



**NOTICE OF PUBLIC MEETING
OCTOBER 21, 2024 – 7:00 P.M.
BOARD OF ALDERMEN MEETING
TENTATIVE AGENDA**

- I. MEETING CALLED TO ORDER
- II. ROLL CALL
- III. APPROVAL OF AGENDA
- IV. APPROVAL OF OCTOBER 7, 2024 MINUTES
- V. CITIZEN COMMENTS
- VI. TREASURER’S REPORT
- VII. DISCUSSION
 - a. Streets, Sidewalks and Stormwater Bond
- VIII. REPORTS
- IX. ADJOURNMENT

Gabrielle Macaluso
Deputy City Clerk

Posted 4:00 P.M. October 18, 2024



MINUTES
BOARD OF ALDERMEN MEETING
OCTOBER 7, 2024 –7:00 p.m.

CALL TO ORDER

A meeting of the Board of Aldermen of the City of Glendale was held on Monday, October 7, 2024. Mayor Wilcox presided and called the meeting to order at 7:05 p.m.

PLEDGE OF ALLEGIANCE

Mayor Wilcox led the Pledge of Allegiance.

ROLL CALL

<u>Aldermen Present</u>	<u>Aldermen Absent</u>
Alderman Roberts	Alderman Nauman
Alderman Capshaw Cushing	
Alderman Kayser (sworn in at meeting)	
Alderman Lane	
Alderman Roettger	

Also present were: Frank Johnson, City Administrator; Jim Hetlage, City Attorney; Terry Jones, Public Works Superintendent; Jeff Beaton, Police Chief; Dan Lawrence, Finance Director; Gabby Macaluso, Deputy City Clerk; Keith Schilling, Lieutenant; Jim Silvernail, Fire Chief.

APPROVAL OF AGENDA

Moved by Capshaw-Cushing, seconded by Alderman Roettger and unanimously carried, to approve the agenda as submitted.

APPROVAL OF MINUTES

Moved by Alderman Roettger, seconded by Alderman Lane and unanimously carried, to approve the regular meeting minutes of September 16, 2024.

APPOINTMENTS

Mayor Wilcox announced that the candidate nominated to fill the vacant Ward II Alderman position is Don Kayser.

Mr. Kayser stated that he has lived in Glendale for over 40 years and previously served as a Glendale Police Officer from 1974 to 1979. Mr. Kayser explained that his interest in the open alderman position is to contribute to the community and provide leadership for Glendale going forward.

Alderman Lane made a motion to appoint Mr. Kayser as the interim Alderman in Ward II to replace the vacated seat. Alderman Capshaw Cushing seconded the motion which was unanimously approved.

Mr. Kayser took the oath of office read by Mayor Wilcox.

Mayor Wilcox nominated Alderman Nauman to serve as the aldermanic representative on the City of Glendale’s Tree Board to replace former

alderman, Whitney Roper. Mayor Wilcox noted that Alderman Nauman served as the first aldermanic representative when the Tree Board was created and had offered to resume that role.

Aderman Lane made a motion to appoint Alderman Nauman as the aldermanic representative and member on the Tree Board to replace the vacated seat. Alderman Roettger seconded the motion which was unanimously approved.

CITIZEN COMMENTS

None

PRESENTATIONS

City Administrator Frank Johnson explained Public Works Superintendent Terry Jones prepared a presentation for the Board of Alderman with cost options and configurations regarding the 2026-2030 Proposed Street, Sidewalk, and Stormwater Improvements Bond.

Mr. Johnson noted that this presentation follows the completion of the Streets Master Plan by the Lochmueller Group in September. The plan calls for \$20.9 million in street, sidewalk and stormwater improvements over five years.

Public Works Superintendent Terry Jones explained the proposed bond is based on the Streets Master Plan along with a previously completed Stormwater Master Plan and includes improvements to streets, sidewalks, and stormwater infrastructure. The bond would include:

- Reconstruction of 33 streets.
- Mill and overlay six streets.
- Two large-scale, and three small-scale stormwater improvement projects.
- Construction or reconstruction of sidewalks along 14-16 streets.
- Repair of sidewalks along four streets.
- Reconstruction of eight ADA sidewalk ramps.

