



**AGENDA
CITY OF CREVE COEUR
CITY COUNCIL MEETING
300 N NEW BALLAS ROAD
Monday, July 08, 2013
7:00 PM**

CALL MEETING TO ORDER

PLEDGE OF ALLEGIANCE

INVOCATION

ROLL CALL

COMMENTS FROM THE GENERAL PUBLIC

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

ACCEPTANCE OF AGENDA

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

1. CONSENT AGENDA

a. Council Minutes dated June 24, 2013

b. The Creve Coeur Arts Commission is requesting approval of the in-kind donation of \$2,000 for the use of the AMC Creve Coeur 12 Theater for the Silver Screen Series.

Summary: Brian Hastings, the manager of the AMC Creve Coeur 12 Theater, is providing the use of the auditorium for the Silver Screen Series for the four Monday's of September beginning September 9th at no cost to the City. The value of the in-kind donation is \$2,000. Any donation of \$1,000 or more requires approval by the City Council.

BILLS PAYABLE REPORT

For Information Only

Summary: A report of bills payable dated July 2, 2013 in the amount of \$468,789.88 has been provided for Council review. No vote is required.



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UNFINISHED BUSINESS

- 2. Bill No. 5422 - An Ordinance To Amend And Adopt The 2009 International Building Code As The City's New Building Code For Commercial Structures. Final Reading and Passage**
Summary: This proposed building code regulates building construction for and within structures such as office buildings, churches, temples, theaters, restaurants, schools, hospitals, shopping centers and warehouses. The city's present commercial building code is the 2003 edition of the International Building Code. St. Louis County and many municipalities within St. Louis County have already adopted this building code as their commercial building code. The building division is recommending that the City of Creve Coeur do the same. Bill was deferred at the May 28, June 10 and 24, 2013 Council Meetings.
- 3. Bill No. 5423 - An Ordinance To Adopt The 2009 International Energy Conservation Code As The City's New Energy Conservation Code. Final Reading and Passage**
Summary: This code regulates the design and construction of residential and commercial buildings for the effective use of energy. Many municipalities within St. Louis County have adopted this energy conservation code as their new energy conservation code. The building division is recommending the City of Creve Coeur do the same. Bill was deferred at the May 28, 2013 Council Meeting. Bill was deferred at the May 28, June 10 and 24, 2013 Council Meetings.
- 4. Bill No. 5424 - An Ordinance To Amend And Adopt The 2009 International Residential Code For One- And Two-Family Dwellings As The City's New Residential Building Code. Final Reading and Passage**
Summary: This proposed building code regulates the construction, alteration, movement, enlargement, replacement, repair, location and demolition of detached one- and two-family dwellings and townhomes not more than 3 stories in height with a separate means of egress. Residential dwelling units more than 3 stories in height or that share a means of egress are regulated by the 2009 IBC. The city's present residential building code is the 2003 edition of the International Residential Code. St. Louis County and many municipalities within St. Louis County have already adopted this building code as their residential building code. The



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building division is recommending that the City of Creve Coeur do the same. Bill was deferred at the May 28, 2013 Council Meeting. Bill was deferred at the May 28, June 10 and 24, 2013 Council Meetings.

- 5. Bill No. 5429 - An Ordinance Of The City Council Of The City Of Creve Coeur, Missouri Authorizing The Execution Of A Maintenance Agreement With The Missouri Highways And Transportation Commission For The Maintenance Of Illuminated Street Name Signs On Traffic Signals Located In The MoDOT Right-Of-Way At Conway Road And South New Ballas Road. Final Reading and Passage**

Summary: The approval of this ordinance will allow the city to execute a maintenance agreement with MoDOT for the city to maintain illuminated street name signs that are to be installed by Mercy Hospital at the Conway/S New Ballas intersection on the traffic signal mastarms.

NEW BUSINESS

- 6. Bill No. 5431 - An Ordinance Authorizing The Issuance Of A New Conditional Use Permit For A 2,837 Square-Foot, Limited-Service, Ultimate Zoup Restaurant, Located At 810 North New Ballas Road, And Containing An Emergency Clause. First Reading**

Summary: An application was submitted by Thaer Abdulkarim, of Ultimate Zoup, for a conditional use permit for a 72 seat, 2,837 square foot restaurant located in the tenant space of 810 N. New Ballas Road, at the northeast corner of Olive Boulevard and N. New Ballas Road. Section 405.210 Table A, all limited-service restaurants in the "CB", Core Business zoning district require the issuance of a conditional use permit as provided in Section 405.1070, Conditional Use Permits. The Applicant is asking for an emergency reading due to the unexpected lack of quorum of the June 17th Planning and Zoning Commission that delayed the public hearing.

- 7. Resolution No. 1066 - A Resolution Of The City Council Of The City Of Creve Coeur, Missouri Authorizing The Execution Of An Agreement With St. Louis County Regarding A Community Development Block Grant For Ada Compliant Improvements To The Creve Coeur Government Center.**

Summary: Amending Resolution #968 allowing the City to construct ADA improvements at the Tappmeyer Homestead. Completely funded through grant funding.



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- 8. Resolution No. 1067 - A Resolution Approving An Amendment To The Agreement For Legal Services Of Curtis, Heinz, Garrett, & O'Keefe, Carl J. Lumley, City Attorney And Leland B. Curtis, Assistant City Attorney.**

Summary: The proposed resolution will provide an increase in the monthly retainer for the City Attorney from \$3,500 to \$4,000. The fee agreement has not been adjusted since 2009.

BUSINESS FROM THE MAYOR and CITY COUNCIL

- 9. Residential Utility Tax Rates**

Summary: Council Member Rhoades is proposing legislation for a reduction in utility tax rates.

BUSINESS FROM CITY ADMINISTRATOR

- 10. Olive Boulevard TDD New Ballas Lighting**

Summary: City staff, acting as the Olive TDD project manager, would like to update the City Council on plans for the decorative sidewalk lighting for North New Ballas Road.

- 11. Space Needs Analysis - Government Center Renovations**

Summary: City staff is preparing to issue a Request for Qualifications (RFQ) to hire a consultant to conduct a Space Needs Analysis and Preliminary Design for renovations to the Government Center. In addition, staff will review the recently-completed Energy Audit of city facilities.

Pursuant to Section 610.022 RSMo., the City Council could, at any time during the meeting, vote to close the public meeting and move to closed session to discuss matters relating to litigation, legal actions and/or communications from the City Attorney as provided under Section 610.021(1) RSMo. and/or personnel matters under Section 610.021(13) RSMo. And/or employee matters under Section 610.021(3) RSMo. and/or real estate matters under Section 610.021(2) or other matters as permitted by Chapter 610.

Posted: _____ posted 7/5/2013

Deborah Ryan, MRCC
City Clerk