THE MINUTES OF THE 1658th
MEETING OF THE CITY COUNCIL
OF THE CITY OF OVERLAND, MISSOURI,
HELD ON JUNE 12, 2023, AT 6:00 P.M.

EXECUTIVE SESSION
Councilman Bennett made a motion to go into Executive Session for the purpose of personnel in accordance with RSMO 610.021(3). Councilman Wroblewski seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

CALL TO ORDER
Mayor Little called the meeting to order at 6:00 p.m.

ROLL CALL
Ruckman       Jones
Wroblewski   Requejo
Furnace        Barnard
Stiebel       Bennett

PLEDGE OF ALLEGIANCE

REMEMBRANCE OF SERVICEMEMBERS AND FIRST RESPONDERS

COMMUNITY ANNOUNCEMENTS

APPROVAL OF MINUTES
May 22, 2023, City Council Meeting
Councilwoman Requejo seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

May 22, 2023, City Council Work Session
Councilwoman Ruckman made a motion to approve the May 22, 2023, Council Work Session minutes as presented. Councilman Wroblewski seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

APPROVAL OF BILLS
Councilwoman Jones made a motion to approve the bills as presented Councilwoman Requejo seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.
Councilman Wroblewski recused himself from any discussion or decision related to 2554 and 2562 Woodson Road, due to his interest in the properties.

Councilman Bennett recused himself from any discussion or decision related to 2554 and 2562 Woodson Road, due to his interest in the properties.

- 1525 Woodson Road – Conditional Use Permit/Site Plan Review – automotive repair facility (Dallas Trailer Repair Co. Inc.)
  - Days and hours of operation: Seven (7) days/week, twenty-four (24) hours/day
  - Total number of employees: five (5) full time employees
  - No outside storage
  - Three (3) company owned light duty trucks will be parked overnight at the property:
    - Ford F150
    - Ford F250
    - Isuzu NPR

- 2554 Woodson Road – Conditional Use Permit/Site Plan Review – health & fitness center (Elements of Wellness LLC dba Elements of Wellness Crossfit)
  - Days and hours of operation:
    - Monday – Friday: 5:00 a.m. – 8:00 p.m.
    - Saturday: 7:00 a.m. – 5:00 p.m.
  - Total number of employees: owner/operated.
  - The maximum participant limit is fifteen (15) per class.
  - No outside storage
  - No overnight parking

- 2562 Woodson Road – Conditional Use Permit/Site Plan Review – convenience store with prepackaged food sales (The Sweet Shack)
  - Days and hours of operation:
    - Monday – Friday: 10:00 a.m. – 7:30 p.m.
    - Saturday: 9:00 a.m. – 7:30 p.m.
    - Sunday: 9:00 a.m. – 5:30 p.m.
  - Total number of employees: owner/operator
  - No outside storage
  - No overnight parking
• **R2023-40 – Records Scheduled for Destruction**
  Councilwoman Requejo made a motion to approve R2023-40 as presented. Councilwoman Jones seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-41 – Liquor License Renewals**
  Councilwoman Jones made a motion to approve R2023-41 as presented. Councilman Bennett seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-42 – Contract: Group Long Term Disability Insurance (Standard)**
  Councilman Wroblewski made a motion to approve R2023-42 as presented. Councilwoman Ruckman seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-43 – Contract: Group Life Insurance (Standard)**
  Councilman Bennett made a motion to approve R2023-43 as presented. Councilwoman Jones seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-44 – Contract: Purchase of Modular Furniture**
  Councilman Wroblewski made a motion to approve R2023-44 as presented. Councilwoman Jones seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-45 – Contract: Demo Mansion/Chapel at Wild Acres Park**
  Councilman Bennett made a motion to approve R2023-45 as presented. Councilwoman Jones seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-46 – Reject Bids: Interior Renovation of City Hall and Police Station**
  Councilwoman Jones made a motion to approve R2023-46 as presented. Councilman Bennett seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.
• **R2023-47 – Amend FY2022/2023 CIF Budget: Woodson Road NOVACHIP**
 Councilman Wroblewski made a motion to approve R2023-47 as presented. Councilwoman Requejo seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-48 – Contract: Asphalt Paving Services: Wismer and Tudor Avenues**
 Councilman Bennett made a motion to approve R2023-48 as presented. Councilwoman Jones seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

