

PUBLIC AGENDA NOTES
MAPLEWOOD CITY COUNCIL MEETING
TUESDAY, FEBRUARY 27, 2018
7:30 P.M.

The following is a brief description of the agenda items for Tuesday, February 27, 2018:

ITEM NO. 6, is a public hearing to hear citizen's comments on a request by Lily Li of Toasty Sub & Sushi Kitchen located at 3001 S. Big Bend for a full liquor license by the drink. The sale of liquor will only be permitted inside the restaurant with the purchase of food.

ITEM NO. 7, is a public hearing to hear citizen's comments on a request by Ellis Athanas to operate a short term rental at 7553 Woodland Ave. The Plan and Zoning Commission has recommended approval of this request by a vote of 6 ayes, 0 nays, 1 absent.

ITEM NO. 11, is a motion to approve a full liquor license for Lily Li of Toasty Sub & Sushi Kitchen located at 3001 S. Big Bend with the following stipulations: (1) 51% of the sales must come from the sale of food at retail prepared on-site; (2) Liquor sales will only be permitted inside the restaurant facility with the purchase of food.

ITEM NO. 12, is a resolution accepting the low bid of M & H Concrete Contractors in the amount of \$988,728.75 plus a contingency clause of 7% (\$69,211.01) for a total of \$1,057,939.76. Bids were duly advertised and publicly opened on February 8, 2018. Ten bids were received, all of which were considered responsive with M&H Concrete Contractors submitting the lowest bid.

ITEM NO. 13, is an ordinance increasing the number of liquor licenses the city is allowed to issue. At the present time, the city is at the maximum number of licenses allowed for non-restaurant type liquor licenses. For example, licenses that are non-restaurant type go to Bolyard's Meat & Provisions, Side Project Brewing, Larder & Cupboard, and Hart Catering, to name a few. This item was discussed at the February 13, 2018 Council meeting and the Council recommended that an ordinance be placed on the next Council agenda.

ITEM NO. 14, Bill 6085 is an ordinance granting a Conditional Use Permit to Ellis Athanas to operate a short term rental at 7553 Woodland Avenue. The structure on the property is a 982 sq. ft., 2 bedroom, single-family home that was built in 1920. The site has a driveway that can easily fit one vehicle and possibly two depending on the size of the vehicle. The Plan and Zoning Commission, at their February 12, 2018 meeting recommended approval of the conditional use permit by a vote of 6 ayes, 0 nays, 1 absent. A public hearing has been held, the bill has been read two times and tabled and is now ready for final Council action.

AGENDA
MAPLEWOOD CITY COUNCIL MEETING
TUESDAY, FEBRUARY 27, 2018
7:30 P.M.

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Motion to Excuse Councilperson
5. Approval of the Council Agenda
6. Public hearing to hear citizen's comments on a request by Lily Li of Toasty Sub & Sushi Kitchen located at 3001 S. Big Bend for a full liquor license by the drink.
7. Public hearing to hear citizen's comments on a request by Ellis Athanas to operate a short term rental at 7553 Woodland Ave.
8. Public Forum
9. Announcements
10. Approval of the February 13, 2018 City Council meeting minutes and Work Session minutes
11. Motion to approve a request by Lily Li of Toasty Sub & Sushi Kitchen located at 3001 S. Big Bend for a full liquor license by the drink.
12. A Resolution of the City Council of the City of Maplewood, Missouri, to accept the low bid of M & H Concrete Contractors in the amount of nine hundred eighty-eight thousand seven hundred twenty-eight dollars seventy-five cents (\$988,728.75) for street reconstruction with a contingency of 7% or sixty-nine thousand two hundred eleven dollars and one cent (\$69,211.01) for a total of one million fifty-seven thousand nine hundred thirty-nine dollars seventy-six cents (\$1,057,939.76).
13. An Ordinance of the City Council of the City of Maplewood, Missouri, amending Ordinance 5573, as amended, by amending Chapter 8, Alcoholic Beverages, Article 2, Division 2, Section 8-69, Number of intoxicating liquor licenses limited.
14. Bill 6085 an Ordinance of the City Council of the City of Maplewood, Missouri, granting a Conditional Use Permit to Ellis Athanas to allow short term rentals at 7553 Woodland Avenue.
15. Council Communication
16. Mayor's Report

17. City Attorney's Report

18. City Manager's Report

19. 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.

