

CITY OF SUNSET HILLS  
BOARD OF ALDERMEN  
A G E N D A  
SEPTEMBER 14, 2021  
6:00 P.M.

A meeting of the Board of Aldermen was called by Mayor Patricia Fribis and will be held  
in the  
Robert C. Jones Auditorium at City Hall, 3939 S. Lindbergh Boulevard

Public comments will be taken at the meeting, however, if you are unable to attend and wish to submit comments to be read aloud into the record on any topics other than the public hearings, please submit them in writing to [bgillett@sunset-hills.com](mailto:bgillett@sunset-hills.com) no later than 4 pm on Tuesday, September 14, 2021. All submittals must include your name and address. Comments must not contain vulgar language or exceed three minutes in duration.

For those who wish to watch the meeting remotely, you may use the link below. Please note that we are not currently able to accommodate participation from the public through this forum. Viewers will only be able to see and hear the live meeting.

[Join Zoom Meeting](#)

<https://us02web.zoom.us/j/82706052183?pwd=REtGQkw0cmh4dit4czAyY3pzSUI0Zz09>

Or you can dial in at 312-626-6799

Meeting ID: 827 0605 2183

Passcode: 945565

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. APPROVAL OF THE AGENDA
4. APPROVAL OF MINUTES

Approval of the minutes of the August 24, 2021 special session meeting

Documents:

[MINUTES BOA AUGUST 24 2021 DRAFT \(2\).PDF](#)

5. PROCLAMATIONS

- a) Proclaiming September 14, 2021 as Bob Althoff Day
- b) Proclaiming the week of September 17-23, 2021 as "Constitution Week"

Documents:

[PROCLAMATION - BOB ALTHOFF 2.PDF](#)

[PROCLAMATION - DAR VERSION CONSTITUTION WEEK 2021.PDF](#)

6. CONSENT AGENDA

- a) Bills to be approved
- b) Request by Vetta Sunset LLC for a full liquor license with Sunday sales at 10911 Gravois Industrial Court

Documents:

[CONSENT AGENDA EXPENSE APPROVAL REPORT.PDF](#)

[CONSENT AGENDA VETTA LIQUOR LICENSE APPLICATION.PDF](#)

7. PUBLIC HEARINGS

Public Hearing: The Board will consider a petition for a Text Amendment submitted by the City of Sunset Hills, to revise and update the Illumination Standards in Appendix B Zoning Regulations, Section 6.3-7

Public Hearing: The Board will consider a petition for an Amended Development Plan, submitted by Friendship Village for demolition of a portion of the original building and the addition of sidewalks at 12777 Village Circle Drive

Public Hearing: The Board will consider a petition for a Text Amendment submitted by the City of Sunset Hills, adding Subsection 5.24, prohibiting the elevation of structures utilizing pier construction in all Residential zoning districts

Public Hearing: Establish the annual rate of tax levy for the year of 2021 on all property within the City of Sunset Hills, Missouri

Documents:

[PUBLIC HEARING BILL NO 16 ILLUMINATION STANDARDS.PDF](#)

[PUBLIC HEARING BILL NO 17 FRIENDSHIP VILLAGE.PDF](#)

[PUBLIC HEARING BILL NO 18 TEXT AMENDMENT.PDF](#)

[PUBLIC HEARING BILL NO 19 PROPERTY TAX RATES 2021.PDF](#)

8. PUBLIC COMMENT

9. OLD BUSINESS

9.I. BILL NO. 15

An Ordinance establishing a procedure to disclose potential conflicts of interest and substantial interests for certain officials  
SECOND READING

Documents:

[BILL NO 15 COVER PAGE - CONFLICT OF INTEREST \(2\).PDF](#)  
[BILL NO 15 CONFLICT OF INTEREST 2021.PDF](#)  
[BILL NO 15 EMAILED LETTER FROM MEC.DOCX.PDF](#)

10. CITY OFFICIAL AND COMMITTEE REPORTS

City Clerk/City Administrator, Brittany Gillett

Director of Finance, Susanna Messmer

Chief of Police, Stephen Dodge

City Attorney, Robert E. Jones

City Engineer, Bryson Baker

Director of Parks & Recreation, Gerald Brown

Committee Reports

Finance Committee – Alderman Stewart

Economic Development Committee – Aldermen Price

Parks & Recreation Commission – Alderman Wong

Police Advisory Board – Alderman Epperson

Public Works Committee – Alderman Friedmann

Documents:

[REPORTS PD AUGUST POLICE STATISTICS.PDF](#)  
[REPORTS PW ENGINEER REPORT \(002\).PDF](#)  
[REPORTS PARKS SEPT 2021.PDF](#)  
[REPORTS COURT - AUGUST 2021.PDF](#)

11. NEW BUSINESS

11.I. BILL NO. 16

Bill No. 16- An Ordinance amending the exterior lighting regulations of  
the City of Sunset Hills  
FIRST READING

Documents:

BILL NO 16 1) P-05-21 COVER PAGE.PDF  
BILL NO 16 ILLUMINATION STANDARDS ORD CLEAN 9.8.21.PDF  
BILL NO 16 2) P-05-21 APPLICATION.PDF  
BILL NO 16 3) P-05-21 UPDATED STAFF REPORT.PDF  
BILL NO 16 4) P-05-21 PROPOSED LANGUAGE.PDF  
BILL NO 16 5) P-05-21 PUBLIC HEARING.PDF

11.II. BILL NO. 17

An Ordinance approving an Amended Development Plan for  
Friendship Village of South County  
FIRST READING

*\*Petitioner has requested a second reading*

Documents:

