

AGENDA
MAPLEWOOD CITY COUNCIL MEETING
TUESDAY, MARCH 26, 2024 @ 7:00 P.M.
CITY COUNCIL CHAMBERS
7601 MANCHESTER ROAD, MAPLEWOOD, MO 63143
OR VIA TELECONFERENCE

Zoom link: <https://us02web.zoom.us/j/89452395834?pwd=SytBUTE0WXBIQUIPQnU0WjhqaFRMZz09>
Passcode: 113226
Dial in: (312) 626-6799
Webinar ID: 894 5239 5834

1. Call to Order
2. Land Acknowledgement
3. Pledge of Allegiance
4. Roll Call
5. Motion to Excuse Councilmembers
6. Approval of the Council Agenda
7. Public hearing to hear citizen comments on a request by the City to amend Chapter 56 – Zoning, Division 2. SR Single-Family Residential District, Sections 56-73 (a), 56-73 (b), 56-73 (e), 56-73 (g), SR District parking, and 56-1061 (a) (1)
8. Public hearing to hear citizen’s comments on a request by the City to temporarily suspend enforcement of Section 12-117, Adoption of Property Maintenance Code subsection 302.4, and Section 54-56 of the Maplewood Code of Ordinances to promote “No Mow April” from April 1-30, 2024
9. Approval of the revised February 13, 2024 City Council meeting minutes
10. Approval of the March 12, 2024 City Council meeting minutes
11. Announcements
12. Public Forum
13. Council Communication
14. Mayor’s Report

15. City Attorney's Report
16. City Manager's Report
17. A Resolution of the City Council of the City of Maplewood, Missouri, appointing Renee Farmar to the Human Services Commission
18. A Resolution of the City Council of the City of Maplewood, Missouri, appointing Kate Hannan to the Sustainability Commission
19. A Resolution of the City Council of the City of Maplewood, Missouri, appointing Douglas DeLong to the Board of Adjustment and Housing Board of Appeals
20. An Ordinance of the City Council of the City of Maplewood, Missouri, amending the Maplewood Code of Ordinances, Chapter 34 – Offenses, Article VI. – Offenses Against Public Peace, Section 34-171 – Hate Offenses, to add Stealing
21. An Ordinance of the City Council of the City of Maplewood, Missouri, amending the Maplewood Code of Ordinances, Chapter 2 – Administration, Article V. – Revenue and Finance, Division 2 – Procurement Regulations, Section 32-287 – Formal Competitive Bidding, Chapter 42 – Streets, Sidewalks and Other Public Places, Article III. – Improvements, Section 42-61 – Contract for Improvement, etc.– Generally, Chapter 42 – Streets, Sidewalks and Other Public Places, Article V. – Sidewalks, Section 42-128 – Same–Bids; Estimates, Chapter 42 – Streets, Sidewalks and Other Public Places, Article VI. – Special Assessments, Section 42-152 – Resolution and Publication Required, to set requirements for all contractors bidding on publicly funded projects
22. An Ordinance of the City Council of the City of Maplewood, Missouri, amending the Maplewood Code of Ordinances, Chapter 50 – Traffic and Motor Vehicles, Article III. – Additional Traffic Regulations, to add a new section 50-96, Pedestrians' Right-Of-Way in Crosswalks
23. An Ordinance of the City Council of the City of Maplewood, Missouri, amending the Maplewood Code of Ordinances, Chapter 56 – Zoning, Section 56-73 – Use Regulations, Subsections (a) Lot Size Standards, (b) Front Yard Setback, (e) Height and Bulk Standards, (g) Parking, and Section 56-1061 Non-Conforming Lots of Record (a) Residential Districts, Subsection (1), to bring lot size and setback standards into alignment with existing averages and to preserve local neighborhood characteristics and housing affordability
24. An Ordinance of the City Council of the City of Maplewood, Missouri, temporarily suspending enforcement of Chapter 12, Section 12-117 – Adoption of Property Maintenance Code, Section 302.4 Weeds, and Chapter 54, Section 54-56 – Cutting Required of the Code of Ordinances relating to the growth of grass or weeds to promote “No Mow April” from April 1 – 30, 2024, in support of pollinators and wildlife habitat
25. An Ordinance of the City Council of the City of Maplewood, Missouri, ratifying Resolution R24-2 and authorizing the City Manager to execute an intergovernmental agreement on behalf of the City of Maplewood, Missouri, with the cities of Brentwood, Clayton, and

Richmond Heights for the purpose of joining the Central Core Fire Training Center Commission

26. Old Business

27. Motion to hold a Closed Session, if needed, to discuss matters relating to litigation, legal actions and/or communication from the City Attorney as provided for in Section 610.021(1)RSMO. and/or specifications for competitive bidding under Section 610.021(11) and/or sealed bids and related documents and sealed proposals and related documents under Section 610.021(11) 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)RSMO. and/or documents related to a negotiated contract under Section 610.021(12)RSMO

28. Adjournment



PUBLIC HEARING NOTICE

Maplewood City Council will hold a public hearing on **March 26, 2024 at 7:00 p.m.** in the City Hall Council Chambers, 7601 Manchester Rd., Maplewood, MO 63143, to hear citizen's comments on a request by the City to amend Chapter 56 Zoning, Division 2. SR Single-Family Residential District, Sections 56-73 (a), 56-73 (b), 56-73 (e), 56-73 (g), SR District parking, and 56-1061 (a) (1) to bring lot size and setback standards into alignment with existing averages and to preserve local neighborhood characteristics and housing affordability by limiting the impact of oversized structures in the City of Maplewood.



PUBLIC HEARING NOTICE

Maplewood City Council will hold a public hearing on **March 26, 2024 at 7:00 p.m.** in the City Hall Council Chambers, 7601 Manchester Rd., Maplewood, MO 63143, to hear citizen's comments on a request by the City to temporarily suspend enforcement of Section 12-117, Adoption of Property Maintenance Code subsection 302.4, and Section 54-56 of the Maplewood Code of Ordinances to promote "No Mow April" from April 1-30, 2024.



RECORD OF PROCEEDING

MEETING OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD AT 7601 MANCHESTER ROAD

FEBRUARY 13, 2024

The meeting was called to order at 7:00 p.m., Mayor Knapper presiding.

LAND ACKNOWLEDGEMENT: Mayor Knapper acknowledged that this meeting is being held on traditional lands of the Kickapoo, Osage, Miami, Iroquois and Great Sioux Nation people.

ON ROLL CALL, the following members were **PRESENT:** Mayor Knapper, Councilmember Coriell, Councilmember Faulkingham, Councilmember Garcia, Councilmember Homa, Councilmember Mattox and Councilmember Page.

APPROVAL OF THE COUNCIL AGENDA: Councilmember Faulkingham motioned to approve, seconded by Councilmember Homa, which motion received the approval of the Council.

PUBLIC HEARING TO HEAR CITIZEN'S COMMENTS REGARDING THE ESTIMATED REALLOCATION OF \$64,000 IN COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS FOR FUND YEAR 2002: None.

