

THE CITY OF CLAYTON

Board of Aldermen
Virtual Zoom Meeting
September 22, 2020
7:15 p.m.

Minutes

NOTE: In accord with the provisions of Section 610.015, RSMo., and multiple declarations of emergency at every level of government, and the prohibition of large gatherings due to the Coronavirus pandemic, normal requirements for voting in the Board meeting were suspended. Accordingly, votes were taken as if all Board members were physically present and in attendance at the meeting.

Mayor Harris called the meeting to order and requested a roll call. The following individuals were in attendance:

The following individuals attended the meeting by videoconferencing at all times unless otherwise noted.

Aldermen: Joanne Boulton, Rich Lintz, Ira Berkowitz, Bridget McAndrew, Susan Buse, Dan Sokol, and Mayor Michelle Harris

City Manager David Gipson
City Attorney Kevin O'Keefe
City Clerk June Frazier

**Motion made by Alderman Berkowitz to approve the September 8, 2020 minutes.
Alderman Lintz seconded.**

Motion to approve the minutes passed unanimously on a voice vote.

PUBLIC REQUESTS AND PETITIONS

Mayor Harris took a moment to remember Ruth Bader Ginsberg, Supreme Court Justice.

Mayor Harris welcomed and introduced the 2020-2021 Mayor's Youth Advisory Council members: Shane LaGessee, Sabrina Kronemar, Sasha Keller, Willa Stine, Suchir Tumuluru, Joey Sparks, Cece Cohen, Nell Coble, John Woodworth, Larry Quian, Zach Wang, Phoebe Martyn, Sam Illivicky, and Eliot Blackmoore; Adult Sponsor Cheryl Redohl, Jenny Abeles, and Kate Lyons.

A PUBLIC HEARING AND A RESOLUTION TO CONSIDER APPROVING A CONDITIONAL USE PERMIT FOR THE CONTINUED OPERATION OF A HOTEL TO BE KNOWN AS SILVERWEST-I CLAYTON, LLC, D/B/A LE MERIDIEN ST. LOUIS CLAYTON, LOCATED AT 7730 BONHOMME AVENUE

Mayor Harris opened the Public Hearing and requested proof of publication.

City Manager Gipson reported that this is an application submitted by Andrew Hargis, owner, Silverwest-I Clayton, LLC, d/b/a Le Meridien St. Louis Clayton, for a Conditional Use Permit to allow the operation of a 300,320 square-foot hotel.

Board of Aldermen consideration of this request is necessary because a hotel has been operating at this location for many years, beginning prior to the City's requirement for Conditional Use Permits for hotels. The facility has now come under new ownership and that has triggered the need to bring the existing hotel into conformance with the Zoning Regulations.

Andrew Hargis, Silverwest-I Clayton, LLC, d/b/a Le Meridien St. Louis Clayton, attended the meeting via videoconferencing to answer questions from the Board.

Mayor Harris closed the Public Hearing.

Motion made by Alderman Boulton to approve Resolution No. 2020-13, granting a Conditional Use Permit for Silverwest-I Clayton, LLC, d/b/a Le Meridien Hotel located at 7730 Bonhomme Avenue. Alderman Lintz seconded.

The motion passed unanimously on a voice vote.

PUBLIC HEARING AND A RESOLUTION TO CONSIDER APPROVING A CONDITIONAL USE PERMIT FOR A RESTAURANT AT 7730 BONHOMME AVENUE D/B/A CAFÉ LA VIE LOCATED WITHIN THE LE MERIDIEN HOTEL

Mayor Harris opened the Public Hearing and requested proof of publication.

City Manager Gipson reported that this is a public hearing to consider an application for a Conditional Use Permit submitted by Andrew Hargis of Silverwest-I Clayton, LLC, d/b/a Le Meridien St. Louis Clayton, hotel owner, to allow for the operation of a 4,000 square foot restaurant within the Le Meridien Hotel.

Café la Vie restaurant will be open seven (7) days a week from 5:00 a.m. until 2:00 a.m. The restaurant will provide seating for 120 patrons and will feature a three-meal full course menu servicing the hotel guests, a café and a full bar, and will be open to the public.

Andrew Hargis, Silverwest-I Clayton, LLC, d/b/a Le Meridien St. Louis Clayton, attended the meeting via videoconferencing to answer questions from the Board.

Andrew Hargis, Silverwest-I Clayton, LLC, d/b/a Le Meridien St. Louis Clayton, attended the meeting via videoconferencing to answer questions from the Board.

Mayor Harris closed the Public Hearing.

Motion made by Alderman Boulton to approve Resolution No. 2020-14, granting a Conditional Use Permit for Café la Vie Restaurant located at 7730 Bonhomme Avenue. Alderman Lintz seconded.

The motion passed unanimously on a voice vote.

AN ORDINANCE SETTING THE TAX YEAR 2020 PROPERTY TAX LEVIES FOR FISCAL YEAR 2021 BUDGET – 2ND READING

City Manager Gipson reported that since the previous meeting the City just received assessed value information now that the Board of Equalization process is complete and have updated our calculations accordingly as shown in the Board packet. In general, the assessed values decreased from the Board of Equalization process and new construction amounts increased. The levies have been revised to reflect these values and the recoupment calculations. There will need to be an amendment to the ordinance to accept these changes from the previous reading.

Motion made by Alderman Boulton to amend and accept the changes as presented for Bill No. 6804, an ordinance Setting the Property Tax Levies for Tax Year. Alderman Lintz seconded.

The motion passed unanimously on a voice vote.

