

TUESDAY, JANUARY 18, 2022, 7:00 P.M.
BOARD OF ALDERMEN
MINUTES

MAYOR MIKE WILCOX

ALDERMAN PAUL ROETTGER

ALDERMAN AARON NAUMAN

ALDERMAN LISA CAPSHAW CUSHING

ALDERMAN BERRY LANE

ALDERMAN RICH FANNING

ALDERMAN SARAH VITALE

CITY ATTORNEY, JIM HETLAGE
CITY ADMINISTRATOR, BEN DECLUE
DEPUTY CITY CLERK, JOANNE CARR

This meeting was held as a zoom meeting

MEETING CALLED TO ORDER

The meeting was called to order at 7:03 PM by Mayor Wilcox.

ROLL CALL

Present: Alderman Roettger, Alderman Lane, Alderman Capshaw Cushing
Alderman Nauman, Alderman Vitale, Alderman Fanning

Absent: None

APPROVAL OF TENTATIVE AGENDA

Mayor Wilcox asked if there were any changes or corrections to the Agenda for the January 18, 2022, meeting. Alderman Nauman moved approval of the agenda for the January 18, 2022, meeting. Alderman Vitale seconded the motion which was unanimously approved.

APPROVAL OF THE MINUTES FROM DECEMBER 17, 2021 MEETING

Mayor Wilcox asked if there were any changes or corrections to the Board minutes from December 17, 2021, meeting. Alderman Lane moved approval of the December 17, 2021, meeting. Alderman Roettger seconded the motion, which was unanimously approved.

TREASURER'S REPORT – NOVEMBER 2021

Mr. DeClue reported that the December Treasurer's Report would be included on the agenda for the next meeting, noting that Mr. Lawrence was out of the office the last week.

Aldermen Roettger asked if Mr. Lawrence could attend the next Board of Aldermen meeting adding that he would like to discuss a financial report for the first half of the fiscal year.

Mr. DeClue stated that would no problem adding the January marks the beginning of the second half of the fiscal year. Mayor Wilcox stated that it was a good suggestion by Alderman Roettger. Alderman Roettger thank Mr. DeClue for setting up the discussion.

CITIZEN COMMENTS

None

APPOINTMENTS

Mr. DeClue reported that with Mr. Baumstark's retirement the City was in need of a new City Forester and with the retirement of Alderman Schuster, there was a need for a representative from the Board of Aldermen. Mr. DeClue stated that Mr. Haskenhoff is a Master Arborist, who works for Frontenac Forestry, is well known to our staff, is very skilled and often participates at the ARB meetings regarding tree reports. Mr. DeClue noted that Mr. Haskenhoff has his ISA certification as was noted in the Board packet.

ANDREW HASKENHOFF - CITY FORESTER

Mr. Haskenhoff thanked the Board of Aldermen for the appointment and the visit.

Mr. Haskenhoff stated that he graduated from Kirkwood in 2002, attended SE Missouri State, worked in the forestry industry, became certified in 2008, worked for Ameren UE in IL and received his utility certification during that time. Mr. Haskenhoff stated that following that period he partnered with a gentleman and started Frontenac Forestry focusing on trees related to construction and utilities. Mr. Haskenhoff stated that he received additional certification in 2017, moved to Glendale in 2019 and resides on Dwyer at Sappington. Mr. Haskenhoff stated that he loved living in Glendale and wanted to contribute to the City as he could.

Mr. Haskenhoff stated that he had a received TRAQ, Tree Risk Assessment Qualification certification and will assist in discussions concerning City trees. Mayor Wilcox asked if there would be a conflict of interest between work done for Frontenac and work done for the City.

