



**MINUTES OF THE PUBLIC HEARING OF
TUESDAY, FEBRUARY 20, 2018
AT 200 HIGHLANDS BOULEVARD DRIVE
REGARDING A REQUEST FOR A SPECIAL USE PERMIT
FOR A RESTAURANT SERVING ALCOHOL AT 14234 MANCHESTER ROAD**

Mayor David L. Willson called the Public Hearing of the Board of Aldermen to order at 7:00 p.m.

Roll call showed those present were Alderman Clement, Alderman Nolte, Alderman Hamill, Alderman Ottenad, Alderman Baumann, Alderman Diehl, and Mayor Willson. Attorney Gunn was absent. A quorum was present.

The following notice of the public hearing was then read:

“The City of Manchester Board of Aldermen shall hold a public hearing on Tuesday, February 20, 2018 at 7:00 p.m. at the Manchester Police Facility, 200 Highlands Boulevard Drive, to consider the following:

CASE #17-SUP-006 – Santa Fe Farms, LLC, on behalf of LLS Holdings LLC, owner, is seeking approval of a Special Use Permit for a restaurant that serves alcohol by the glass for El Toluco Taqueria & Grocery, located at 14234 Manchester Road, in the C-1 Commercial Zoning District.”

Mayor Willson advised that first the proponents would speak, then the opponents, and comments from the public, followed by questions from the members of the Board of Aldermen or the City staff.

Speaking as a proponent, Maggie Pizarro stated that they want to serve alcohol by the glass, just wine and beer.

There were no opponents, no questions from the Board of Aldermen or City staff, and no comments from the public.

Alderman Clement stated that the Planning and Zoning Commission recommended this Special Use Permit to the Board of Aldermen.

Mayor Willson closed the public hearing at 7:05 p.m.

Respectfully submitted,

Ruth E. Baker, MMC/MPCC
City Clerk

***Note:** This is a journal of the Public Hearing held February 20, 2018 regarding a Request for a Special Use Permit for a restaurant serving alcohol at 14234 Manchester Road, (summary); not a verbatim transcript. If a recording of the public hearing is desired, please contact City Hall.*



**MINUTES OF THE REGULAR BOARD OF ALDERMEN MEETING
TUESDAY, FEBRUARY 20, 2018
AT 200 HIGHLANDS BOULEVARD DRIVE**

1. CALL TO ORDER

Mayor David L. Willson called the Regular Board of Aldermen meeting to order at 7:05 p.m.

2. ROLL CALL AND STATEMENT OF QUORUM

Roll call showed those present were Alderman Clement, Alderman Nolte, Alderman Hamill, Alderman Ottenad, Alderman Baumann, Alderman Diehl, and Mayor Willson. Attorney Gunn was absent. A quorum was present.

3. APPROVAL OF THE MINUTES:

a. Minutes of the Monday, February 5, 2018 Regular Board of Aldermen meeting

Alderman Clement made the motion to approve the Minutes of the Monday, February 5, 2018 Regular Board of Aldermen meeting. The motion was seconded by Alderman Nolte and carried unanimously, without objection.

4. ESTABLISHMENT OF ORDER OF ITEMS ON THE AGENDA

Alderman Clement made the motion to approve the Order of Items on the Agenda as presented. The motion was seconded by Alderman Hamill and carried unanimously, without objection.

5. CONSIDERATION OF PETITIONS AND COMMENTS FROM THE PUBLIC

a. Comments from the Public

There were none.

6. REPORTS FROM THE MAYOR

a. Mayoral Report

Mayor Willson stated that Alderman Baumann wanted to make a comment.

Alderman Baumann invited everyone to attend the BeerFest on May 12 from 4:00 p.m. until 7:00 p.m. at Schroeder Park. He stated that there will be plenty of different breweries at the BeerFest. The cost is \$25 in advance. The VIP is from 3:00 until 4:00 p.m. He said the maximum capacity is 800 people compared to 675 last year.

Mayor Willson reported that on February 9, City Administrator Larry Perney and he went to the Parkway School District meeting. He said there are six Parkway schools in Manchester. At the meeting, Parkway officials discussed the bond issue, saying that some buildings that are 50-60 years old need repairs. They talked about the demographics; some schools are reaching capacity because of additional students from some of the Catholic schools, so they see their attendance rising.

Mayor Willson stated there was a Planning and Zoning meeting on February 12, and Alderman Clement would be giving a report on that meeting.

Mayor Willson stated that there was a staff meeting at the Parks Building on Thursday, and that same evening, the Queeny Township hosted a candidate forum.

Mayor Willson added that on February 16, he attended the Government Affairs and Transportation Commission (GATC) meeting at the St. Louis County Police location, along with Chief Walsh and City Administrator Perney.

