

MINUTES OF THE SPECIAL MEETING
OF THE BOARD OF ALDERMEN
OF THE CITY OF SUNSET HILLS MISSOURI
HELD ON AUGUST 25, 2020

BE IT REMEMBERED that the Board of Aldermen of the City of Sunset Hills, Missouri met in regular session held via Zoom on Tuesday, August 25, 2020. The meeting convened at 6:00 p.m.

The meeting began with the reciting of the Pledge of Allegiance.

ROLL CALL:

Patricia Fribis	-Mayor
Ann McMunn	-Alderman Ward I
Casey Wong	-Alderman Ward II
Steve Bersche	-Alderman Ward II
Cathy Friedmann	-Alderman Ward III
Mark Colombo	-Alderman Ward IV
Thompson Price	-Alderman Ward IV
Bryson Baker	-City Engineer
Gerald Brown	-Director of Parks & Recreation
Robert E. Jones	-City Attorney

Absent:	Dee Baebler	-Alderman Ward I
	Nathan Lipe	-Alderman Ward III

REQUEST TO MEET IN CLOSED SESSION:

Request to meet in closed session pursuant to 610.21.3 and 610.21.13 RSMo. to discuss personnel matters.

Alderman Price made a motion to go into closed session. Alderman Colombo seconded the motion.

Roll Call Vote:

Vote: Passed (Summary Yes=5)

Yes: Alderman Colombo, Alderman Bersche, Alderman Price, Alderman Friedmann, Alderman McMunn

Meeting went into closed session at 6:03.

Alderman Wong joined the meeting at 6:08 p.m.

The Board reconvened in open session at 7:00 p.m.

PUBLIC HEARING: The Board of Aldermen will consider a Petition for the adoption of a Development Plan and Chapter 353 Property Tax Abatement.

Petitioners seek the formation of the 3650-3660 S. Lindbergh Community Improvement District

The Public Hearing has been postponed by the petitioner.

PUBLIC COMMENTS:

Mayor Fribis read the email public comments

Mr. Gary Vincent stated the reason behind the CID and Chapter 353 is to protect the owners against a real estate tax increase. He stated the owners have created a Boogeyman in the County Assessor.

Ms. Sandra Ankney's concern is the Rugby Team's traffic impact study, and the right and left turn lanes at Hwy 30.

OLD BUSINESS:

Bill No. 2 – An Ordinance approving the Petition for the 3650-3660 S. Lindbergh Community Improvement District and establishing same.

SECOND READING

Postponed per petitioner.

Bill No. 3 – An Ordinance approving a zoning change from NU Non-Urban to PD-LI Planned Development -Light Industrial for the property at 13098 Gravois Road

SECOND READING

Mayor Fribis read Bill No. 3.

Alderman Columbo made a motion to approve Bill No. 3. Alderman Price seconded the motion.

ROLL CALL VOTE:

Vote: Passed (Summary Yes=6)

Alderman McMunn, Alderman Wong, Alderman Price, Alderman Colombo, Alderman Bersche, Alderman Bersche, Alderman Friedmann

Mayor Fribis declared Bill No. 3 to become Ordinance #2175.

Bill No. 4 – An Ordinance approving the Preliminary Development Plan for the property at 13098 Gravois Road

SECOND READING

Alderman Friedmann read Bill No. 4 for a second reading.

Alderman Colombo made a motion to approve Bill No. 4. Alderman McMunn seconded the motion.

ROLL CALL VOTE:

Vote: Passed (Summary Yes=6)

Alderman Columbo, Alderman Friedmann, Alderman Price, Alderman McMunn, Alderman Bersche, Alderman Bersche, Alderman Wong

Mayor Fribis declared Bill No. 4 to become Ordinance # 2176.

**Bill No.5 – An Ordinance providing for the approval of Subdivision Plat for Sunset Terrace, lots 60 and 61B Subdivision as provided in Appendix A, Section 5, of the Code of Ordinances of the City of Sunset Hills, Missouri
SECOND READING**

Alderman Columbo read Bill No. 5 for a second reading.

Alderman Colombo made a motion to approve Bill No. 5. Alderman Bersche seconded the motion.

ROLL CALL VOTE:

Vote: Passed (Summary Yes=6)

Alderman Bersche, Alderman Wong, Alderman McMunn, Alderman Colombo, Alderman Price, Alderman Friedmann

Mayor Fribis declared Bill No. 5 to become Ordinance # 2177.

NEW BUSINESS:

Resolution No. 530 – A Resolution declaring surplus property and authorizing the sale of such property on Gov. Deals website.

Alderman McMunn read Resolution No. 530. Alderman Columbo made a motion to approve Resolution No. 530. Alderman Bersche seconded the motion and it was unanimously approved.

Discussion of proposed redevelopment of 3650-3660 S. Lindbergh

Alderman Wong gave an update on the committee formed by the Mayor regarding the CID and 353. The committee members are Alderman Wong, Alderman Friedmann, Alderman Bersche, Deb Wilke, (member of the city economic development committee).

On August 17, 2020, the Mayor and the committee met, with the developer's team, HR Sheevam, Kirk Syberg and Jim Daerda. The highlights were: no 353 abatement will be sought, the parking garage is off the table, and the rezoning of the residential lots to commercial will not be pursued, CID money for the facade or building improvements is not expected, no amphitheater is desired but Sybergs would like some parking up front.

Two major issues were discussed; the cross access and the beautification of Lindbergh.

Final recommendations should be ready for the Board by the September or October meeting. If anyone has any questions, or comments please contact the Mayor.

GENERAL DISCUSSION:

Alderman Price asked about an interview with Alderman Friedmann and KMOX. Several Aldermen and the Mayor discussed this interview.

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Alderman Wong made a motion to go into closed session. Alderman Price seconded the motion.

ROLL CALL VOTE:

Vote: Passed (Summary, Yes=6)

Alderman McMunn, Alderman Wong, Alderman Price, Alderman Colombo, Alderman Bersche, Alderman Friedmann

The Board went into closed session at 7:25 p.m.

The Board reconvened in open session at 8:47 p.m.

ADJOURNMENT:

Alderman Colombo made a motion to adjourned the meeting. Alderman Price seconded the motion and it was unanimously approved. Meeting adjourned at 8:48 p.m.

Recording Secretary