Mr. Haskenhoff stated that his company did not do residential work and only work on construction sites for contractors, etc. and there will be no conflict adding that there was no residential bid work done on neighborhood trees. Mr. Haskenhoff stated that he and the Mayor talked about the tree ordinance adding that he did work in Webster Groves and Kirkwood noting that if he could help make the Glendale ordinance better, he would like to help. Mr. Haskenhoff added that he would not want to give builders better reason to remove trees. Alderman Nauman noted that Mr. Baumstark, the retiring City Forester, would be a good resource to lean on adding that Mr. Baumstark was good at helping residents to understand tree issues and that he was not an arborist but a forester. It was noted that Mr. Haskenhoff, having several different certifications, could approach this position differently than Mr. Baumstark and unique to his credentials and abilities. It was also noted that Mr. Haskenhoff may assist in giving the City information for residents and help Glendale become more progressive. Alderman Nauman thought these were good points adding that people are passionate about their trees.

Mr. Haskenhoff stated that assessments did not work in absolutes adding that there was best solution for every situation noting that motives needed to be considered, e.g., there may be things involved besides the tree. Mr. Haskenhoff stated that he would do anything he could do to help in the communication arena adding that he did not want to leave a citizen with a dead tree on their lots and noted that he was able to deescalate situations if necessary and hoped to do the best for everyone. Alderman Lane welcomed Mr. Haskenhoff to the position as Glendale's Forester adding that his commitment and qualifications were appreciated. Alderman Vitale welcomed Mr. Haskenhoff and thanked him in advance for his time and expertise in volunteering for Glendale.

ALDERMAN RICHARD FANNING – TREE BOARD

Mr. DeClue reported that the Glendale Tree Board consisted of a few residents, a member of the Board of Aldermen, Mr. Jones, Superintendent of Public Works, and himself. Mr. DeClue stated that Alderman Nauman was the first member from the BOA and was followed by Alderman Schuster adding that with the Alderman's retirement, there was a need for a new appointment. Mr. DeClue stated that Alderman Fanning was willing and open to joining the Tree Board.

Mr. DeClue stated that Mr. Baumstark was also the President of the Tree Board, and with his retirement, Mr. Jones would organize the appointment of a new President at the next Tree Board meeting.

ORDINANCES FOR FIRST AND SECOND READING AND FINAL APPROVAL

B01-22 AN ORDINANCE AUTHORIZING THE EXECUTION OF AN INTERGOVERNMENTAL AGREEMENT FOR FIREFIGHTER TRAINING WITH THE WEST COUNTY EMS AND FIRE PROTECTION DISTRICT

Alderman Lane moved approval of the first reading of Ordinance B01-22. Alderman Vitale seconded the motion.

Mayor Wilcox asked for a report

Mr. DeClue reported that this ordinance would authorize a new agreement between the City of Glendale and West County Fire Protection District to continue providing firefighter training to Glendale for a 3-year period at a cost of \$550 per firefighter per year (total cost of \$6,600 per year). Mr. DeClue stated that this was an extension of the current agreement adding that there was discussion about moving to Pacific for training where Kirkwood holds its training. Mr. DeClue noted that the City entered into an initial agreement with West County EMS and Fire Protection in 2016 at a cost of \$1,000 per firefighter, but this amount was amended downward to \$550 in 2017. Mr. DeClue noted that the City had the option to "opt out" after the completion of any full year of the term. The Fire Department is going to conduct an in-depth evaluation of this training over the course of the next year. Chief Silvernail stated that it would be better to evaluate and show the benefits to our people adding that the delay was timing thing adding that it was too quick to make a decision at this point, and next year at this time we may be discussing something different.

Chief Silvernail stated that Kirkwood had been going to Pacific for 6 years adding that the department was familiar with it. It was noted that there were three training locations covering ISO Class 2 training points and West County and Pacific were two of them. Chief Silvernail stated that the Pacific location was farther than West County, but the miles were highway miles adding 5 minutes to the drive time. Chief Silvernail stated that the Tri county consortium contributed to the training adding that the group puts together training in Pacific. Mayor Wilcox stated that he did not have enough

information to weigh in but added that the opportunity to have synergy with Kirkwood would be a good thing and generating a lower cost was always something to consider in maintaining or increasing the service levels. Alderman Nauman stated that he agreed with Mayor Wilcox adding that questioning each contract or evaluating them is a good thing. Alderman Nauman stated that with Dispatch a committee had to make sure there was an 'apple to apple' comparison to make a good decision. Alderman Nauman added that he had confidence that Chief Silvernail, Mr. DeClue, Captain Hawkins and others were working together and tracking the evaluation. Alderman Nauman added that a presentation given in layman's terms would be appreciated and would help the Board make a decision. Alderman Nauman noted that he was happy to continue with West County until the evaluation was complete. Alderman Lane stated that the Board trusted Chief Silvernail and Captain Hawkins adding that money was one point but added that there were other objectives. Alderman Roettger stated that if there was a large cost savings, the Board would be negligent in not exploring the contract. Mr. DeClue thanked the Board.

