

THE CITY OF CLAYTON

City Council
In-Person and virtual Meeting
April 28, 2026 *1st Meeting*
7:02 p.m.

MINUTES

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

In person: Susan Buse, Becky Patel, Gary Feder, Rick Hummell, Jeff Yorg, and Mayor Bridget McAndrew.

Staff: City Manager Gipson, City Attorney O’Keefe, City Clerk Frazier, and Assistant City Manager Burr

Absent: Kami Waldman

OPEN FORUM

Nathan Mai-Lombardo, 829 Westwood Dr., 2W, addressed the Council announcing his candidacy for Missouri House District 99.

Natalie Dowd, 7536 Parkdale Avenue, Apt. 6, addressed the Council with concerns regarding the City’s use of Flock Safety cameras as related to security issues, misuse of information, and data sharing with other agencies.

Edward Fisher, 8100 Roxburgh, addressed the Council with concerns on the City’s use of Flock Safety cameras.

A PUBLIC HEARING AND A RESOLUTION FOR A CONDITIONAL USE PERMIT FOR 7645 WYDOWN BOULEVARD, RESTAURANT KNOWN AS GIGI’S CAFE

Mayor McAndrew 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 Tom McGraw on behalf of Box Hill Group-Hanley LLC for the operation of a café known as Gigi’s Cafe.

The subject property is located at the northeast corner of the intersection of Wydown Boulevard and South Hanley Road. The property has a zoning designation of M-1 Neighborhood Mixed-Use and is developed with a two-story mixed-use building. The subject tenant space is currently empty and was most recently occupied by Starbucks.

Anna Krane, Director of Planning, was present to answer questions.

The Council raised questions and concerns regarding operating hours.

Mayor McAndrew closed the public hearing.

Motion made by Councilmember Buse to postpone Resolution No. 2026-10, a request for Conditional Use Permit for 7645 Wydown Boulevard to the May 12, 2026 City Council meeting. Councilmember Patel seconded.

The motion passed unanimously (6-0) on a voice vote.

CONSENT AGENDA

1. Minutes – April 14, 2026
2. Motion - Certification of April 7, 2026, Election Results.

Motion made by Councilmember Buse to approve the Consent Agenda. Councilmember Patel seconded.

The motion passed on a roll call vote: Councilmember Buse – Aye; Councilmember Patel – Aye; Councilmember Feder – Aye; Councilmember Hummell – Aye; Councilmember Yorg – Aye; and Mayor McAndrew – Aye.

AN ORDINANCE FOR A PROFESSIONAL SERVICES AGREEMENT WITH LJC DESIGN AND ENGINEERING, INC. FOR DESIGN SERVICES RELATED TO THE WYDOWN MEDIAN RESTORATION PROJECT

City Manager Gipson reported that the Public Works Department is requesting approval of a professional services agreement with LJC Design and Engineering to provide professional design services for the Wydown Median Restoration Project.

The City issued a Request for Qualifications (RFQ) for professional design services for the project. Nine (9) firms submitted statements of qualifications. A five-member staff selection committee reviewed and evaluated the submittals and identified three firms for interviews. Following the interviews and final evaluation, LJC received the highest overall ranking and was identified as the preferred firm to provide professional design services for the project.

The City will seek reimbursement from the Federal Emergency Management Agency (FEMA) and the State Emergency Management Agency (SEMA) for up to 85% of eligible items during construction.

Matt Malick, Director of Public Works, addressed the Council to answer any questions.

Councilmember Buse introduced Bill No. 7150, approving a contract with LJC Design Services for the Wydown Median Restoration Project to be read for the first time by title only. Councilmember Patel seconded.

City Attorney O’Keefe reads Bill No. 7150, first reading, an Ordinance Approving a Professional Services Agreement with LJC Design and Engineering, Inc. for Design Services Related to the Wydown Median Restoration Project by title only.

The motion passed unanimously (6-0) on a voice vote.

Motion made by Councilmember Buse that the Council give unanimous consent to consideration for adoption of Bill No. 7150 on the day of its introduction. Councilmember Patel seconded.

The motion passed unanimously (6-0) on a voice vote.

Councilmember Buse introduced Bill No. 7150, approving a contract with LJC Design Services for the Wydown Median Restoration Project to be read for the second time by title only. Councilmember Patel seconded.

City Attorney O’Keefe reads Bill No. 7150, second reading, an Ordinance Approving a Professional Services Agreement with LJC Design and Engineering, Inc. for Design Services Related to the Wydown Median Restoration Project by title only.