PUBLIC HEARING TO HEAR CITIZEN'S COMMENTS REGARDING A REQUEST BY REVEL KITCHEN FOR A CONDITIONAL USE PERMIT TO OPERATE A RESTAURANT WITH DRIVE THRU AT 7520 MANCHESTER ROAD: None.

PUBLIC HEARING TO HEAR CITIZEN'S COMMENTS REGARDING A REQUEST BY VR WHOLESALE INTERNATIONAL CAR SALE & REPAIR FOR A CONDITIONAL USE PERMIT TO CONTINUE THE EXISTING USED CAR SALES AND AUTO REPAIR OPERATIONS AT 2800 S. BIG BEND BLVD AND 7480 HAZEL AVENUE: None.

PUBLIC FORUM: Resident Sandi Phillips read a prepared statement regarding questions asked at the January 9, 2024 Council meeting by Eliza Coriell, Marie Konersman Long and herself about the City Manager's salary negotiations, efforts of inclusion in the hiring process and the release of closed session records. Sandi Phillips requested a response to the aforementioned questions.

Councilmember Coriell quoted former Mayor Greenberg and discussed how previous closed session matters were handled similarly by prior administrations.

Councilmember Homa mentioned the Council had legal constraints with these closed session matters, he added he would like to release all information but doing so could result in negative consequences for the City.

Resident Elizabeth Nathanson stated that there were differences between the current and past closed session matters.

ANNOUNCEMENTS: Councilmember Garcia mentioned the upcoming Coffee Crawl event on March 23rd. She added there are a few legislative events coming up, the first will be a Coffee With the Mayor event at the library on February 24th at 9:30 a.m., the second and third will be open house events at city hall to discuss Propositions S and J. The first open house will be on February 29th at 7 p.m. and the second on March 5th at 3 p.m.

APPROVAL OF THE JANUARY 9, 2024 CITY COUNCIL MEETING MINUTES: Councilmember Faulkingham motioned to approve, seconded by Councilmember Homa, which motion received the approval of the Council.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI AUTHORIZING THE CITY MANAGER TO SUBMIT A REQUEST FOR THE REALLOCATION OF BLOCK GRANT FUNDS TO THE ST. LOUIS COUNTY OFFICE OF COMMUNITY DEVELOPMENT was introduced. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, to approve this resolution, which motion received the following roll call vote: Ayes, Mayor Knapper, Councilmembers Coriell, Faulkingham, Garcia, Homa, Mattox and Page. Nays, none.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI AUTHORIZING THE CITY MANAGER TO EXECUTE AN INTERGOVERNMENTAL AGREEMENT ON BEHALF OF THE CITY OF MAPLEWOOD, MISSOURI WITH THE CITIES OF BRENTWOOD, CLAYTON AND RICHMOND HEIGHTS FOR THE PURPOSE OF JOINING THE CENTRAL CORE FIRE TRAINING CENTER COMMISSION was introduced. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, to approve this resolution, which motion received the following roll call vote: Ayes, Mayor Knapper, Councilmembers Coriell, Faulkingham, Garcia, Homa, Mattox and Page. Nays, none.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI APPOINTING AMBER WITHYCOMBE AS THE CITY REPRESENTATIVE TO THE SUNNEN STATION COMMUNITY IMPROVEMENT DISTRICT AS DIRECTOR REPLACING MICHAEL REESE WITH A TERM EXPIRING SEPTEMBER 26, 2024 ALONG WITH AN ADDITIONAL FOUR-YEAR TERM EXPIRING SEPTEMBER 26, 2028; AND APPOINTING SUSAN BRASEL AS DIRECTOR REPLACING ROBERT LUDWIG WITH A TERM EXPIRING SEPTEMBER 26, 2024, ALONG WITH AN ADDITIONAL FOUR-YEAR TERM EXPIRING SEPTEMBER 28, 2028; AND APPOINTING KURT KALLAUS AS DIRECTOR REPLACING CHRIS MILTENBERGER WITH A TERM EXPIRING SEPTEMBER 26, 2026; AND ALSO APPOINTING RICHARD KALLAUS TO AN ADDITIONAL TERM EXPIRING SEPTEMBER 26, 2028 was introduced. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, to approve this resolution, which motion received the following roll call vote: Ayes, Mayor Knapper, Councilmembers Coriell, Faulkingham, Garcia, Homa, Mattox and Page. Nays, none.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING CHAPTER 2, ARTICLE VII. – BOARDS, COMMISSIONS AND AUTHORITIES TO ADD A NEW DIVISION 4. – CODE OF ETHICS, FOR THE PURPOSE OF ESTABLISHING A CODE OF ETHICS FOR APPOINTED MEMBERS OF THE BOARDS AND COMMISSIONS CREATED BY THE CODE OF ORDINANCES was given its first reading. It was moved by

Councilmember Faulkingham, duly seconded by Councilmember Homa, that Bill No. 6241 be moved to its second reading, which motion received the approval, by voice vote, of the Council.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AUTHORIZING THE CITY MANAGER TO EXECUTE AN STP-URBAN PROGRAM AGREEMENT BETWEEN THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION AND THE CITY OF MAPLEWOOD FOR PROJECT NUMBER STP/CMAQ-9901 (667) FOR GREENWOOD BOULEVARD was given its first reading. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, that Bill No. 6242 be moved to its second reading, which motion received the approval, by voice vote, of the Council.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, GRANTING A CONDITIONAL USE PERMIT TO SIMPON LUSKY OF REVEL KITCHEN TO OPERATE A RESTAURANT WITH DRIVE THROUGH AT 7520 MANCHESTER ROAD was given its first reading. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, that Bill No. 6243 be moved to its second reading, which motion received the approval, by voice vote, of the Council.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, GRANTING A CONDITIONAL USE PERMIT VOLODYMYR RATAI OF VR WHOLESALE INTERNATIONAL LLC TO OPERATE AN AUTO SALES AND REPAIR FACILITY AT 2800-2804 S. BIG BEND BOULEVARD AND 7480 HAZEL AVENUE was given its first reading. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, that Bill No. 6244 be moved to its second reading, which motion received the approval, by voice vote, of the Council.

OLD BUSINESS: None.

COUNCIL COMMUNICATION: None.

MAYOR'S REPORT: Mayor Knapper wished everyone a happy Black History Month, a happy Lunar Year of the Dragon and a happy Valentine's Day. Mayor Knapper mentioned that a MRH student contacted her about an internship; she would look into potential options and whether or not the position would be paid or volunteer. She gave an update on her efforts to create elder and affordable housing at the former Immaculate Conception site and mentioned that she met with a developer who specializes in such developments. She mentioned the Mayors for Guaranteed Income Program and provide an update how she and St. Louis Mayor Tashara Jones are progressing with this program. She added that she is exploring a 501c3 growth fund that may partner with the Human Services Commission to help implement the program which will help keep children out of poverty. She ended the report by mentioning that she was invited to the White House to represent Maplewood on a variety of community issues.