BILL NO 17 FRIENDSHIP VILLAGE 1) P-15-21 COVER PAGE.PDF  
BILL NO 17 FRIENDSHIP VILLAGE AM DEV PLAN ORD 9.8.21.PDF  
BILL NO 17 FRIENDSHIP VILLAGE 2) P-15-21 APPLICATION.PDF  
BILL NO 17 FRIENDSHIP VILLAGE 3) P-15-21 UPDATED STAFF  
REPORT.PDF  
BILL NO 17 FRIENDSHIP VILLAGE 4) P-15-21 AMENDED DEVELOPMENT  
PLAN.PDF  
BILL NO 17 FRIENDSHIP VILLAGE 5) P-15-21 ELEVATIONS.PDF  
BILL NO 17 FRIENDSHIP VILLAGE 6) P-15-21 PUBLIC HEARING.PDF  
BILL NO 17 FRIENDSHIP VILLAGE 7) P-15-21 SECOND READING  
REQUEST.PDF

11.III. BILL NO. 18

An Ordinance amending Appendix B, Section 5 to prohibit the  
elevation of primary structures in Residential zoning districts utilizing  
pier construction  
FIRST READING

Documents:

BILL NO 18 TEXT AMENDMENT 1) P-19-21 COVER PAGE.PDF  
BILL NO 18 TEXT AMENDMENT ELEVATION OF PRIMARY STRUCTURES  
ORD 9.8.21.PDF  
BILL NO 18 TEXT AMENDMENT 2) P-19-21 APPLICATION.PDF  
BILL NO 18 TEXT AMENDMENT 3) P-19-21 UPDATED STAFF REPORT.PDF  
BILL NO 18 TEXT AMENDMENT 4) P-19-21 PUBLIC HEARING.PDF

11.IV. BILL NO. 19

An Ordinance establishing the annual rate of Tax Levy for the year of

2021

FIRST READING

*\*Staff request for second reading*

Documents:

[BILL NO 19 AGENDA ITEMS COVER PAGE - PROP TAX RATES 2021.PDF](#)  
[BILL NO 19 PROPERTY TAX ORD 2021.PDF](#)  
[PROPERTY TAX RATES PUBLIC HEARING NOTICE 2021.PDF](#)

11.V. RESOLUTION NO. 581

A Resolution approving a contract with Don Brown Chevrolet and authorizing the Mayor and/or the City Administrator to execute the same on behalf of the City of Sunset Hills

Documents:

[RESOLUTION NO 581 COVER PAGE BOARD AGENDA ITEM - 2022 CHEVY 3500HD TRUCK.PDF](#)  
[RESOLUTION NO 581 DON BROWN CHEVROLET 3500HD TRADE.PDF](#)  
[RESOLUTION NO 581 3500HD CREW CAB 4X4 TRUCK TRADE ONLY.PDF](#)

11.VI. RESOLUTION NO. 582

A Resolution approving an amendment of the 2021 City of Sunset Hills budget

Documents:

[RESOLUTION NO 582 AGENDA ITEMS COVER PAGE - SEP 14 2021 BUDGET ADJUSTMENTS \(2\).PDF](#)  
[RESOLUTION NO 582 BUDGET AMENDMENTS FY 2021.PDF](#)  
[RESOLUTION NO 582 2021 BUDGET ADJUSTMENT EXHIBIT A.PDF](#)  
[RESOLUTION NO 582 WATSON TRAIL PLAYGROUND MEMO MARCH 2021.PDF](#)

11.VII. RESOLUTION NO. 583

A Resolution approving a contract with Anthem and authorizing the Mayor and/or the City Administrator to execute the same on behalf of the City of Sunset Hills

Documents:

[RESOLUTION NO 583 AGENDA ITEMS COVER PAGE - ANTHEM.PDF](#)  
[RESOLUTION NO 583 ANTHEM MEDICAL INSURANCE CONTRACT 2021.PDF](#)  
[RESOLUTION NO 583 ANTHEM RENEWAL ANALYSIS.PDF](#)

11.VIII. RESOLUTION NO. 584

A Resolution approving a contract with Delta Dental and authorizing the Mayor and/or the City Administrator to execute the same on behalf of the City of Sunset Hills

Documents:

[RESOLUTION NO 584 AGENDA ITEMS COVER PAGE - DELTA DENTAL.PDF](#)  
[RESOLUTION NO 584 DELTA DENTAL INSURANCE CONTRACT 2021.PDF](#)  
[RESOLUTION NO 584 DELTA DENTAL.PDF](#)

11.IX. RESOLUTION NO. 585

A Resolution approving a contract with Traffic Control Company and authorizing the Mayor and/or the City Administrator to execute the same on behalf of the City of Sunset Hills

Documents:

[RESOLUTION NO 585 STRIPING CONTRACT COVER PAGE.PDF](#)  
[RESOLUTION NO 585 - STREET STRIPING CONTRACT 2021.PDF](#)  
[RESOLUTION NO 585 STRIPING BID TAB RECOMMENDATION.PDF](#)

12. APPOINTMENTS

None

13. ANNUAL CITY HOLIDAY PARTY DISCUSSION

14. GENERAL DISCUSSION

15. REQUEST TO MEET IN CLOSED SESSION PURSUANT TO 610.21.(1), (2), (3), AND (12) RSMo TO DISCUSS LEGAL, REAL ESTATE, PERSONNEL AND CONTRACT MATTERS

Documents:

[CLOSED AGENDA MEETING SEPTEMBER 14, 2021.PDF](#)

16. ADJOURNMENT