20. Adjournment

▼
*City
of Maplewood*



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PUBLIC HEARING NOTICE

Maplewood City Council will hold a public hearing on 2/27/18 at 7:30 p.m. in the City Council Chambers, 7601 Manchester, Maplewood, MO 63143, to hear citizen's comments on a request by Lily Li of Toasty Sub & Sushi Kitchen located at 3001 S. Big Bend for a full liquor license by the drink.

Ad as appearing in the February 9, 2018 **St. Louis Post-Dispatch**.

▼
*City
of Maplewood*



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PUBLIC HEARING NOTICE

Maplewood City Council will hold a public hearing on 2/27/18 at 7:30 p.m. in the City Hall Council Chambers, 7601 Manchester Rd., Maplewood, MO 63143, to hear citizen's comments on a request by Ellis Athanas to operate a short term rental at 7553 Woodland Ave.

Ad as appearing in the February 12, 2018 **St. Louis Post-Dispatch**.

**CITY COUNCIL
PUBLIC WORK SESSION MINUTES
FEBRUARY 13, 2018
6:30 P.M.**

Mayor Greenberg called the work session to order at 6:30 p.m.

ON ROLL CALL, the following members were present: Mayor Greenberg, Councilmember Dunn, Councilmember Faulkingham, Councilmember Schmidt and Councilmember Wood.

DISCUSSION WITH PUBLIC INPUT OF THE GREAT RIVERS GREENWAY ROUTES THROUGH THE CITY OF MAPLEWOOD: Patrick Foley, owner of Foley's at 3522 Greenwood, submitted petitions signed by business owners and tenants who are against the proposed Great Rivers Greenway north route on Greenwood. Mr. Foley stated that the proposed trail will hurt his business and has concerns about parking and safety if the trail is located on Greenwood.

Scott Criscione, 3445 Oxford, is concerned about the increase in cut-through traffic dodging Wabash and sprinting throughout the neighborhood to cut around what was two lanes on McCausland which is now one lane. He's had his car sideswiped three times. He added that there is no shortage of stop signs or speed limits signs but there is a shortage of parking. Regarding the GRG trail budget, he said they are calling for \$300,000 in landscaping, \$2.78 million just to connect a 1.3 mile stretch of road which would be about \$405 per foot of concrete. His house is 40 feet wide in terms of its plat, which is about the average in Maplewood and if you look at it...that's \$16,000 per house. He stated he was in favor of spending money on necessities like updating sewer lines, dilapidated roads or bridges. However, he reiterated \$3 million in tax dollars or \$16,000 per house on these pathways to build a sidewalk that cyclists don't have to be on by law, there is no requirement that they have to be on it, is a waste of taxpayer money.

Jim Vishion, owner of Vishion Tool & Machine, has had his building on Greenwood since 1985 and has seen a lot of improvements and is pleased with the direction the city is heading. He thinks it is a bad idea to change the traffic flow on Greenwood and will make it more difficult to carry on business activities with less lane space and will probably force more traffic into the surrounding streets which are basically residential. Greenwood is a major thoroughfare for traffic. He is against the Greenwood route due to the narrowing of the road and the potential of more congestion.

Patrick Jugo, 7310 Vine and owner of two buildings on Greenwood and Sutton, sees a lot of value of the greenway coming through Maplewood but added we have to find an alignment that truly works and that doesn't constrain ourselves. He said Maplewood is a landlocked municipality and to think that we can find a 10-15 foot wide by a mile long pathway is problematic. He thinks GRG did not accurately or adequately suggest or provide information for the creek alignment because funding is already secured for the Greenwood alignment. There are too many questions still to answer on the Greenwood alignment in its current form.