Alderman Boulton introduced Bill No. 6804, an ordinance Setting the Property Tax Levies for Tax Year 2020 as amended to be read for the second time by title only. Alderman Lintz seconded.

City Attorney O’Keefe reads Bill No. 6804, second reading, an ordinance Levying and Establishing the Rate of Annual Taxes for General Municipal Purposes; Police Building Debt Service; General Obligation Debt Service; and Special Business District Purposes to be Collected by the City of Clayton, Missouri, for the Year 2020, Including Resetting Certain Tax Rates to the Voter-Approved Tax Rate Ceiling and Articulating Reasons for Doing So by title only.

The motion passed on a roll call vote: Alderman Boulton – Aye; Alderman Lintz – Aye; Alderman Berkowitz – Aye; Alderman McAndrew – Aye; Alderman Buse – Aye; Alderman Sokol – Aye; and Mayor Harris – Aye. The bill, having received majority approval was adopted and became Ordinance No. 6665 of the City of Clayton.

AN ORDINANCE TO CONSIDER APPROVING THE PROPOSED FISCAL YEAR 2021 OPERATING AND CAPITAL IMPROVEMENTS BUDGET

City Manager Gipson reported that as part of the budget process, the Board held a public hearing seeking public input on September 8, 2020 prior to formal budget adoption.

The Board reviewed the proposed budget during a public meeting on August 21, 2020 and no changes were made to the budget submitted.

Alderman Boulton introduced Bill No. 6805, an ordinance to adopt the FY2021 Operating and Capital Improvement Budget to be read for the second time by title only. Alderman Lintz seconded.

City Attorney O’Keefe reads Bill No. 6805, second reading, an ordinance Adopting an Annual Budget for Fiscal Year 2021 Commencing on October 1, 2020 by title only.

The motion passed on a roll call vote: Alderman Boulton – Aye; Alderman Lintz – Aye; Alderman Berkowitz – Aye; Alderman McAndrew – Aye; Alderman Buse – Aye; Alderman Sokol – Aye; and Mayor Harris – Aye. The bill, having received majority approval was adopted and became Ordinance No. 6666 of the City of Clayton.

A RESOLUTION TO CONSIDER ACCEPTING THE CARES ACT FUNDING FROM ST. LOUIS COUNTY AND INDEMNIFYING THE COUNTY REGARDING THIS DISTRIBUTION

City Manager Gipson reported that the City has received information from St. Louis County that they are initiating a program to distribute \$47 million of their CARES Act funds to municipalities on a per capita basis. The City of Clayton is eligible to receive up to \$1,096,141. The County states that they have plans to send 50% of the eligible amount to cities in the very near future.

This grant of federal funds requires substantial documentation to be submitted to the County regarding reimbursable expenditures. The full process and requirements have been issued by the County and there remain outstanding questions as to the items which would be approved for reimbursement. We believe those issues will be resolved in the next few weeks with assistance from the St. Louis County Municipal League.

The City is required to pass this resolution and submit additional forms to the County by October 1, 2020, to participate in this program. While there remain outstanding issues, the City is not harmed in any way by submitting our request to participate in the program now.

Motion made by Alderman Boulton to approve Resolution No. 2020-15, to accept the CARES Act Funding from St. Louis County and to indemnify the County regarding this distribution. Alderman Lintz seconded.

The motion passed unanimously on a voice vote.

A MOTION TO CONSIDER APPROVING A LIQUOR LICENSE FOR CRESCENT HOTELS & RESORTS, LLC d/b/a LE MERIDIEN – ST. LOUIS LOCATED AT 7730 BONHOMME AVENUE

City Manager Gipson reported that On behalf of Silverwest-I Clayton, LLC, property owner of Le Meridien Hotel, Crescent Hotels & Resorts, LLC d/b/a Le Meridien Clayton – St. Louis (management of hotel, restaurant, and food & beverages) is requesting a liquor license to sell all kinds of intoxicating liquor at retail by the drink, including Sundays, at 7730 Bonhomme Avenue.

The Police Department has completed its review of the application and supports the issuance of the requested license. The Planning and Development department will be submitting the Conditional Use Permit (CUP) on the same Board of Aldermen agenda for approval.

Molly Pierson, corporate counsel for Crescent Hotels & Resorts, and Whitney Gillings, Bluebonnet Consulting, attended the meeting via videoconferencing to answer questions from the Board.

Motion made by Alderman Boulton to approve a liquor license for Crescent Hotels & Resorts, LLC d.b.a. Le Meridien Clayton – St. Louis. Alderman Lintz seconded.

The motion passed unanimously on a voice vote.

Other

Alderman Lintz reported:

- Plan Commission/ARB
 - Residence Inn project – reviewed plans and the Commission recommended that they come back with revised designs.

- Bemiston Place project – well received; 120 people attended (virtually) the community conference

Alderman McAndrew reported:

- Clayton Community Foundation
 - Discussion on fundraising efforts for Maryland Park
 - Holding an online event – subject is Ralph Clayton
 - Discussion on increasing more member recruitment/participation

Alderman Buse reported:

- CEC Subcommittees have been meeting and plan to bring recommendations to the Board soon.

Mayor Harris reported:

- working with Gary Carter and the County on ways to help small businesses
- meeting with Becky Patel regarding upcoming joint CCF meeting
- Meeting with Crescent residents regarding the lighting from the parking garages
- gave recognition to City Manager Gipson's birthday (9/23)

There being no further business the meeting adjourned at 8:05 p.m.

Mayor

ATTEST:

City Clerk