Mayor Wilcox asked if there was any other questions or discussions. There were none.

Mayor Wilcox called for a voice vote which was unanimously approved.

The first reading passed.

Mr. DeClue read the Ordinance by title only.

Alderman Lane moved approval of the second reading of Ordinance B01-22. Alderman Roettger seconded the motion.

Mayor Wilcox asked for a report.

Mr. DeClue stated that agreed with what everyone said, and looked forward to the evaluation, adding that there was a slight split in the department. Mayor Wilcox stated that he trusted Chief Silvernail to make the call at the end of the day following the analysis. Mayor Wilcox stated that the evaluation should be added to list to make sure it gets done within the timeline.

Mayor Wilcox asked if there were any questions or discussions. There were none.

Mayor Wilcox called for a voice vote which was unanimously approved.

The second reading passed.

Mr. DeClue read the Ordinance by title only.

Alderman Nauman moved approval of the final reading of Ordinance B 01-22. Alderman Roettger seconded the motion.

Mayor Wilcox asked if there were any additional questions and there were none.

Mayor Wilcox called for a vote for the final approval of Ordinance B01-22

Ayes: Alderman Nauman, Alderman Vitale, Alderman Roettger
Alderman Capshaw Cushing, Alderman Lane

Alderman Fanning was listening in on the Zoom meeting by phone and was unable to vote.

Nays: None

Ordinance B01-22 was approved.

DEPARTMENT UPDATE: FIRE DEPARTMENT

Chief Silvernail reported that a complete review of 2021 year would be forwarded to the BOA, adding that as an overview for 2021 happy, he was happy with the way things have gone, happy with management team, noting that everything was fitting together. Mr. DeClue noted that the Board had the overview in their packets. Chief Silvernail reported that the call volume, training hours were going well adding that the Glendale ambulance services had been at 75% but was not at a benchmark of 89% and would look for better numbers in 2022. Chief Silvernail stated that he was extremely happy with timing.

Chief Silvernail reported that the department had one resignation request from Firefighter Fullium adding that the hiring notice had been posted today. Chief Silvernail reported that Covid had picked up in the department adding that precautions were taken including mask requirements stopped intermingling or level red. Chief Silvernail noted that the current COVID strain was extremely contagious adding that there was one case in Glendale. Chief Silvernail reported that the employee would be returning soon.

Alderman Roettger noted that call volume was up 32.5% and was not surprising, adding that the Police Department saw the same thing and asked about the numbers related to Fire vs EMS. Chief Silvernail stated that he would take a look at the numbers, to determine the correct categories related to fire and patient assist and will report back. Chief Silvernail reported that boarding with new members is working well adding that the Captains were doing a great job training the new firefighters. Chief Silvernail stated that Firefighter Beste was learning quickly adding that she worked in Washington, MO and noted that the second new Firefighter was also working well.

Mayor Wilcox asked about the resignation of Firefighter Fulliam. Chief Silvernail stated that an opportunity arose with Frontenac but had not conducted an exit interview as yet.

Mayor Wilcox asked if there were two or three large things that the Chief hoped to accomplish in 2022. Chief Silvernail stated that the Policy Fire Manual was out of date and hoped to look at that for an update adding that he would work with Mr. Hetlage for any overlaps or conflicts between the personnel policy manual. Chief Silvernail stated that he would like to work with the departments to make the group one adding that there was a good relationship in place with the

Captains but want to make it one big unit adding that Glendale Fire Department would remain the Glendale Fire Department. Alderman Roettger stated that he was supportive of that strategy.