Todd Antoine, Vice President of Planning and Project for GRG, stated the typical trail process with municipalities is as they go from a conceptual design to engineering design and then to construction; they are always working with city staff and in this instance MODOT staff, to figure out how to do the crossing at Sutton at Greenwood and then the Big Bend crossing would also involve St. Louis County. He said it's a collaborative process as it goes through the design phase. Ultimately, the city, MODOT and Union Pacific would be involved with the approval process. GRG wants to be sensitive to the city's concerns but does not want to jeopardize losing the federal grant money that's allocated for the Greenwood alignment. He fielded questions from the Council.

Councilmember Schmidt wants to be able to say no if GRG does not come up with a plan that satisfies the city's safety concerns. She wondered if there is a legally binding agreement that says the council agrees to an alignment for the trail only if certain items are met.

Councilmember Dunn wants to be part of the trailway but local situations are thwarting our involvement. He thinks the city will get run over by the other agencies involved and the city's desires will ultimately be ignored.

Councilmember Wood likes the idea of a pathway but would rather see it more of a greenway and is not comfortable with the Greenwood route.

Councilmember Faulkingham is not comfortable with the solutions that were presented and even though we may have some stipulations and sign some contractual agreement, we are an entity that collects taxes to make sure that public safety is taken care of for our citizens. He stated the biggest issue with the Greenwood route is the railroad crossing and how to design the intersection to make it safe for the pathway.

Mayor Greenberg's research for traffic calming indicates that reducing the traffic lanes to 10 feet will slow traffic down so he is good with the proposed 10 foot lane widths. As far as the parking, he said we need to make on-street parking as wide as possible and restrict the pathway to no more than 8 feet wide. He feels it is incumbent upon the bicyclist or pedestrian to be aware when crossing at the railroad.

Patrick Jugo pointed out that the grade differential coming south on Sutton is a solid 4-5 feet above the drive surface on Greenwood and the pathway would be at the Greenwood elevation. He stated that this means southbound Sutton traffic would not be able to see the pedestrians on the pathway when traveling south on Sutton.

Patrick Foley stated parking is a necessity to businesses on Greenwood and feels property values will decrease if parking is lost.

Scott Criscione asked about the cost of yearly maintenance for the railway and questioned the possible damage to homeowner's lateral lines during construction.

The Public Work Session adjourned at 7:28 p.m.

February 13, 2018

The February 13, 2018 City Council meeting was called to order at 7:40 p.m., Mayor Barry Greenberg presiding.

ON ROLL CALL, the following members were present: Mayor Greenberg, Councilmember Crader, Councilmember Dunn, Councilmember Faulkingham, Councilmember Schmidt and Councilmember Wood.

MOTION TO EXCUSE COUNCILPERSON: No need.

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

PUBLIC HEARING TO HEAR CITIZEN'S COMMENTS ON A REQUEST BY BEN POREMBA OF THE BENEVOLENT KIG TO BE LOCATED AT 7268 MANCHESTER FOR A FULL LIQUOR LICENSE BY THE DRINK: No one spoke.

PUBLIC FORUM: Kyle Oberle, 2551 Oakland, introduced himself as a candidate running for the open Ward 1 council seat at the April 3, 2018 election. He stated that a candidate forum will be held on March 20, 2018 at 7:00 p.m. at the Salvation Army. The candidate forum is sponsored by the League of Women Voters.

ANNOUNCEMENTS: None.

APPROVAL OF THE JANUARY 23, 2018 CITY COUNCIL MEETING MINUTES AND CLOSED SESSION MINUTES: Councilmember Wood motioned to approve, duly seconded by Councilmember Dunn, which motion received the approval of the Council.