CITY ATTORNEY'S REPORT: None.

CITY MANAGER'S REPORT: City Manager Withycombe provided an update on the revised budget process which will include a five-year plan and will be condensed over a three-day period of time. She briefed the council on other matters including the St. Louis County Housing Report, prisoner housing, municipal court amnesty, social services contract and mentioned that business watch meetings will now be held three times per year as opposed to only twice a year.

PUBLIC FORUM: Resident Barry Greenberg stated a prior quote attributed to him was accurate but that he later released all information the quote referenced. He said closed session matters should be made public when completed.

MOTION TO HOLD A CLOSED SESSION TO DISCUSS MATTERS RELATING TO LITIGATION, LEGAL ACTIONS AND/OR COMMUNICATION FROM THE CITY ATTORNEY AS PROVIDED FOR IN SECTION 610.021(1)RSMO. AND/OR SPECIFICATIONS FOR COMPETITIVE BIDDING UNDER SECTION 610.021(11) AND/OR SEALED BIDS AND RELATED DOCUMENTS AND SEALED PROPOSALS AND RELATED DOCUMENTS UNDER SECTION 610.021(11) 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)RSMO. AND/OR DOCUMENTS RELATED TO A NEGOTIATED CONTRACT UNDER SECTION 610.021(12)RSMO: None.

There being no further business before the Council, the meeting adjourned.

Approved this 27th day of February, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk



RECORD OF PROCEEDING

MEETING OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD AT 7601 MANCHESTER ROAD

MARCH 12, 2024

The meeting was called to order at 7:00 p.m., Mayor Knapper presiding.

LAND ACKNOWLEDGEMENT: Mayor Knapper acknowledged that this meeting is being held on traditional lands of the Kickapoo, Osage, Miami, Iroquois and Great Sioux Nation people.

PLEDGE OF ALLEGIANCE was recited.

ON ROLL CALL, the following members were **PRESENT**: Mayor Knapper, Councilmember Coriell (virtual), Councilmember Garcia, Councilmember Homa, Councilmember Faulkingham and Councilmember Page.

MOTION TO EXCUSE COUNCILMEMBER: Councilmember Faulkingham motioned to excuse Councilmember Mattox, seconded by Councilmember Homa, which motion received the approval of the Council.

APPROVAL OF THE COUNCIL AGENDA: Councilmember Faulkingham motioned to approve, seconded by Councilmember Homa, which motion received the approval of the Council.

PUBLIC FORUM TO HEAR CITIZEN'S COMMENTS REGARDING A PROPOSED RESOLUTION IN SUPPORT OF AFFORDABLE HOUSING IN THE CITY OF MAPLEWOOD, MISSOURI: Resident Doug Houser apologize for an error in a recent blog and asked if the demolition of the Immaculate Conception Church site (ICS) would go before the Historic Preservation Board because he wanted to keep the church standing. Mayor Knapper stated it would.

Ray Crader expressed concerns that architecturally the ICS project does not respect or interact with the surrounding neighborhood, ignores historic preservation and does not consider environmental impacts.

Patty Nouraie asked to delay item 15 on the agenda. She said public input and outreach was not provided and is needed. She added approving this agenda item would disregard a vibrant artist community and many of the community events and social services ICS currently provides.

Mary Killian inquired if other locations were considered for the senior housing and made suggestions for community service improvements within the existing ICS site.

Justin Lorenz stated he works for L'Arche and was concerned that he was not contacted about the potential ICS development and to see the site plan included property owned by L'Arche as part of their proposal.

APPROVAL OF THE FEBRUARY 27, 2024 CITY COUNCIL MEETING MINUTES: Councilmember Faulkingham motioned to approve, seconded by Councilmember Homa, which motion received the approval of the Council.

ANNOUNCEMENTS: Councilmember Garcia mentioned the upcoming Roller Boogie event at the hockey rink.

PUBLIC FORUM: Beth Newman expressed concern regarding misinformation harming the community and encouraged residents to speak directly to the Mayor and Council with questions.

Karen Wood expressed disappointment with the second public forum being removed from city council agendas, was wondering why this happened and would like it to be reinstated.

Ann Louis Schmidt spoke in favor of agenda item 17.

Brad Jackson discussed social media misinformation and said it was an organized smear campaign against the Mayor and was concerned racism was behind this effort.

Tanya Oliphant outlined numerous Mayor Knapper accomplishments and stated her administration has passed 27 pieces of legislation vs. 8 from the prior administration.

Heidi Schoen thanked the Mayor and Council for their efforts and said she looks forward to a second term for Mayor Knapper.

Gina LaRose expressed gratitude to the Mayor and Council for their work. Gina LaRose echoed prior misinformation and racism concerns and questioned the motives of local journalists expressing concern that they were interested in obtaining clicks for articles written.

Jeanne Jones stated that her husband who is black, was initially concerned with moving to Maplewood due to a racist past and is worried Maplewood is heading back in this direction. She thanked the Mayor and Council for trying to combat this.

Leslie Keuss said supporters of Mayor Knapper's opponent are actively smearing the city and trying to hurt Maplewood. She said white supremacy runs deep within Maplewood's Special Business District and the Maplewood Chamber of Commerce. She said the City should not support the Chamber of Commerce.

Marie Long said she was upset the Mayor liked a social media post by a Maplewood board member that criticized many in the community. She said any disagreement with the Mayor is not due to the color of her skin and is upset that people are being called white supremacists for disagreeing.

Sam Knapper spoke about the former City Manager's separation agreement and mentioned city officials cannot speak about the agreement. Sam Knapper said the Mayor received racist and threatening texts over the summer and the former City Manager would not let her speak to the Police Chief. He indicated there is implicit racial bias by many when they do not question the former City Manager's character or professionalism but do question the Mayor's character or professionalism.

Michelle Barron, owner of the Book House, questioned support for Barry Greenberg and mentioned there were outside forces, perhaps bots, spurring much of the criticism of the current administration.

Catlin Freshour thanked the Mayor and Council for all that they do for the city.

Mary Killian asked for more information about the community growth fund.

Colleen Cunningham, Chair of the Community Growth Fund, provided a background of the fund's efforts to date.

Sandi Phillips thanked the council for Item 17 and provided a background on all who worked for this to come to fruition.

C. Wiley said Maplewood used to be a welcoming community but was concerned if it still is and referenced a quote from Barry Greenberg regarding world problems and wants a leader that cares about all.

Patty Nourai discussed how long she lived in Maplewood and said it was a disservice to bring race into the comments this evening. She said the Mayor was dynamic but people do not like when stuff is pushed on them and when friends are hired.

COUNCIL COMMUNICATION: Councilmembers Garcia, Page and Homa thanked those that participated in the public forums. Councilmember Garcia mentioned the St. Louis Archdiocese owns the ICS site. Councilmember Homa asked City Attorney Jackie Graves to read a statement regarding the former City Manager's separation agreement which she did.