7. REPORTS FROM THE CITY ADMINISTRATOR

- a. List of Paid Bills (Warrant dates of February 4 – February 17, 2018)

There were no questions.

8. REPORTS FROM COMMITTEES

- a. Planning and Zoning Commission

Alderman Clement stated on February 12, there was a site plan for a front porch, deck and renovation on Hannafield Court. There was also a site plan for a home on John Ryan Lane, the new development off Big Bend. There was also a request from Sean Flower requesting a boundary adjustment for the new development on Sulphur Spring Road; that will come to the Board of Aldermen at the next meeting.

9. ACTION ON OLD BILLS

- a. There were none.

10. INTRODUCTION OF NEW BILLS

- a. RESOLUTION APPROVING SUBMISSION OF GRANT APPLICATION FOR ENFORCEMENT OF DRIVING WHILE INTOXICATED VIOLATIONS

Alderman Baumann read Proposed Resolution # 18-0620, entitled: "A RESOLUTION APPROVING THE SUBMISSION TO THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION OF AN APPLICATION FOR A HIGHWAY SAFETY TRAFFIC ENFORCEMENT GRANT FOR FUNDING IN AN AMOUNT NOT TO EXCEED FOUR THOUSAND DOLLARS (\$4,000.00) FOR ENFORCEMENT OF DRIVING WHILE INTOXICATED VIOLATIONS IN THE CITY OF MANCHESTER", by title only.

Alderman Baumann asked if this grant is something that the State of Missouri wants to stop funding for.

Chief Walsh stated that these grants have existed for a number of years.

City Administrator Perney said that there was one grant that was defunded, he believed it was for sobriety checkpoints.

Alderman Baumann made a motion for approval of Resolution # 18-0620. The motion was seconded by Alderman Clement and carried unanimously, without objection.

b. RESOLUTION APPROVING SUBMISSION OF GRANT APPLICATION FOR ENFORCEMENT OF HAZARDOUS MOVING VIOLATIONS

Alderman Ottenad read Proposed Resolution # 18-0621, entitled: "A RESOLUTION APPROVING THE SUBMISSION TO THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION OF AN APPLICATION FOR A HIGHWAY SAFETY TRAFFIC ENFORCEMENT GRANT FOR FUNDING IN AN AMOUNT NOT TO EXCEED SEVEN THOUSAND DOLLARS (\$7,000.00) FOR ENFORCEMENT OF HAZARDOUS MOVING VIOLATIONS IN THE CITY", by title only.

Alderman Ottenad made a motion for approval of Resolution # 18-0621. The motion was seconded by Alderman Clement and carried unanimously, without objection.

c. BILL APPROVING A SPECIAL USE PERMIT REQUEST FOR A RESTAURANT THAT SERVES ALCOHOL AT 14234 MANCHESTER ROAD

Alderman Hamill introduced Bill # 18-2323, entitled: "AN ORDINANCE CREATING A SPECIAL USE PERMIT AND GRANTING THE SAME TO SANTA FE FARM, LLC TO OPERATE A RESTAURANT WITH COCKTAIL LOUNGE SELLING LIQUOR BY THE DRINK FOR CONSUMPTION ON THE PREMISES AT 14234 MANCHESTER ROAD, AS PROVIDED FOR IN SECTION 405.240(C)(16) OF THE CODE OF ORDINANCES OF THE CITY OF MANCHESTER", by title only.

No further action at this time.

11. MISCELLANEOUS

a. Comments from the Public

There were none.

12. EXECUTIVE SESSION:

a. Closed Session: Pursuant to Section 610.021 (1) of the Revised Statutes of the State of Missouri pertaining to confidential or privileged communications between a public governmental body or its representatives and its attorneys.

Alderman Hamill made the motion to go into Closed Session: Pursuant to Section 610.021 (1) of the Revised Statutes of the State of Missouri pertaining to confidential or privileged communications between a public governmental body or its representatives and its attorneys.

The motion was seconded by Alderman Clement.

A poll of the Board showed:

Alderman Diehl - aye
Alderman Baumann - aye
Alderman Ottenad - aye
Alderman Clement - aye
Alderman Nolte – aye
Alderman Hamill – aye

Mayor Willson announced the vote passed 6 – 0, with no objections from the Board.

13. ADJOURNMENT

At 8:03 p.m., after the Executive Session, there being no further business, Alderman Hamill made the motion to adjourn. The motion was seconded by Alderman Clement and carried unanimously, without objection. The meeting adjourned at 8:03 p.m.

Respectfully submitted,

Ruth E. Baker, MMC/MPCC
City Clerk

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