• **R2023-49 – Amend FY2022/2023 CIF & Park Funds – Gutters at City Facilities**
 Councilwoman Requejo made a motion to approve R2023-49 as presented. Councilman Bennett seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

**Ordinances**

• **Bill 10-2023 – Zoning Amendment: 10490 Canter Way**
 Councilwoman Requejo made a motion to bring Bill 10-2023 to the table for second reading by title only, and open discussion. Councilman Wroblewski seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

City Attorney Bond read Bill 10-2023 in the short form a second time.

Councilwoman Jones asked if these would these be condos, homes, or apartments.

Mr. Brian Monday stated the plan is to sell these individually as condominiums. He stated after his meeting with the fire district, he will be moving to a ranch style, versus a two story. The homes would still be three bedrooms with two bathrooms.

City Attorney Joe Bond stated this is simply rezoning. A duplex would be approved under R-6. A three- or four-unit building would require a conditional use permit.

Councilwoman Jones made a motion to approve Bill 10-2023, "An Ordinance By The City Council Of The City Of Overland, Missouri, Amending Chapter 400, The Zoning Code Of The City Of Overland, By Amending The Official Zoning Map To
Rezone The Property Located At 10490 Canter Way (Parcel Locator 15M640640), From R-3 (Single Family Residential) To R-6 (Condominium)” as Ordinance #2023-12. Councilman Bennett seconded. The vote was polled as follows: Ruckman – no; Wroblewski – no; Furnace – no; Stiebel – no; Jones – yes; Requejo – no; Barnard – no; and Bennett – no. Motion failed.

STAFF REPORT

RESIDENTS COMMENTS

REPORT OF THE CITY COUNCIL

REPORT OF THE MAYOR

ADJOURNMENT
There being no further business to discuss Councilwoman Requejo made a motion to adjourn. Councilwoman Jones seconded. The vote was polled as follows: Ruckman – yes; Wroblewski – yes; Furnace – yes; Stiebel – yes; Jones – yes; Requejo – yes; Barnard – yes; and Bennett – yes. Motion carried.

ATTEST:

MAYOR

CITY CLERK
THE MINUTES OF WORK SESSION OF THE CITY COUNCIL
OF THE CITY OF OVERLAND HELD ON MONDAY, JUNE 12, 2023,
IMMEDIATELY FOLLOWING THE REGULAR MEETING IN THE
COUNCIL CHAMBERS AT 9119 LACKLAND ROAD, OVERLAND, MO

CALL TO ORDER
Mayor Little called the Work Session to order at 7:03 p.m.

ROLL CALL
Ruckman, Jones
Wroblewski, Requejo
Furnace, Barnard
Stiebel, Bennett

DISCUSSION: FY2023/2024 Proposed Budgets
City Administrator McConachie provided a final review of the proposed FY2023/2024 Budgets.

There was no discussion or question presented about the proposed FY2023/2024 budgets.

DISCUSSION: Administrative Warrants
City Administrator McConachie the proposed Administrative Warrant ordinance

Discussion took place regarding the changes from the previous drafts of this ordinance.

DISCUSSION: Liquor Code Revisions
Councilwoman Requejo recused herself from the discussion and left the dais.

City Administrator McConachie reviewed proposed Liquor Code revisions.

City staff will create further definitions, separating and defining liquor stores, from convenience/gas stations, and supermarkets. Additionally, a separate microbrewery license is to be developed. Further discussion took place regarding event tasting and package sales licenses after an inquiry for the Overland Farmers Market.

Quadricycle Licensing
City Administrator McConachie reviewed the proposed quadricycle ordinance.

Mayor Little asked if there is an interest in moving forward with this kind of legislation. A majority stated they would be in support.
Discussion took place regarding lighting and safety equipment, routes, and music.

ADJOURNMENT
There being no further business to discuss, Councilman Bennett made a motion to adjourn. Councilwoman Jones seconded. The vote was recorded as follows: Ruckman — yes, Wroblewski — yes, Furnace — yes, Stiebel — yes, Jones — yes; Barnard — yes, and Bennett — yes. Motion carried.