MAYOR'S REPORT: Mayor Knapper said the city will work with developers who take resident's concerns into consideration. She mentioned a Maplewood business owner who is being harassed due to ethnicity and religion and said she would give her a key to the city. She added that the individual stealing flags will be prosecuted to the fullest extent of the law due in part to the legislation this council passed. In reference to the former City Manager's settlement agreement, Mayor Knapper asked the City Attorney if a person deemed is a claimant, does that mean their claims are true? The City Attorney said that does not mean the claims were found to be true.

CITY ATTORNEY'S REPORT: None.

CITY MANAGER'S REPORT: City Manager Withycombe referenced the Roller Boogie, Coffee Crawl, and Walking Wednesday events.

R24-6, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI IN SUPPORT OF THE DEVELOPMENT OF AFFORDABLE MULTIFAMILY HOUSING IN THE CITY OF MAPLEWOOD, MISSOURI BY RCH DEVELOPMENT was introduced. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, to approve this resolution, which motion received the following roll call vote: Ayes, Mayor Knapper, Councilmembers Coriell, Faulkingham, Garcia, Homa and Page. Nays, none.

R24-7, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI AUTHORIZING THE CITY MANAGER TO ACCEPT THE BID AND EXECUTE A CONTRACT WITH HENDEL LAWCARE, INC. FOR GRASS CUTTING SERVICES FOR THE ITEMS ON BID LIST #1 (CITY PARKS, CITY HALL, AQUATIC CENTER, ETC.) AND BID LIST #2 (ALLEYS, MEDIANS, DEAD ENDS, ETC.) FOR THE PERIOD OF APRIL 2024 THROUGH NOVEMBER 2024 was introduced. It was moved by Councilmember Homa, duly seconded by Councilmember Coriell, to

approve this resolution, which motion received the following roll call vote: Ayes, Mayor Knapper, Councilmembers Coriell, Garcia, Homa and Page. Nays, none.

BILL 6245, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING THE MAPLEWOOD CODE OF ORDINANCES, CHAPTER 56 ZONING, SECTION 56-73 – USE REGULATIONS, SUBSECTIONS (A) LOT SIZE STANDARDS, (B) FRONT YARD SETBACK, (E) HEIGHT AND BULK STANDARDS, (G) PARKING, AND SECTION 56-1061 NON-CONFORMING LOTS OF RECORD (A) RESIDENTIAL DISTRICTS, SUBSECTION (1), TO BRING LOT SIZE AND SETBACK STANDARDS INTO ALIGNMENT WITH EXISTING AVERAGES AND TO PRESERVE LOCAL NEIGHBORHOOD CHARACTERISTICS AND HOUSING AFFORDABILITY was given its first reading. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, that Bill No. 6245 be moved to its second reading, which motion received the approval, by voice vote, of the Council.

Bill 6246 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, TEMPORARILY SUSPENDING ENFORCEMENT OF CHAPTER 12, SECTION 12-117 – ADOPTION OF PROPERTY MAINTENANCE CODE, SECTION 302.4 WEEDS, AND CHAPTER 54, SECTION 54-56 – CUTTING REQUIRED, OF THE CODE OF ORDINANCES RELATING TO THE GROWTH OF GRASS OR WEEDS TO PROMOTE “NO MOW APRIL” FROM APRIL 1-30, 2024 IN SUPPORT OF POLLINATORS AND WILDLIFE HABIAT was given its first reading. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, that Bill No. 6246 be moved to its second reading, which motion received the approval, by voice vote, of the Council.

BILL 6247 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, RATIFYING RESOLUTION R24-2 AND AUTHORIZING THE CITY MANAGER TO EXECUTE AN INTERGOVERNMENTAL AGREEMENT ON BEHALF OF THE CITY OF MAPLEWOOD, MISSOURI WITH THE CITIES OF BRENTWOOD, CLAYTON, AND RICHMOND HEIGHTS FOR THE PURPOSE OF JOINING THE CENTRAL CORE FIRE TRAINING CENTER COMMISSION was given its first reading. It was moved by Councilmember Faulkingham, duly seconded by Councilmember Homa, that Bill No. 6247 be moved to its second reading, which motion received the approval, by voice vote, of the Council.

OLD BUSINESS: None.

MOTION TO HOLD A CLOSED SESSION TO DISCUSS PERSONNEL MATTERS UNDER SECTION 610.021(13)RSMO. AND/OR EMPLOYEE MATTERS UNDER SECTION 610.021(3)RSMO. AND/OR DOCUMENTS RELATED TO A NEGOTIATED CONTRACT UNDER SECTION 610.021(12)RSMO: A motion to go into closed session was made by Councilmember Faulkingham seconded by councilmember Homa, which motion received the following roll call vote: Ayes, Mayor Knapper, Councilmembers Coriell, Faulkingham, Garcia, Homa, and Page. Nays, none.

The council reconvened the council meeting, no vote or actions were taken.

There being no further business before the Council, the meeting was adjourned.

Approved this 26th day of March, 2024

Nikyln Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Memorandum



To: Mayor & City Council
From: Amber Withycombe, City Manager
Date: March 21, 2024
Re: City Manager's Report

Fire Department Collective Bargaining Update

Negotiations for the collective bargaining agreement have been underway since September between the city and the Professional Firefighters of Eastern Missouri – IAFF Local 2665. The city, which has been represented by attorney Brian Pezza from Lewis Rice, Fire Chief Peter Marsac, Police Chief Matt Nighbor, Finance Director Lexie Miller, and myself, has been working through the union's 48-page proposal with IAFF representative Brian Youngblood and shop stewards Bryan Boemer and Benjamin Halter. While we are nearing finalization of the agreement, there is a prerequisite to update select personnel ordinances in Chapter 38 of the city's code.

Before any amendments to the personnel code are voted upon by the Council, the city is mandated to provide employees with notice. I respectfully request that the Council review and discuss the proposed changes during an April 9 work session. Following this discussion, the proposed changes will be shared with all city staff for feedback and response. Pending Council approval of the proposed changes during its May 14 and 28 meetings, we anticipate finalizing the collective bargaining agreement by the end of the current fiscal year.

I extend my gratitude to the Council for its support in initiating the collective bargaining agreement and for providing guidance throughout the negotiation process. The city values its partnership with IAFF Local 2665 and I look forward to the Union's representation of the city's firefighters.

Annual Board and Commission Application Period

The city has twenty seats on its boards and commissions with terms expiring June 30, 2024. To ensure a strong pool of candidates and offer current members a chance to continue serving if they wish, I suggest that the city starts promoting the application period on Monday, April 8. Applicants who submit their materials by Monday, May 6 will be considered during the Council's work session on May 14, and appointments will be made at the Council's regular meeting on May 28. You can find current membership rosters for all boards and commissions, along with term expiration dates, at https://www.cityofmaplewood.com/government/boards_and_commissions/index.php

First Responder Alternative Program

On March 21, social services coordinator Audrey Culberson and I attended a First Responder Alternative Coalition Meeting hosted by Forward Through Ferguson. This coalition aims to connect community, government, and nonprofit organizations to research and develop capacity

for a program where behavioral and mental health professionals are involved in responding to emergency calls alongside or in coordination with traditional first responders. Given that Maplewood is among the few regional municipalities with a social services coordinator, we are interested in understanding how such a model could be created and incorporated into current first-responder procedures on a regional level.

