, Paul	X			
Councilman Caputa, Jeff	X			
Councilman Schildroth, Keith	X			
Councilman O'Donnell, Thomas	X			
Councilwoman Pagano, Jackie	X			
Councilman Parson Jr., Robert	X			
Councilman Siam, Tommy	X			

Motion carried, Resolution 1050 was passed.

1051. Resolution to submit a grant for round 24 of the Municipal Grant program for relocation of park maintenance shed at St. Ferdinand with the addition of a bandshell

The Council as a whole introduced Resolution 1051. Councilman Caputa made a motion for a second reading, seconded by Pagano. Motion carried, Resolution 1051 was read for the second time.

Councilman Caputa made a motion for a third reading, seconded by Siam.

On roll call the Council voted: Harris yes, Manganelli yes, Eagan absent, Caputa yes, Schildroth yes, O'Donnell yes, Pagano yes, Parson yes, and Siam yes. Motion carried, Resolution 1051 was read for the third time.

Before the final vote, all interested persons were given an opportunity to be heard. On roll call, the Council voted as follows:

VOTING

Motion by: Councilman Caputa, Jeff
 Second by: Councilman Siam, Tommy

COUNCIL MEMBERS	YES	NO	ABSTAIN	RECUSE
Councilman Eagan, Joseph				
Councilman Harris, Andrew	X			
Councilman Manganelli, Paul	X			
Councilman Caputa, Jeff	X			
Councilman Schildroth, Keith	X			
Councilman O'Donnell, Thomas	X			
Councilwoman Pagano, Jackie	X			
Councilman Parson Jr., Robert	X			
Councilman Siam, Tommy	X			

Motion carried, Resolution 1051 was passed.

1052. Resolution of the City of Florissant City Council endorsing St. Louis County's grant program for the city's waste reduction program.

The Council as a whole introduced Resolution 1052. Councilman Siam made a motion for a second reading, seconded by Pagano. Motion carried, Resolution 1052 was read for the second time.

Councilman O'Donnell made a motion for a third reading, seconded by Schildroth. On roll call the Council voted: Harris yes, Manganelli yes, Eagan absent, Caputa yes, Schildroth yes, O'Donnell yes, Pagano yes, Parson yes, and Siam yes. Motion carried, Resolution 1052 was read for the third time.

Before the final vote, all interested persons were given an opportunity to be heard. On roll call, the Council voted as follows:

VOTING

Motion by: Councilman O'Donnell, Thomas
 Second by: Councilman Schildroth, Keith

COUNCIL MEMBERS	YES	NO	ABSTAIN	RECUSE
Councilman Eagan, Joseph				
Councilman Harris, Andrew	X			
Councilman Manganelli, Paul	X			
Councilman Caputa, Jeff	X			
Councilman Schildroth, Keith	X			
Councilman O'Donnell, Thomas	X			
Councilwoman Pagano, Jackie	X			
Councilman Parson Jr., Robert	X			
Councilman Siam, Tommy	X			

Motion carried, Resolution 1052 was passed.

BILLS FOR FIRST READING

9884. An ordinance approving an agreement with St. Louis County, Missouri, regarding the placement of license plate recognition cameras within the rights-of-way maintained by St. Louis County within the city of Florissant, Missouri

Bill No. 9884 was read for the first time.

Councilman Schildroth moved that Bill No. 9884 be read for a second time, seconded by Pagano. Motion carried and Bill No. 9884 was read for a second time.

Councilman Schildroth moved that Bill No. 9884 be read for a third time, seconded by Pagano. On roll call the Council voted: Harris yes, Manganelli yes, Eagan absent, Caputa yes, Schildroth yes, O'Donnell yes, Pagano yes, Parson yes, and Siam yes.

Having received a unanimous vote of all members present Bill No. 9884 was read for a third and final time and placed upon its passage.

Before the final vote all interested persons were given an opportunity to be heard. Seeing none, on roll call the Council voted as follows:

VOTING

Motion by: Councilman Schildroth, Keith

Second by: Councilwoman Pagano, Jackie

COUNCIL MEMBERS	YES	NO	ABSTAIN	RECUSE
Councilman Eagan, Joseph				
Councilman Harris, Andrew	X			
Councilman Manganelli, Paul	X			
Councilman Caputa, Jeff	X			
Councilman Schildroth, Keith	X			
Councilman O'Donnell, Thomas	X			
Councilwoman Pagano, Jackie	X			
Councilman Parson Jr., Robert	X			
Councilman Siam, Tommy	X			

Whereupon the Chair declared Bill No. 9884 to have passed and become Ordinance No. 8890.

- 9885. Ordinance to rezone the property located at 1 Flower Valley Shopping Center from 'B-3' Extensive Business District to a 'B-5' Planned Commercial District to allow for a car wash (Brite Worx).
Bill No. 9885 was read for the first time.

IX. COUNCIL ANNOUNCEMENTS

Councilman Schildroth informed residents of the Summer Lunch Program which runs from June 5th to August 18th for children 18 and under Monday through Friday from noon to 1pm. Reservations are required by calling 314-994-3300. Additionally, a Community Resource Initiative featuring Social Workers which will help residents access social services on Monday through Friday, 9:30am to 7:30pm. Both programs are taking place at the St. Louis County Library – Florissant Valley Branch.

Councilman Manganelli announced the Knights of Columbus Council is co-sponsoring the next Food Truck Night event on Friday, June 16th from 5pm to 8pm near the Old St. Ferdinand Shrine with live music and many food truck options. Proceeds will benefit the Knights of Columbus charity efforts and the TEAM food pantry as well as a canned food drive that evening.

Councilman Caputa noted Wednesday, June 14th is Flag Day. He wished a Happy Father’s Day to all fathers.

X. MESSAGE FROM THE MAYOR

Mayor Lowery noted the 2023 Veteran of the Year would be selected by the previous recipients and applications are available at VFW Post 4105 or online at florissantmo.com/veterans.

The city is co-hosting the 20th annual St. Louis Cardinals blood drive on Tuesday, June 13th from 11am to 6pm.

Mayor Lowery noted the city will hold a Juneteenth celebration on Sunday, June 18th, 2023 with music at St. Ferdinand Park from 2pm to 6pm.

The Hispanic Festival is taking place at the Duschene Home Association on Saturday, June 24th from 10am to 10pm and Sunday, June 25th from 11am to 9pm.

The next plaque dedication is on June 28th, 2023 for the late Herold “Bud” and Bernice Foley directly across from City Hall.

Mayor Lowery noted the city’s Fourth of July Celebration will take place at the Eagan Center beginning at 7:15pm and fireworks beginning at 9:15pm.

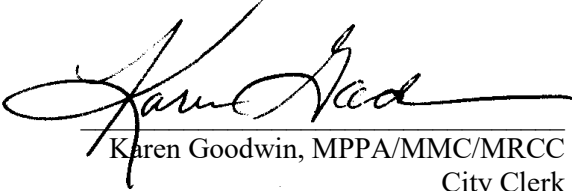
XI. ADJOURNMENT

The Council Vice President stated the next regular City Council Meeting will be Monday, June 26, 2023 at 7:00 pm.

Councilman Siam moved to adjourn the meeting, seconded by Schildroth. Motion carried.

Adjourned at 8:14 PM

Respectfully submitted,



Karen Goodwin, MPPA/MMC/MRCC
City Clerk

Bill No. 9883 Ord. No. 8889
Bill No. 9884 Ord. No. 8890
Resolution 1050
Resolution 1051
Resolution 1052