MOTION TO APPROVE A REQUEST BY BEN POREMBA OF THE BENEVOLENT KING TO BE LOCATED AT 7268 MANCHESTER FOR A FULL LIQUOR LICENSE BY THE DRINK: Councilmember Wood motioned to approved, seconded by Councilmember Dunn, which motion received the approval of the Council.

R18-4, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI AUTHORIZING THE CITY MANAGER TO COLLECTIVELY PURCHASE ONE (1) PRISONER CONVEYANCE VAN FROM DON BROWN CHEVROLET BY MEANS OF THE STATEWIDE CONTRACT AVAILABLE THROUGH THE STATE OF MISSOURI'S DIVISION OF PURCHASING AND MATERIALS MANAGEMENT COOPERATIVE PROCUREMENT SERVICES IN THE AMOUNT OF ELEVEN THOUSAND SEVEN HUNDRED TWENTY-SEVEN DOLLARS (\$11,727.00) was introduced. It was moved by Councilmember Wood, duly seconded by Councilmember Dunn to approve the resolution which motion received the following roll call vote: Ayes, members Crader, Dunn, Faulkingham, Mayor Greenberg, Schmidt and Wood. Nays, none.

R18-5, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI AUTHORIZING THE EXECUTION OF A CONTRACT TO SELL 7548 FOLK TO JADE REMODELING CONTRACTORS, LLC. was introduced. It was moved by Councilmember Wood, duly seconded by Councilmember Dunn to approve the resolution which motion received the following roll call vote: Ayes, members Crader, Dunn, Faulkingham, Mayor Greenberg, Schmidt and Wood. Nays, none.

BILL 6085, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI GRANTING A CONDITIONAL USE PERMIT TO ELLIS ATHANAS TO ALLOW SHORT TERM RENTALS AT 7553 WOODLAND AVENUE was given its first reading. It was moved by Councilmember Wood, duly seconded by Councilmember Dunn, that Bill No. 6085 be moved to its second reading, which motion received the majority approval; by voice vote, of the Council.

On its second reading, it was moved by Councilmember Wood, duly seconded by Councilmember Dunn that Bill No. 6085 be passed to its third and final reading, which motion received the majority approval of the Council.

DISCUSSION OF LIQUOR LICENSE LIMITS: The Council had no objection to the city staff recommendation.

DECISION ON GREAT RIVERS GREENWAY ROUTE THROUGH THE CITY OF MAPLEWOOD: After discussion, the Council voted as follows: Mayor Greenberg, Councilmember Crader and Councilmember Schmidt were for allowing the Greenwood alignment with stipulations; Councilmember Dunn and Councilmember Wood were for the southern route; Councilmember Faulkingham was for neither route at this time. Four votes were needed to move forward. Councilmember Crader motioned to authorize City Manager Corcoran to write a letter of intent to GRG to approve the Greenwood alignment with certain stipulations, seconded by Councilmember Schmidt, which received the following vote: Ayes, Councilmember Crader, Councilmember Faulkingham, Mayor Greenberg and Councilmember Schmidt. Nays, Councilmember Dunn and Councilmember Wood.

COUNCIL COMMUNICATION: None.

MAYOR'S REPORT: None.

CITY ATTORNEY'S REPORT: No report.

CITY MANAGER'S REPORT: City Manager Corcoran announced that Mayor Greenberg's business, Architectural Design Guild, is celebrating 37 years of business in Maplewood and congratulated him on this achievement.

City Manager Corcoran stated that 10 bids were received for the 2018 Streets Project.

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: No need.

There being no further business before the Council, the meeting adjourned at 7:50 p.m.