No Mow April Promotion Plan

If Council approves agenda item #23 this evening, city staff and members of the Sustainability Commission will commence promotion of No Mow April. The promotional plan entails offering yard signs for purchase by residents to show their participation in the initiative, along with social media and website promotions.

RESOLUTION

R24-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, APPOINTING RENEE FARMAR TO THE HUMAN SERVICES COMMISSION AND ESTABLISHING HER TERM OF OFFICE AS EXPIRING JUNE 30, 2026.

WHEREAS, Renee Farmar has expressed a willingness to serve on the Human Services Commission; and

WHEREAS, a vacancy exists on the Human Services Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS: Renee Farmar is hereby appointed to the Human Services Commission; and

BE IT FURTHER RESOLVED that her term of office is established as expiring June 30, 2026.

Passed this 26th day of March, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Approved this 26th day of March, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

RESOLUTION

R24-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, APPOINTING KATE HANNAN TO THE SUSTAINABILITY COMMISSION AND ESTABLISHING HER TERM OF OFFICE AS EXPIRING JUNE 30, 2025.

WHEREAS, Kate Hannan has expressed a willingness to serve on the Sustainability Commission; and

WHEREAS, a vacancy exists on the Sustainability Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS: Kate Hannan is hereby appointed to the Sustainability Commission; and

BE IT FURTHER RESOLVED that her term of office is established as expiring June 30, 2025.

Passed this 26th day of March, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Approved this 26th day of March, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

RESOLUTION

R24-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, APPOINTING DOUGLAS DELONG TO THE BOARD OF ADJUSTMENT AND HOUSING BOARD OF APPEALS AND ESTABLISHING HIS TERM OF OFFICE AS EXPIRING JUNE 30, 2027.

WHEREAS, Douglas DeLong has expressed a willingness to serve on the Board of Adjustment and Housing Board of Appeals; and

WHEREAS, a vacancy exists on the Board of Adjustment.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS: Douglas DeLong is hereby appointed to the Board of Adjustment and Housing Board of Appeals; and

BE IT FURTHER RESOLVED that his term of office is established as expiring June 30, 2027.

Passed this 26th day of March, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Approved this 26th day of March, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Memorandum



To: Mayor and City Council
From: Amber Withycombe, City Manager
Date: March 21, 2024
Re: Hate offenses ordinance update

In light of the recent targeted theft of Israeli flags from a Jewish family in Maplewood, you sought proposed revisions to Chapter 34, Article VI of the city's code of ordinances specifically addressing hate offenses. Enclosed is an update that adds "34-129 (stealing)" as an offense that is subject to enhanced penalties if motivated by the victim's or victims' "race, color, religion, national origin, sex, sexual orientation, gender identity, or disability."

BILL NO.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING THE MAPLEWOOD CODE OF ORDINANCES, CHAPTER 34 OFFENSES, ARTICLE VI. – OFFENSES AGAINST PUBLIC PEACE, SECTION 34-171 – HATE OFFENSES, TO ADD STEALING

WHEREAS, the Missouri State Legislature enacted RSMo § 557.035 providing for enhanced penalties for certain crimes motivated by the race, color, religion, national origin, sex, sexual orientation, or disability of the victim or victims; and

WHEREAS, the Maplewood City Council adopted Bill No. 6196, Ordinance No. 5991 providing for enhanced penalties for such crimes; and

WHEREAS, the Maplewood City Council finds that it would be in the best interests of the City to amend its hate crimes ordinance to provide for enhanced penalties for those found guilty of the commission of stealing motivated by the race, color, religion, national origin, sex, sexual orientation, gender identity, or disability of the victim or victims.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS:

Section I. Subsection (b) of Chapter 34, Article IV, Section 34-171 Hate Offenses. of the Maplewood Code of Ordinances, is hereby amended as follows:

(b) Hate offenses. Any violation of sections 34-95 (assault), 34-96 (harassment), 34-127 (damaging property), 34-128 (trespass), **34-129** (stealing), 34-131 (institutional vandalism), 34-165 (peace disturbance), and 34-200 (weapons) that is knowingly motivated because of race, color, religion, national origin, sex, sexual orientation, gender identity or disability of the victim or victims shall also be classified as a hate offense punishable as a violation under this section.

Section II. This ordinance shall be in full force and effect fifteen (15) days after its passage and approval.

Passed this ___ day of April, 2024

Nikyln Knapper, Mayor

Attest: _____
Anthony Traxler, Deputy City Clerk

Approved this __ day of April, 2024

Nikylan Knapper, Mayor

Attest: _____
Anthony Traxler, Deputy City Clerk

INTEROFFICE MEMORANDUM

TO: Mayor Nikylan Knapper and Members of Council
CC: City Manager Withycombe
FROM: Matt Coriell, Ward 1 Councilperson
DATE: March 21, 2024
RE: Lowest responsible bidder revisions to procurement regulations

At the Council's February 13 work session, I proposed revising the code of ordinances to match St. Louis County's "lowest responsible bidder" definition and guidelines. I have enclosed a proposed update that establishes a qualifications-based approach to construction contracting and establishes clear, objective standards that contractors must meet to win bids and construct projects funded by taxpayer dollars.

BILL NO.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING THE MAPLEWOOD CODE OF ORDINANCES, CHAPTER 2 – ADMINISTRATION, ARTICLE V. – REVENUE AND FINANCE, DIVISION 2 – PROCUREMENT REGULATIONS, SECTION 32-287 – FORMAL COMPETITIVE BIDDING, CHAPTER 42 – STREETS, SIDEWALKS AND OTHER PUBLIC PLACES, ARTICLE III. – IMPROVEMENTS, SECTION 42-61 – CONTRACT FOR IMPROVEMENT, ETC.– GENERALLY, CHAPTER 42 – STREETS, SIDEWALKS AND OTHER PUBLIC PLACES, ARTICLE V. – SIDEWALKS, SECTION 42-128 – SAME–BIDS; ESTIMATES, CHAPTER 42 – STREETS, SIDEWALKS AND OTHER PUBLIC PLACES, ARTICLE VI. – SPECIAL ASSESSMENTS, SECTION 42-152 – RESOLUTION AND PUBLICATION REQUIRED, TO SET REQUIREMENTS FOR ALL CONTRACTORS BIDDING ON PUBLICLY FUNDED PROJECTS

WHEREAS, Sec. 2-287 of the City of Maplewood Code of Ordinances currently calls for the City Council to award construction contracts to “the lowest, and best bidder”; and

WHEREAS, Sec. 42-61 of the City of Maplewood Code of Ordinances currently calls for the City Council to award contracts for improvements to “the best and lowest bidder or bidders”; and