Mayor Wilcox asked about the Ambulance service and how it related dispatch and fire and how was it working. Chief Silvernail stated that it was going well, adding that the residents were happy with the EMS and happy with Dispatch adding that there were some things to work out which Kirkwood Dispatch has acknowledged. Chief Silvernail stated that the department would be receiving a new CAD system adding that the department was meeting the calls. Chief Silvernail stated that at one point, Abbott Ambulance ran out of ambulance service due to staffing, adding that the Kirkwood and Glendale relationship was working well. Chief Silvernail stated that he graded service at a B or B+ and looked forward to better service. Chief Silvernail stated that overall, there was an employee shortage in other ambulance service companies adding that it was not that way in the past.

Alderman Nauman asked about grading Dispatch, asking Mr. DeClue to make a note to discuss the issue with Chief Beaton when he gives his report at a BOA meeting. Alderman Nauman stated that the Board would like to find out how the dispatching is working out for the Police Department. Alderman Nauman asked about the time frame for the Manual review. Chief Silvernail stated that he would like to get the review done in 2022 but noted that it may not be completed until 2023 adding that he only had a PDF copy which will create a time lag.

Alderman Nauman asked Mr. DeClue to add this review to the project tracking spreadsheet have accountability across the board for all departments and BOA.

Chief Silvernail stated that there were some nuances in the Kirkwood manual that will not work with Glendale. Mr. Hetlage stated that the Glendale collective bargaining agreement needed to be considered in this project as well.

Mayor Wilcox thanked Chief Silvernail for the report. Chief Silvernail thanked the Mayor and the Board for direction adding that he has enjoyed this year working with Glendale.

DISCUSSION: PROPOSED AMENDMENT OF ZONING CODE TO ADOPT A SPECIAL RESIDENTIAL ZONING OVERLY DISTRICT APPLICABLE TO THOSE RESIDENTIAL PROPERTIES THAT ARE LOCATED IN BOTH GLENDALE AND OAKLAND

Mr. Hetlage reported that south side of W. Lockwood to Park Avenue. Mr. Hetlage stated that there was either one lot within Glendale and Oakland or lots like 802 and 804 W. Lockwood with common ownership. Mr. Hetlage stated that if both lots were in one city, there could be a simple lot consolidation by filing a new plat, the two would become one. Mr. Hetlage stated that cannot be done when one or two lots are in two cities. Mr. Hetlage stated that this situation impacts 11 property owners adding that Helmut Starr from the City of Oakland would set up an overlay zoning district, a special district. Mr. Hetlage stated that this change will not change the zoning district guidelines or the district which is R1 adding that the overlay will be set up over the guidelines. Mr. Hetlage stated that both cities would need to be notified of the desire to build or expand the property on the lot(s) whether it was a single or double lot adding that the city that has the majority of the existing house and the one where the address is located would be the city

that determines which ARB and building requirements are implemented. Mr. Hetlage stated that the majority of the homes are in Glendale adding that if there would be side yard or front yard setback questions, both cities would hear the variance request. Mr. Hetlage also stated that St. Louis County would recognize the lots as they exist now. Mr. Hetlage stated that the plan was a good creative way to deal with a challenging situation adding that the overlay zone would work well. Mr. Hetlage noted that both City Administrators like the plan and hoped that the Board of Aldermen would agree, which would move this plan to the Plan Commission for review and approval.

Alderman Nauman stated that it was definitely a creative plan reiterating that the city in which the majority of the house is located would determine which ARB would review plans.

Mr. Hetlage referred to Section C of the City Code.

Mr. Hetlage stated each of the lots in questions are primarily in the City of Glendale based on his review, adding that all the lots face W. Lockwood which are all in the City of Glendale's purview. Mr. Hetlage stated that there would be no impact to property taxes except in relation to an increase in property values related to a new build. Mayor Wilcox asked about the procedure for the Board of Aldermen. Mr. Hetlage stated that a simple motion to move this Ordinance change to the Plan Commission. Mayor Wilcox asked if residents would be notified. Mr. Hetlage stated that residents would be notified by letter and the Ordinance would be subject to a public hearing when it returns to the Board of Aldermen. Alderman Roettger asked if all the residents were receiving two tax bills now. Mr. Hetlage stated that the residents on Hawthorne were and the residents on Park were receiving one tax bill adding that there would be no changes with the tax bill.