INTEROFFICE MEMORANDUM

TO: Mayor & City Council

FROM: Martin J. Corcoran, City Manager

DATE: February 5, 2018

RE: Full Liquor License for Toasty Subs & Sushi Kitchen

Lily Li, owner of Toasty Subs & Sushi Kitchen is requesting a full liquor license. Staff recommends approval with the following stipulations:

1. 51% of the sales must come from the sale of food at retail prepared on-site.
2. Liquor sales will only be permitted inside the restaurant facility with the purchase of food.

If you have any questions, please contact me.

Martin J. Corcoran
City Manager

Liquor License-Toasty Subs

Due Feb 5th

PETITION FOR LIQUOR LICENSE
CITY OF MAPLEWOOD
7601 Manchester Road
Maplewood, MO 63143
(314) 645-3600

450 225
315 315
765 540

SECTION 1

DATE: 2/2/2018

1. NAME OF ESTABLISHMENT: Toasty sub & Sushi Kitchen
2. ADDRESS OF ESTABLISHMENT: 3001 S. Big Bend Blvd
Maplewood MO 63143 314-833-3277
(CITY) (STATE) (ZIP) (PHONE)

3. Is ownership a corporation or partnership? If so, list names and addresses of individuals and their title(s):
Corporation

Lily Li, owner/president

4. NAME OF OWNER OR MANAGING OFFICER: Lily Li

5. Type of license requested - separate license shall be obtained for each of the following classes of sales: (Please check each classification that applies)

Indicate Type of License Applied For:

Fee

A. STORAGE OF NON-INTOXICATING BEER
____ For beer depot or store room, handling, selling or storing non-intoxicating beer. \$75.00

B. FULL LIQUOR LICENSE
To sell intoxicating liquor in excess of 5% by weight, by the drink at retail for consumption on the premises where sold. \$450.00

C. PACKAGED INTOXICATING LIQUOR
____ To sell intoxicating liquor in the original package at retail only, and not for consumption on the premises where sold. \$150.00

D. SUNDAY PACKAGE LIQUOR LICENSE
____ To sell intoxicating liquor in the original package at retail only, and not by the drink, not for consumption on the premises (which shall include the right to sell non-intoxicating beer at retail in the original package) on Sundays between the hours of 9:00 a.m. and 12:00 midnight. \$300.00

- E. MALT LIQUOR BY THE DRINK - 5% OR WINES NOT IN EXCESS OF 14% ALCOHOL BY WEIGHT
 _____ To sell malt liquor containing alcohol over 3.2% but not more than 5% by weight at retail by the drink for consumption on the premises, where sold (includes light wines. \$ 52.50
- F. PACKAGED MALT LIQUOR OR LIGHT WINES (5% MALT LIQUOR)
 _____ To sell malt liquor containing over 3.2% but not more than 5% by weight in the original package at retail only, and not for consumption on the premises, where sold. \$ 22.50
- G. SUNDAY LIQUOR BY THE DRINK
 _____ To sell intoxicating liquor in excess of 5% percent by weight by the drink at retail for consumption on the premises (which shall include the right to sell non-intoxicating beer at retail by the drink for consumption on the premises) on Sundays between the hours of 9:00 a.m. and 12:00 midnight provided all requirements of state law are complied with. \$300.00
- H. MANUFACTURER SOLICITOR'S LICENSE
 _____ To sell intoxicating liquor containing not in excess of twenty-two percent (22%) of alcohol by weight and the privilege of selling to duly licensed wholesalers and soliciting orders for sale of intoxicating liquor containing not in excess of twenty-two percent of alcohol by weight, to, by or through a duly licensed wholesaler on the premises where sold. \$250.00
- I. ORIGINAL PACKAGE TASTING
 _____ To conduct wine, malt beverage and distilled spirit tasting on the licensed premises upon receipt of a special permit. \$ 25.00

Applicant hereby agrees that if a license is granted upon this petition, that applicant or any officer, agent, employee, or servant of applicant will not violate any provision of said Ordinance No. 4121 or of any amendments hereafter made to said ordinance, or any law of the State of Missouri or other ordinance of the City of Maplewood while in and upon the premises of the applicant herein described or knowingly allow any other person so to do.