WHEREAS, Sec. 42-128 of the City of Maplewood Code of Ordinances currently calls for the City Council to award contracts for sidewalk repair and reconstruction to “the lowest and best responsible bidder”; and

WHEREAS, Sec. 42-152 of the City of Maplewood Code of Ordinances currently calls for the City Council to award contracts for improvements authorized by special assessment to “the lowest and best bidder”; and

WHEREAS, the current ordinances do not establish a qualifications-based approach to construction contracting; and

WHEREAS, the City Council seeks to establish clear, objective standards that contractors must meet to win bids and construct projects funded by taxpayer dollars; and

WHEREAS, the City Council seeks to ensure that only professional, competent, licensed contractors that provide high-quality work are awarded opportunities to complete taxpayer-funded projects safely, on time, and on budget; and

WHEREAS, a public hearing was held on the proposed amendment to the Maplewood Code of Ordinances on April 9, 2024.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS:

Section I. Subsection (f) of Chapter 2, Article V, Division 2, Section 2-287. Formal competitive bidding, of the Maplewood Code of Ordinances is hereby repealed and replaced with the following:

- (f) On all construction bids, the council, after being presented with all available data pertaining to the bid, shall, at a regular or special meeting, award the contract to the lowest responsible bidder; provided, however, the council shall have the authority to reject all bids and to waive minor irregularities.
- (1) In determining “lowest responsible bidder” for the purposes of construction bids, in addition to price, the City Council shall consider:
 - (i) the ability, capacity, or skill of the bidder to perform the contract or provide the service required;
 - (ii) whether the bidder can perform the contract or provide the service promptly or within the time specified, without delay or interference;
 - (iii) the character, integrity, reputation, judgment, experience and efficiency of the bidder;
 - (iv) the quality of performance of previous contracts or services;
 - (v) the previous and existing compliance by the bidder with laws and ordinances relating to the contract or service;
 - (vi) the sufficiency of the financial resources and ability of the bidder to perform the contract or provide the services;
 - (vii) the quality, availability of the supplies, or contractual services to the particular use required;
 - (viii) the ability of the bidder to provide future maintenance and service for the use of the subject to the contract;
 - (ix) the number and scope of conditions attached to the bid;
 - (x) the extent the bid conforms in material respects to the invitation for bid; and
 - (xi) whether the bidder is in default on the payment of taxes, licenses or other moneys due the City. This factor alone may justify disqualification.
- (2) The term “lowest responsible bidder” for purposes of construction bids shall be restricted to include, except as to federal or State projects if prohibited as a condition of funding, only those bidders who certify by notarized statement that:

- (i) they have not been barred from bidding on any federal or State projects within the last year;
 - (ii) that they have not had any State or County-issued business, trade, or contracting license suspended or revoked within the last year;
 - (iii) that all employees will be licensed, with the appropriate licensing authority;
 - (iv) that prevailing wages will be paid to all employees;
 - (v) that all on-site employees and on-site employee supervisors will be OSHA-certified in compliance with then-current OSHA safety requirements prior to working on the project;
 - (vi) that all on-site employees will be ten-hour OSHA-certified;
 - (vii) that all on-site employee supervisors will be thirty-hour OSHA-certified; and
 - (viii) that they will comply with all applicable laws, ordinances, rules, and regulations governing the conduct of business in the City of Maplewood and the State of Missouri.
- (3) For construction projects with an estimated cost greater than ten thousand dollars (\$10,000.00), contractor shall certify that contractor and any and all subcontractors that perform work on such project on behalf of said certifying contractor:
- (i) participate in or maintains apprentice programs registered with the U.S. Department of Labor and compliant with 29 C.F.R. Part 29 and 29 U.S.C. Sec. 50;
 - (ii) that each program has active, registered apprentices; and
 - (iii) that each program complies with all required federal Department of Labor regulations, including affirmative-action obligations described in 29 C.F.R. Part 30.
- (4) For purposes of this subsection, the following definitions shall apply:
- (i) “On-site employee” shall mean any laborer, workers, drivers, equipment operators, and craftspersons employed by contractors and subcontractors to be directly engaged in construction at the site of the construction project.
 - (ii) “Directly engaged in construction” shall mean work performed in the actual erection of the structure or completion of the improvement

constituting the public work project. Persons engaged solely in the transportation of materials, fuel or equipment to the site, and persons engaged in the business of landscaping, including contractors who perform landscaping work, seeding, sodding and planting of trees and shrubs, and design and construction of common outdoor accessory features such as retaining walls, shall not be deemed to be directly engaged in construction.

(iii) A “subcontractor” is a person who enters into a subcontract with a contractor for construction of public works and employs on-site employees for completion of the contract.

(iv) A “supervisor” is a foreman, project manager, safety director or lead tradesman on the project.

(5) When the award is not given to the lowest bidder, a full and complete statement of the reasons for placing the order elsewhere shall be prepared by the purchasing agent and entered upon the journal of the council’s proceedings.

Section II. Subsection (f) of Chapter 42, Article III, Section 42-61, Contracts for improvements, etc.—Generally, of the Maplewood Code of Ordinances, is hereby amended as follows:

(f) All contracts shall be awarded to the ~~best and~~ lowest responsible bidder or bidders who comply with the provisions of this article.

(1) The council may nevertheless reject all bids if, in their judgment, such action is required by the best interest of the city.

(2) If all bids are rejected, or if no bids are presented, the council may instruct the clerk, by resolution, to readvertise for bids under the provisions of this article.

Section III. Subsection (c) of Chapter 42, Article V, Section 42-128, Same—Bids; estimates, of the Maplewood Code of Ordinances, is hereby amended as follows:

(c) After the bids are opened by the city council, the contract shall be let to the lowest ~~and best~~ responsible bidder and, if no bids are received or if all bids are rejected, the city council may readvertise, or may order the director of public works or some person to do the work.

Section IV. Subsection (c) of Chapter 42, Article VI, Section 42-152, Resolution and publication required, of the Maplewood Code of Ordinances, is hereby amended as follows:

- (c) If the improvement is properly authorized and no timely protest has been filed, the city council shall cause a contract for the work to be let to the lowest ~~and best~~ **responsible** bidder, on the basis of the plans and specifications filed by the director of public works or other proper person as provided in subsection (a) of this section. Advertisement for such bids shall be made for at least one week in a newspaper of general circulation in the city.

Section V. This ordinance shall be in full force and effect fifteen (15) days after its passage and approval.

Passed this ____ day of April, 2024

Nikylan Knapper, Mayor

Attest: _____
Anthony Traxler, Deputy City Clerk

Approved this ____ day of April, 2024

Nikylan Knapper, Mayor

Attest: _____
Anthony Traxler, Deputy City Clerk

INTEROFFICE MEMORANDUM

TO: Amber Withycombe, City Manager

FROM: Chief Matthew Nighbor

DATE: March 18, 2024

RE: Pedestrians' Right-of-Way in Crosswalks

It is my recommendation that the Maplewood City Council enact a *Pedestrians' Right-of-Way in Crosswalks* ordinance. The city does not have a specific or dedicated ordinance addressing the safety of pedestrians utilizing marked crosswalks.

