

**CITY OF WEBSTER GROVES
COUNCIL WORK SESSION AGENDA
DATE: AUGUST 21, 2018**

6:15 P.M.

LOCATION – CITY HALL

1. BOARD/COMMISSION INTERVIEWS
2. **EXECUTIVE (CLOSED SESSION)**
RE:
 1. **ATTORNEY-CLIENT PRIVILEGED COMMUNICATIONS**
[MO. STATUTE 610.021 (1)]
 2. **REAL ESTATE** [MO. STATUTE 610.021 (2)]
 3. **PERSONNEL** [MO. STATUTE 610.021 (3)]
 4. **NEGOTIATED CONTRACT** [MO. STATUTE 610.021 (12)]
3. REVIEW REGULAR AGENDA - [REOPEN AT APPROXIMATELY 6:30 P.M.]
4. MAYOR/COUNCIL/CITY MANAGER ISSUES/MEETING UPDATES
5. TOPICS:
 - Defeasance of GO Bonds
 - Proposal to Support St. Louis County Affordable Housing Trust Fund Task Force
 - Police Community Engagement Board
6. APPOINTMENTS TO BOARDS AND COMMISSIONS
7. ADJOURNMENT

**CITY OF WEBSTER GROVES
CITY COUNCIL MEETING
DATE: AUGUST 21, 2018
7:30 P.M.
LOCATION – CITY HALL**

Welcome to the regular meeting of the City Council. We welcome questions, ideas and comments from persons in attendance. Members of the audience may, however, comment only when recognized by the Mayor or Mayor ProTem if the Mayor is absent. We ask that comments be limited to **three minutes** in order to complete the agenda within a reasonable time. Comments concerning items not on the agenda should be made during the Remarks of Visitors section of the agenda, near the beginning of the meeting.

I. ROLL CALL

**II. RECOGNITION – Webster Waves Swim & Dive Team and Head Swim Coach
Lea Berndsen**

III. PUBLIC HEARINGS

1. **216 W. Lockwood (Drinking Establishment – Microbrewery & Brewpub):** An application by Old Webster Brewing, LLC, for an amendment to two Conditional Use Permits to operate a Drinking Establishment use utilizing the existing structure located in the “D” Commercial District at 216 W. Lockwood Avenue on an approximately 0.52 acre tract of land
 - **Bill #9030 – First & Second Reading** – An Ordinance Approving the Application by Old Webster Brewing, LLC for a Conditional Use Permit to Allow the Operation of a Drinking Establishment Use at 216 W. Lockwood Avenue, Zoned “D” Commercial, and Repealing Ordinance #9000 and #9001
2. **216 W. Lockwood (Banquet Center):** An application by Old Webster Events, LLC for an amendment to a Conditional Use Permit to operate a Banquet Center use affiliated with a Food and Beverage Services Use utilizing the existing structure located in the “D” Commercial District at 216 W. Lockwood Avenue on an approximately 0.52 acre tract of land
 - **Bill #9031 – First & Second Reading** – An Ordinance Approving the Application by Old Webster Events, LLC for a Conditional Use Permit to Allow the Operation of a Banquet Center Use at 216 W. Lockwood Avenue Zoned “D” Commercial, and Repealing Ordinance #9002
3. **216 W. Lockwood (Restaurant):** An application by Old Webster Rooftop, LLC for an amendment to a Conditional Use Permit to allow for the construction and operation of

a Food and Beverage Services use on top of the existing structure located in the “D” Commercial District at 216 W. Lockwood Avenue on an approximately 0.52 acre tract of land

- **Bill #9032 – First & Second Reading** – An Ordinance Approving the Application by Old Webster Rooftop, LLC for a Conditional Use Permit to Allow the Operation of a Food and Beverage Services Use at 216 W. Lockwood Avenue Zoned “D” Commercial, and Repealing Ordinance #9002

- 4. **Zoning Code Text Amendment – Zoning of Public Property and Rights-of-Way and Map Amendments:** Proposed amendments include the deletion of Section 53.033 Vacation of Street, Alley, Public Way; addition of a new Section 53.033 Zoning of Public Property and Rights-of-Way; and changes to the Zoning Map of City property and certain rights-of-way within the City that are adjacent to or nearby residentially zoned or used property to “A1” Twenty Thousand Square Foot Residence District to address recent changes in law regarding use of the rights-of-way

- **Bill #9033 – First & Second Reading** – An Ordinance of the City of Webster Groves, Missouri, Amending Chapter 53, “Zoning,” by Revising Section 53.033 “Vacation of Street, Alley, Public Way,” to Zone Public Property and Rights-of-Way and Matters Related Thereto

IV. REMARKS OF VISITORS

V. NEW BUSINESS - MAYOR, COUNCILMEMBERS, CITY ATTORNEY, CITY MANAGER

VI. NEW BUSINESS

1. **Bill #9034 – First & Second Reading** - An Ordinance Declaring the Intent of the City to Defeas a Portion of the City’s Outstanding General Obligation Bonds; Engaging WM Financial Strategies as Financial Advisor and Gilmore & Bell, P.C., as Bond Counsel in Connection with the Transaction; and Authorizing Certain Other Actions in Connection Therewith

VII. APPROVAL OF CONSENT AGENDA

1. **Approval of Minutes** – July 24, 2018

2. **Resolution #2018-37** – A Resolution Restating and Affirming Ordinance #7669 Which Established Section 2.080 of the Code of Webster Groves, “Compliance With the State Conflict of Interest Law”

3. **Resolution #2018-38** – A Resolution Authorizing the City Manager to Purchase Two Replacement Pickup Trucks, and Snow Removal Equipment and Accessories, for the Street Division of the Department of Public Works

4. **Resolution #2018-39** – A Resolution Authorizing the City Manager to Purchase a Replacement Front End Loader for the Street Division of the Department of Public Works
5. **Resolution #2018-40** – A Resolution Authorizing the City Manager to Purchase a Command Vehicle for the Fire Department
6. **Resolution #2018-41** – A Resolution Authorizing the City Manager to Purchase a Complete Body Camera and Data Storage System for the Police Department

VIII. APPOINTMENTS TO BOARDS AND COMMISSIONS

IX. EXECUTIVE (CLOSED SESSION)

RE: 1. ATTORNEY-CLIENT PRIVILEGED COMMUNICATIONS

[MO. STATUTE 610.021 (1)]

2. REAL ESTATE [MO. STATUTE 610.021 (2)]

3. PERSONNEL [MO. STATUTE 610.021 (3)]

4. NEGOTIATED CONTRACT [MO. STATUTE 610.021 (12)]

X. ADJOURNMENT

Individuals who require an accommodation (sign language, interpreter, listening devices, etc.) to participate in the meeting should contact the City Clerk at 314-963-5318 (fax number 314-963-7561) or Relay Missouri at 1-800-735-2966 (TDD) at least two working days prior to the meeting.

**NEXT REGULAR MEETING DATE:
(TUESDAY – SEPTEMBER 4, 2018.)**

**(PLEASE NOTE THE SECOND MEETING IN SEPTEMBER IS
THURSDAY, SEPTEMBER 20, 2018.)**