Lily Xiaohong Li
 Printed Name of Applicant

Xiaohong Li
 Signature

2/2/2018
 Date

INTEROFFICE MEMORANDUM



To: Mayor and City Council
From: Anthony Traxler, Assistant City Manager/Director of Public Works
Date: March 23, 2018
Subject: 2018 Capital Improvements Project – Streets

A request for bids was placed in the St. Louis Post Dispatch on January 24, 2018 for the 2018 Capital Improvements Project - Streets. The bid sought pricing for concrete street construction for Hiawatha Avenue, Laclede Station Road (Burgess to Flora), Lohmeyer Avenue (Sutton to Oakview Terrace), Oakview Terrace (from the Citizens Bank drive-thru exit north to Lyndover Place AND Zephyr Place to Gayola Place), Lyndover Place (Oakview Terrace to Roseland Terrace) and Roseland Terrace (Lyndover Place to Zephyr Place). The bid also sought pricing to perform an asphalt overlay to Bland Avenue. Last, an alternate bid was sought to replace multiple defective concrete slabs on the south side of West Bruno, east of Laclede Station Road. Sidewalk and handicapped ramp reconstruction was included for each road where necessary.

Bids were publicly opened on February 8, 2018 and ten (10) bids, including the aforementioned alternate bid, were received (bid tabulation sheet attached). M & H Concrete Contractors was the low bid by a significant amount for a total of **\$988,728.75**. Staff met with M & H yesterday to go over the bid in detail and their references were complementary. Therefore, staff recommends the low bid of M & H Concrete Contractors.

Please see the attached resolution requesting City Council approval of M & H Concrete Contractors for the 2018 Capital Improvements Project – Streets with a 7% contingency clause. If you have any questions, comments or concerns regarding this matter, feel free to contact me at 646-3635.

CITY OF MAPLEWOOD, MISSOURI

Contractor Plan Receipt List

BID TABULATION

Department Public Works

Project Name 2018 Street Project

Bid Opening Date 2/8/18 Time 3:00 PM

ATTENDANCE LIST

- Tiffany Hyde
- Steve Miller
-
-

NAME OF BIDDER

	Base	BID PRICE	Alter note	Total
1. <u>Amcon Municipal</u>	\$ 1,192,202.25	\$ 18,921.		\$ 1,210,946.25
2. <u>Spencer Contracting</u>	\$ 1,251,831.54	\$ 20,347.95		\$ 1,272,179.49
3. <u>Infrastructure Mgmt.</u>	\$ 1,613,432.83	\$ 30,185.00		\$ 1,643,617.83
4. <u>Sweeten Concrete Services</u>	\$ 1,368,252.66	\$ 21,721.21		\$ 1,389,973.87
5. <u>M & H Concrete Contractors</u>	\$ 970,926.25	\$ 17,802.50		\$ 988,728.75
6. <u>RV Wagoner</u>	\$ 1,356,960.00	\$ 24,228.50		\$ 1,381,188.50
7. <u>Kelpe Contracting</u>	\$ 1,468,550.70	\$ 28,500.00		\$ 1,497,050.70
8. <u>West Contracting</u>	\$ 1,272,008.50	\$ 19,943.00		\$ 1,291,951.50
9. <u>IM Marchwitz</u>	\$ 1,169,821.50	\$ 19,796.00		\$ 1,189,617.50
10. <u>E. Meier Contracting</u>	\$ 1,772,336.75	\$ 32,988.00		\$ 1,805,324.75

RESOLUTION

R18-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, TO ACCEPT THE LOW BID OF M & H CONCRETE CONTRACTORS IN THE AMOUNT OF NINE HUNDRED EIGHTY-EIGHT THOUSAND SEVEN HUNDRED TWENTY-EIGHT DOLLARS SEVENTY-FIVE CENTS (\$988,728.75) FOR STREET RECONSTRUCTION WITH A CONTINGENCY OF 7% OR SIXTY-NINE THOUSAND TWO HUNDRED ELEVEN DOLLARS AND ONE CENT (\$69,211.01) FOR A TOTAL OF ONE MILLION FIFTY-SEVEN THOUSAND NINE HUNDRED THIRTY-NINE DOLLARS SEVENTY-SIX CENTS (\$1,057,939.76).