In June of 2023, a pedestrian crossing was installed in the 7300 block of Manchester to enhance safety for visitor, shoppers, and diners in the special business district. This designated crosswalk contains yellow flashing signal lights and clear markings. Despite these measures, concerns about pedestrian safety at this location persist. Several incidents have been reported where drivers have either ignored or been negligent toward the activated yellow flashing lights, intended to signal pedestrians' right of way when crossing Manchester Road. The Maplewood Police Department and Public Works Department have received numerous complaints of motorists failing to yield to pedestrians at this crosswalk.

Currently, if a motorist fails to yield the right-of-way to a pedestrian crossing the roadway within a crosswalk, a police officer would invoke Section 50-1 of the City of Maplewood Code of Ordinances, titled "Model Ordinance Adopted," which states:

RSMo ch. 300, except for sections 300.015 through 300.070, known as the "Model Traffic Ordinance," is hereby adopted as the traffic code for the city with like effect as if recited at length herein, with all additions, insertions, deletions and changes, if any, as the state may, from time to time, so provide. (Code 1982)

The above ordinance essentially serves as a "catch-all" provision for any traffic violation that does not have its own dedicated attention to pedestrians' right-of-way.

The proposed ordinance will allow Maplewood police officers to enforce pedestrian safety regulations, thereby raising awareness of pedestrian safety throughout the city. This ordinance is not limited to addressing concerns at the specified location but extends to all areas within Maplewood where traffic control signals are absent or non-functional. According to the proposed ordinance, drivers must yield the right-of-way to pedestrians crossing the roadway within a marked crosswalk.

The State of Missouri, Shrewsbury, Richmond Heights, Brentwood, and St. Louis County have all adopted similar legislation.

BILL NO.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING THE MAPLEWOOD CODE OF ORDINANCES, CHAPTER 50 – TRAFFIC AND MOTOR VEHICLES, ARTICLE III. – ADDITIONAL TRAFFIC REGULATIONS, TO ADD A NEW SECTION 50-96, PEDESTRIANS’ RIGHT-OF-WAY IN CROSSWALKS

WHEREAS, the City of Maplewood has received numerous complaints of motorist not yielding to pedestrians utilizing crosswalks; and

WHEREAS, Maplewood’s current traffic code does not specifically address pedestrians’ right-of-way within crosswalks; current citations are cited via the previously adopted Model Traffic Ordinance; and

WHEREAS, the proposed amendment will make it easier for Maplewood police officers to enforce violations of motorists who fail to yield to pedestrians within crosswalks; and

WHEREAS, a public hearing was held on the proposed amendment to the Maplewood Code of Ordinances on April 9, 2024.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS:

Section I. A new Section 50-96 is hereby added to Chapter 50 –Traffic and Motor Vehicles, Article III. – Additional Traffic Regulations, as follows:

Sec. 50-96 – Pedestrians’ Right-of-Way in Crosswalks.

- (a) When traffic control signals are not in place or not in operation, the driver of a vehicle shall yield the right-of-way, slowing down or stopping if need be to so yield to a pedestrian crossing the roadway within a crosswalk when the pedestrian is upon the half of the roadway upon which the vehicle is traveling, or when the pedestrian is approaching so closely from the opposite half of the roadway as to be in danger.
- (b) No pedestrian shall suddenly leave a curb or other place of safety and walk or run into the path of a vehicle which is so close that it is impossible for the driver to yield.
- (c) Whenever any vehicle is stopped at a marked crosswalk or at any unmarked crosswalk at an intersection to permit a pedestrian to cross the roadway, the driver of any other vehicle approaching from the rear shall not overtake and pass such stopped vehicle.

Section II. This ordinance shall be in full force and effect fifteen (15) days after its passage and approval.

Passed this __ day of April, 2024

Nikylan Knapper, Mayor

Attest: _____
Anthony Traxler, Deputy City Clerk

Approved this __ day of April, 2024

Nikylan Knapper, Mayor

Attest: _____
Anthony Traxler, Deputy City Clerk

BILL NO.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING THE MAPLEWOOD CODE OF ORDINANCES, CHAPTER 56 ZONING, SECTION 56-73 – USE REGULATIONS, SUBSECTIONS (a) LOT SIZE STANDARDS, (b) FRONT YARD SETBACK, (e) HEIGHT AND BULK STANDARDS, (g) PARKING, AND SECTION 56-1061 NON-CONFORMING LOTS OF RECORD (a) RESIDENTIAL DISTRICTS, SUBSECTION (1), TO BRING LOT SIZE AND SETBACK STANDARDS INTO ALIGNMENT WITH EXISTING AVERAGES AND TO PRESERVE LOCAL NEIGHBORHOOD CHARACTERISTICS AND HOUSING AFFORDABILITY

WHEREAS, the Plan and Zoning Commission recommended approval by a vote of 5 ayes, 0 nays, 1 abstain of the amendments to the zoning ordinance at their March 4, 2024, meeting; and

WHEREAS, the City Council held a public hearing on March 26, 2024, regarding the proposed amendments to the zoning ordinance; and

WHEREAS, the City Council finds that the City’s housing stock lacks affordable housing options, with potential serious consequences for the well-being of residents, particularly lower-income and middle-income earners; and

WHEREAS, existing SR Single Family Residential District use regulations do not align with existing single-family lots and structures in the City of Maplewood; and

WHEREAS, oversized structures can impact existing local neighborhood characteristics and limit affordability and diversity of new and renovated single-family homes, particularly in a small municipality limited in area and available housing stock; and

WHEREAS, the City Council finds that the proposed revisions to the Maplewood Zoning Code are in accordance with the City’s Comprehensive Plan and are designed to promote the health and general welfare of the residents of the City in general and the SR Single-Family Residential District in particular.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS:

Section I. Section 56-73 Use Regulations of the Maplewood Code of Ordinances subsection (a), Lot Size Standards, is hereby amended by deleting the existing text and replacing said text with the following text in its stead:

- (a) Lot size standards. Any proposal for the construction or alteration of a single-family detached dwelling shall have a lot with a minimum average dimension of 35 feet and a minimum area of 3,500 square feet.

Section II. Section 56-73 Use Regulations of the Maplewood Code of Ordinances subsection (b), Front Yard Setback, is hereby amended by deleting the existing text and replacing said text with the following text in its stead:

- (b) Front yard setback. Any proposal for the construction or alteration of a single-family

detached dwelling shall have a front yard setback from the public right-of-way or from a private roadway of not less than 25 feet or the average existing front yard setbacks of existing single-family homes of the block on which the dwelling is located.