The motion passed on a roll call vote: Councilmember Buse – Aye; Councilmember Patel – Aye; Councilmember Feder – Aye; Councilmember Hummell – Aye; Councilmember Yorg – Aye; and Mayor McAndrew – Aye. The bill, having received majority approval, was adopted, and became Ordinance No. 7011 of the City of Clayton.

OTHER

Councilmember Buse reported on the following:

- Bird Migration Day event will be held on May 9
- Ward 2 Coffee will be held on May 9 at Oak Knoll Park
- Sustainability Committee
 - Discussion on bird safe windows
 - Discussion on vehicle idling; start with the schools
- Cool Cities event
 - Discussion on communal purchasing ideas for solar panels; Webster Groves currently has a rebate program

Councilmember Patel reported on the following:

- Citizen conversations regarding the Wydown United Church electronic sign

Councilmember Feder reported on the following:

- Attended the 2026 CRE Summit at Washington University
 - Discussions/presentations on several issues (crime, data centers, federal/state legislation, affordable housing)
- Clayton Community Foundation Executive Committee
- Economic Development Committee
 - 3 subcommittees have been formed; (small business incentives, tax incentives, and parking)

Councilmember Hummell reported on the following:

- Concordia Seminary was scheduled to hold its 100th Anniversary yesterday, but due to the weather the event was cancelled

Councilmember Yorg reported on the following:

- Citizen Finance Committee met on 4/24
 - Discussion on current revenue options, city expenses

- Fire Training Facility ribbon cutting event

Motion made by Councilmember Buse to adjourn sine die. Councilmember Patel seconded.

The motion passed unanimously on a voice vote (6-0).

There being no further discussion, the City Council adjourned at 7:59 p.m.

Mayor

ATTEST:

City Clerk

THE CITY OF CLAYTON

City Council
In-Person and virtual Meeting
April 28, 2026 *2nd Meeting*
7:54 p.m.

MINUTES

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

In person: Susan Buse, Becky Patel, Gary Feder, Jeff Yorg, Betsy Weyland-Smith, and Mayor Bridget McAndrew.

Staff: City Manager Gipson, City Attorney O’Keefe, City Clerk Frazier, and Assistant City Manager Burr

Absent: Kami Waldman

OPEN FORUM

None

AN ORDINANCE FOR A CONTRACT WITH EXECUTIVE WOOD PRODUCTS FOR THE COUNCIL CHAMBERS SECURITY PROJECT

Assistant City Manager Burr reported that staff request approval of a contract with Executive Wood Products for the procurement, design, fabrication, and installation services of ballistic-resistant paneling within the City Hall Council Chambers. The purpose of this project is to enhance occupant safety by installing ballistic protection discreetly within the chamber while maintaining a professional appearance, structural integrity, and aesthetic consistency with the current chamber furnishings. Funding for this project is not included in the FY26 budget and will be included in a future a budget amendment.

Councilmember Buse introduced Bill No. 7153, approving a contract with Executive Wood Products for the 10 N. Bemiston Avenue Council Chambers Security Project to be read for the first time by title only. Councilmember Patel seconded.

City Attorney O’Keefe reads Bill No. 7153, first reading, an Ordinance Approving a Contract with Executive Wood Products for the Council Chambers Security Project by title only.

The motion passed unanimously (6-0) on a voice vote.

Motion made by Councilmember Buse that the Council give unanimous consent to consideration for adoption of Bill No. 7153 on the day of its introduction. Councilmember Patel seconded.

The motion passed unanimously (6-0) on a voice vote.

Councilmember Buse introduced Bill No. 7153, approving a contract with Executive Wood Products for the 10 N. Bemiston Avenue Council Chambers Security Project to be read for the second time by title only. Councilmember Patel seconded.

City Attorney O’Keefe reads Bill No. 7153, second reading, an Ordinance Approving a Contract with Executive Wood Products for the Council Chambers Security Project by title only.

The motion passed on a roll call vote: Councilmember Buse – Aye; Councilmember Patel – Aye; Councilmember Feder – Aye; Councilmember Yorg – Aye; Councilmember Meyland-Smith – Aye; and Mayor McAndrew – Aye. The bill, having received majority approval, was adopted, and became Ordinance No. 7012 of the City of Clayton.

Motion made by Councilmember Buse to adjourn the meeting. Councilmember Patel seconded.

The motion passed unanimously on a voice vote (6-0).

There being no further discussion, the City Council adjourned at 7:59 p.m.

Mayor

ATTEST:

City Clerk