WHEREAS, bids were duly advertised and publicly opened on February 8, 2018; and

WHEREAS, ten (10) bids were received, all of which were considered responsive; and

WHEREAS, M & H Concrete submitted the low bid in the amount of \$988,728.75; and

WHEREAS, M & H Concrete's references were complementary.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AS FOLLOWS: The City Manager is hereby authorized to accept the low bid of M & H Concrete in the amount of \$988,728.75; and

BE IT FURTHER RESOLVED that a 7% contingency is established in the amount of \$69,211.01 for a total cost of \$1,057,939.76.

Passed this day of , 2018

Barry Greenberg, Mayor

Attest:

Karen R. Scheidt, Deputy City Clerk

Approved this day of , 2018

Barry Greenberg, Mayor

Attest:

Karen R. Scheidt, Deputy City Clerk

INTEROFFICE MEMORANDUM

TO: Mayor & City Council

FROM: Martin J. Corcoran, City Manager

DATE: February 9, 2018

RE: Increase Number of Liquor Licenses

The city's present ordinance uses a formula to issue liquor licenses based on population. Presently, our existing ordinance provides that no more than one license to sell intoxicating liquor by the drink for consumption on the premises can be issued for every 200 inhabitants or a fraction thereof; thus, the city is allowed to issue 41 licenses. The ordinance also states that no more than one-fourth of the above described licenses shall be issued to establishments that are not considered restaurants which means presently, we can issue up to 11 non-restaurant type liquor licenses. We presently have 11 of those licenses issued and no room to issue additional licenses. These licenses are going to places like Bolyard's Meat & Provisions, Side Project Brewing, Larder & Cupboard, Hart Catering, etc. We presently have 17 restaurant liquor licenses issued.

I am proposing that we change our liquor license ordinance so that it is based on one liquor license for every 150 inhabitants; thus, the city would be able to issue up to 53 liquor licenses of which I am recommending one-third of the licenses could be for non-restaurants which would then equal 18 non-restaurant type liquor licenses.


Martin J. Corcoran
City Manager

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING ORDINANCE 5573, AS AMENDED, BY AMENDING CHAPTER 8, ALCOHOLIC BEVERAGES, ARTICLE 2, DIVISION 2, SECTION 8-69, NUMBER OF INTOXICATING LIQUOR LICENSES LIMITED.

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

Section I. Ordinance 5573, the Maplewood Code of Ordinances, as amended, is hereby amended by amending Chapter 8, Alcoholic Beverages, Article 2, Division 2, Section 8-69, Number of Intoxicating Liquor Licenses Limited, Paragraph A, to read as follows:


No more than one license to sell intoxicating liquor by the drink for consumption on the premises where sold in the city shall be granted for every 200 inhabitants of the city or any fractional part thereof. No more than one-half of the above described licenses shall be issued to establishments which do not meet the following criteria:

- (1) is licensed as a restaurant
- (2) derives over 50% of their income from the sale of food
- (3) has dining room seating exclusive of any separate bar area seating for 40 or more patrons.

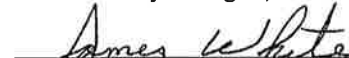
Section II. This ordinance shall be in full force and effect fifteen (15) days after its passage and approval.

Passed this 13th day of August, 2013


James White, Mayor

Attest: 
Karen R. Scheidt, Acting City Clerk

Approved this 13th day of August, 2013


James White, Mayor

Attest: 
Karen R. Scheidt, Acting City Clerk

BILL NO.