Section III. Section 56-73 Use Regulations of the Maplewood Code of Ordinances subsection (e), Height and Bulk Standards, is hereby amended by deleting the existing text and replacing said text with the following text in its stead:

- (e) Height and bulk standards. Any proposal for the construction or alteration of a single-family detached dwelling (not including an attached accessory dwelling unit meeting the requirements of Sec. 65-74, Regulations for Accessory Dwelling Units of this chapter) shall have a square footage no greater than ten percent above the average square footage of existing single-family detached dwellings within a 300-foot radius and a height no greater than 35 feet.

Section IV. Section 56-73 Use Regulations of the Maplewood Code of Ordinances subsection (g), Parking, is hereby amended by deleting the existing text and replacing said text with the following text in its stead:

- (g) Parking. Off-street parking requirements in Sec. 56-500 Minimum Number of Parking Spaces, (2) Residential and Housing Uses, a. Attached or Detached Single-Family Dwellings, shall not be required for the construction of a new single-family detached dwelling or the alteration of an existing single-family detached dwelling unless the Plan and Zoning Commission determines that on-street parking in the area surrounding the property is inadequate to meet the needs of the residents in the area. For the purpose of this subsection, “area” is defined as within 300 feet of the site in question.

Section V. Section 56-1061 Nonconforming Lots of Record, (a) Residential Districts, subsection (1), is hereby amended by deleting the existing text and replacing said text with the following text in its stead:

- (1) In any residential district, notwithstanding any other provision of this chapter, a single-family detached dwelling which complies with the restrictions in subsection (a) (2) of this section may be erected on a lot that is not less than 35 feet fronting on a public right-of-way or private street and that consists entirely of a tract of land that:
 - a. Has less than the prescribed minimum lot area or minimum average dimension or both, for the district;
 - b. Is shown by a recorded plat or deed to have been owned separately and individually from adjoining tracts of land at a time when the creation of a lot of such size and width at such location would not have been prohibited by any zoning chapter; and
 - c. Has remained in separate and individual ownership from adjoining tracts of land continually during the entire time that creation of such lot has been prohibited by the applicable zoning chapter or chapters.

Section VI. This ordinance shall be in full force and effect fifteen (15) days after its passage and approval.

Passed this 9th day of April, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Approved this 9th day of April, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

BILL NO.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, TEMPORARILY SUSPENDING ENFORCEMENT OF CHAPTER 12, SECTION 12-117 – ADOPTION OF PROPERTY MAINTENANCE CODE, SECTION 302.4 WEEDS AND CHAPTER 54, SECTION 54-56 – CUTTING REQUIRED OF THE CODE OF ORDINANCES RELATING TO THE GROWTH OF GRASS OR WEEDS TO PROMOTE “NO MOW APRIL” FROM APRIL 1 – 30, 2024, IN SUPPORT OF POLLINATORS AND WILDLIFE HABITAT

WHEREAS, the City of Maplewood recognizes that April is a critical month for emergent pollinator populations, which are supported by new growth and development of grasses, flowers, and trees; and mowing during this period has a negative impact on pollinator-friendly habitat; and

WHEREAS, the Maplewood Sustainability Commission is promoting “No Mow April” by requesting that residents limit mowing between April 1 and April 30, 2024, to preserve flowering capabilities for pollinators; and

WHEREAS, Chapter 12, Section 12-117, Section 302.4, and Chapter 54, Section 54-56, of the City of Maplewood Code of Ordinances limit the height of grass and weeds to no more than twelve (12) inches in height; and

WHEREAS, the City of Maplewood finds it in the public interest to demonstrate its commitment to a safe and sustainable healthy community environment through the implementation of initiatives to help increase the pollinator population by promoting a “No Mow April” in 2024 to encourage the growth of beneficial natural habitats for pollinators by allow all citizens to voluntarily postpone the mowing of emergent lawns; and

WHEREAS, the City Council held a public hearing on March 26, 2024, regarding the proposed temporary suspension of enforcement.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS:

Section I. City of Maplewood personnel are authorized to temporarily suspend enforcement of Chapter 12, Section 12-117, Section 302.4, and Chapter 54, Section 54-56, of the City of Maplewood Code of Ordinances relating to grass or weed growth in excess of twelve (12) inches from April 1 through April 30, 2024, for “No Mow April.”

Section II. The City’s Public Works Department is also authorized to limit mowing during the month of April to allow for the establishment and growth of natural habitats for pollinators, with the exception of active recreation spaces and playing fields.

Section III. This ordinance shall be in full force and effect fifteen (15) days after its passage and approval.

Passed this 9th day of April, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Approved this 9th day of April, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

BILL NO.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, RATIFYING RESOLUTION R24-2 AND AUTHORIZING THE CITY MANAGER TO EXECUTE AN INTERGOVERNMENTAL AGREEMENT ON BEHALF OF THE CITY OF MAPLEWOOD, MISSOURI, WITH THE CITIES OF BRENTWOOD, CLAYTON, AND RICHMOND HEIGHTS FOR PURPOSE OF JOINING THE CENTRAL CORE FIRE TRAINING CENTER COMMISSION.

WHEREAS, the cities of Brentwood, Clayton, and Richmond Heights cooperate with one another to enhance the ability to provide public safety training services to member municipalities; and

WHEREAS, Section 70.220 RSMo authorizes cities to work in a cooperative manner; and

WHEREAS, cooperation between cities provides more efficient and enhanced services, and higher level of safety and preparedness for firefighting/emergency medical personnel for the provision of such services; and

WHEREAS, the City of Maplewood wishes to join Brentwood, Clayton, and Richmond Heights as an equal and full partner in the Central Core Fire Training Commission; and

WHEREAS, the City Council wishes to ratify and affirm Resolution No. 24-2, wherein it authorized the City Manager to execute an Intergovernmental Agreement on behalf of the City of Maplewood with the Cities of Brentwood, Clayton, and Richmond Heights for the purpose of joining the Central Core Fire Training Center Commission.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS:

SECTION 1. Resolution R24-2 is hereby ratified and affirmed.

SECTION II. The Intergovernmental Agreement, as amended from time to time, attached hereto as **Exhibit A** is hereby approved, and the City Manager is authorized to execute same on behalf of the City and the City Clerk is authorized and directed to attest thereto. The documents as executed shall be in substantially the form of **Exhibit A**, with such changes therein as shall be approved by the City Manager, consistent with the provisions and intent of this Ordinance and necessary, desirable, convenient or proper in order to carry out the matters herein authorized. The City Manager and her designees are hereby authorized and directed to take any and all actions necessary, desirable, convenient or proper in order to carry out the intent of this Ordinance, the matters herein authorized, and the rights and duties of the City under the Agreement.

Section III. In the event that the Bylaws of Central Core Fire Training Commission are not amended to provide for the City of Maplewood to hold a seat on its Board of Directors, this ordinance and any and all actions taken pursuant hereto may be revoked.

Section IV. This ordinance shall be in full force and effect fifteen (15) days after its passage and approval.

Passed this 9th day of April, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

Approved this 9th day of April, 2024

Nikylan Knapper, Mayor

Attest:

Anthony Traxler, Deputy City Clerk