Mr. DeClue stated that as background, the homes at 802 and 804 W. Lockwood had access through only one lot adding that the lots were purchased, the homes torn down with plans to redevelop the lots with one house. Mr. DeClue noted that at issue was the fact that the house would sit on both lots which are both in Oakland and Glendale similar to the ranch house situated on W. Lockwood and N. Sappington. Mr. DeClue stated that working out this problem required work adding that the Glendale City Attorney worked with the Oakland City Attorney and were able to craft a code as listed above. Mr. DeClue noted that the new Ordinance needed to be referred to the Plan Commission per code and would need to be heard again by the BOA for possible changes in wording and final adoption.

Alderman Nauman motioned approval of the proposed amendment of the zoning code to move to the Plan Commission. Alderman Lane seconded the motion which was unanimously approved.

Reports

Mr. DeClue

Mr. DeClue reported that Covid was hitting the departments hard noting that even fully vaccinated employees had been affected. Mr. DeClue reported that there were no serious issues within all departments but added that there were delays and apologized. Mr. DeClue stated that difficult rules were in place including the silo of employees and mask wearing adding that the Fire Department should not be eating together but appreciated the Board and the community for

their patience. Mr. DeClue reported that the department heads had been working on a spreadsheet which will go out with the next BOA packet. Mr. DeClue stated that he was keeping on top of some other projects elsewhere in the City, adding that he was working on the next newsletter adding that the Board should advise if there is something particular you want to see in the next edition. Mr. DeClue applauded the work done on snow operations adding that the current 50-degree day helps.

Ms. Carr

None

Alderman Roettger

Alderman Roettger reported that the Webster Kirkwood times ran a letter from one of Glendale's residents, Sandra Nelson, who stated that she appreciated that the police assisted her with her dog who could not manage icy stairs. Alderman Roettger stated that he appreciated residents taking the time to write these notes and appreciated the first responders. Alderman Roettger also noted the cover article in the recent edition concerning challenges Webster Groves was facing and appreciated the hard decisions the Glendale Board had to make earlier that has put the City in a better place. Alderman Roettger stated that he was thankful to this group and to the entire City.

Alderman Vitale

None

Alderman Lane

Alderman Lane thanked Mr. DeClue and Ms. Carr for their work regarding a resident on Glenway and Kenmore. Mr. DeClue stated that the County Inspector, Sonny Eldridge retired at the end of December adding that the new inspector, Hart Vernon, who was looking into the issue, was highly respected.

Alderman Capshaw Cushing

None

Alderman Fanning

None

Alderman Nauman

Alderman Nauman reported on the project list Mr. DeClue had been referring to adding that it was nothing fancy but a list of projects and ideas to enhance the City. Alderman Nauman noted that Alderman Schuster had his own tracking mechanism, adding that the entire BOA had great ideas or initiatives to get off the ground, e.g., different types of grants, etc. Alderman Nauman noted that "putting pen to paper and dates was a good thing, adding that the Fire Department manual had come up multiple times in discussions with Chief Briesacher and Chief VanGaasbeek. Alderman Nauman stated that he was sad to hear that the manual was out of sync, adding that he did not want the work to be a burden to the staff. Alderman Nauman stated that the spreadsheet would be a good catalyst in showing the depth of our work and ideas adding

that workshops, etc., assists in figuring out the best way to share ideas and build upon them. Alderman Nauman thanked Mr. DeClue for working with the Board on this spreadsheet. Alderman Nauman stated that he sent a note to Mr. DeClue and Ms. Carr concerning a new Eagle Scout and his project.

Mayor Wilcox

None

ADJOURNMENT

Alderman Lane moved to adjourn the meeting, seconded by Alderman Vitale. The motion was unanimously approved.

These minutes are approved as submitted this 7th day of February, 2022.

Joanne Carr
Deputy City Clerk