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, AMENDING ORDINANCE 5573, AS AMENDED, BY AMENDING CHAPTER 8, ALCOHOLIC BEVERAGES, ARTICLE 2, DIVISION 2, SECTION 8-69, NUMBER OF INTOXICATING LIQUOR LICENSES LIMITED.

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

Section I. Ordinance 5573, the Maplewood Code of Ordinances, as amended, is hereby amended by amending Chapter 8, Alcoholic Beverages, Article 2, Division 2, Section 8-69, Number of Intoxicating Liquor Licenses Limited, Paragraph A, to read as follows:

No more than one license to sell intoxicating liquor by the drink for consumption on the premises where sold in the city shall be granted for every 150 inhabitants of the city or any fractional part thereof. No more than one-third of the above described licenses shall be issued to establishments which do not meet the following criteria:

- (1) is licensed as a restaurant
- (2) derives over 50% of their income from the sale of food
- (3) has dining room seating exclusive of any separate bar area seating for 40 or more patrons.

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

Passed this day of

Barry Greenberg, Mayor

Attest:

Karen R. Scheidt, Deputy City Clerk

Approved this day of

Barry Greenberg, Mayor

Attest:

Karen R. Scheidt, Deputy City Clerk

BILL NO. 6085

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MISSOURI, GRANTING A CONDITIONAL USE PERMIT TO ELLIS ATHANAS TO ALLOW SHORT TERM RENTALS AT 7553 WOODLAND AVENUE.

WHEREAS, Ellis Athanas applied to the City Council of the City of Maplewood, Missouri for a Conditional Use Permit as provided in Section 56-877 of the Maplewood Code of Ordinances, to allow short term rentals at 7553 Woodland Avenue subject to City of Maplewood ordinances #5784 and #5785; and

WHEREAS, the Plan and Zoning Commission recommended approval of this proposed Conditional Use Permit at their February 12, 2018, meeting by a vote of 6 ayes, 0 nays, 1 absent; and

WHEREAS, the City Council held a public hearing on this conditional use permit at their February 27, 2018 Council meeting.

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

Section I. Ellis Athanas is hereby granted a Conditional Use Permit to allow short term rentals at 7553 Woodland Avenue.

Section II. The Conditional Use Permit is granted subject to all rules and regulations and to conditions set forth for the property described in Section I. as follows:

- (A) Permitted and Conditional Uses: The uses permitted in this Conditional Use Permit shall be as follows:
- 1) All permitted land uses in the SR Single Family Residential District.
 - 2) Short term rentals as per the requirements of the City of Maplewood Codes and Ordinances.

Section III. Any expansion or alteration of use, structure or site must be approved by the Plan and Zoning Commission prior to the issuance of a building permit.

Section IV. The permittee shall, within 30 days, give written acceptance to the terms of this ordinance to the City Council.

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

Passed this day of 2018

Barry Greenberg, Mayor

Attest:

Karen Scheidt, Deputy City Clerk

Approved this day of 2018

Barry Greenberg, Mayor

Attest:

Karen Scheidt, Deputy City Clerk

FINDINGS OF FACT

The Mayor and City Council make the following findings of fact for the petition for a Conditional Use Permit to allow a short term rental at 7553 Woodland Avenue:

- a. The proposed use complies with all applicable provisions of the Zoning Code.
- b. The proposed use will contribute to and promote the community welfare and convenience.
- c. The proposed use will not cause substantial injury to the value of neighboring property.
- d. The proposed use does comply with the overall neighborhood development plan and existing zoning provisions.
- e. The proposed use will provide, if applicable, off-street parking and loading areas in accordance with the standards of the Zoning Code.
- f. The proposed use will not substantially increase traffic hazards.
- g. The proposed use will not substantially increase fire hazards.
- h. The proposed use will not overtax public utilities.
- i. The proposed use will not place an undue burden on municipal services.