Mr. Jones explained that road reconstruction means that the roads will be milled down and repaved. The work is similar in nature to the Dwyer project. He noted that the price options vary based on the number and extent of sidewalk projects included. He also noted that this would include a five-year construction window of 2026-2030, and estimates include surveying, engineering services, right-of-way acquisition, and construction costs.

Mr. Jones outlined three project options with varying costs.

Option 1:

- Includes all street, sidewalk, and stormwater improvement work outlined in the Streets Master Plan.
- Includes costs to construct new sidewalks along streets that could potentially receive federal aid.
- Total Cost: \$20,954,000
- Estimated cost per household:
 - \$0.40 per \$1,000 of assessed valuation
 - Approximately \$304/year for a \$400,000 home
 - Approximately \$25/month, per household

Option 2:

- Includes all street and stormwater improvement projects.
- Includes repair/replacement work to existing sidewalks and construction of new sidewalks along Chelsea Ave. and Alexandra Ave.
- Excludes costs to construct new sidewalks along streets that could potentially receive federal aid.
- Total Cost: \$16,909,000
- Estimated cost per household:
 - \$0.34 per \$1,000 of assessed valuation
 - Approximately \$258/year for a \$400,000 home
 - Approximately \$21/month, per household

Option 3:

- Includes all street and stormwater improvement projects.
- Includes repair/replacement work to existing sidewalks.
- Excludes costs to construct new sidewalks along streets that could potentially receive federal aid and excludes construction of new sidewalks along Chelsea Ave. and Alexandra Ave.
- Total Cost: \$14,985,000
- Estimated cost per household:
 - \$0.30 per \$1,000 of assessed valuation
 - Approximately \$228/year for a \$400,000 home
 - Approximately \$19/month, per household

Mr. Jones noted that there are street and sidewalk projects scheduled to occur within the bond timeframe that would be funded via the City's Capital Improvement Program, not the bond. This work includes:

- Asphalt curbing replacement and NovaChip street overlay in 2025 along Luckystone Ave., Juanita Ave., Josephine Ave.,

Hanamoor Ct., Winnetka Lane, 700 and 800 blocks of Fuhrmann Terrace, and 400 block of Hill Dr.

- Reconstruction of E. Essex Ave. (STP program). 2025 & 2026.
- N. Sappington Rd. Preservation Project (STP program). 2027
- Application for federal aid through the STP program – E. Essex Ave. Phase 2, 2025
- Application for functional reclassification – Venneman Ave., 2026
- Continuation of crackseal/sealcoat program.

Mr. Jones stated that over the next five years, the proposal includes improving two-thirds of all the streets within the City through reconstruction, maintenance, or federal-aid projects.

Mr. Jones asked the Board of Alderman for any questions.

Mayor Wilcox asked where the East Essex Ave. phase 2 project fits into this plan. Mr. Jones said that this project is classified under federal aid. The City intends to re-apply for federal funding for this project through East-West Gateway Council of Governments in spring 2025.

The Board of Aldermen confirmed with Mr. Jones that the sidewalks on Chelsea Ave. and Alexandra Ave. are the only sidewalk projects that would not be eligible for federal grants. The Board members discussed that the current lack of sidewalks on Chelsea and Alexandra Avenues are unsafe for children walking to and from North Glendale Elementary School. Mr. Jones noted that the City doesn't know how well received building sidewalks would be with residents on impacted streets.

Mr. Jones and Mr. Johnson expressed that they needed direction from the Board of Aldermen regarding which option they want the City to pursue. Mr. Johnson noted that next steps would include the City formally engaging with a bond company and counsel to prepare the bond for market and draft the bond language and paperwork. Once this is complete, the Board of Aldermen will be presented with the ordinance to put the bond on the April 2025 ballot.

Mayor Wilcox asked if there was enough time to get the bond submitted for inclusion on the April ballot and Mr. Johnson replied that there was.

Mr. Johnson and Mr. Jones noted that the staff recommendation would be option two or three so that projects that could be funded through federal aid would not contribute to the total cost of the bond.

Alderman Roettger asked when the current City Hall bonds would be paid off. Finance Director Dan Lawrence answered in 10 more years.

Mr. Johnson explained that the bonds could be issued in phases. Phase one could be issued in 2025 and phase two issued a few years later. The Board members discussed the need for materials and meetings to educate the public about the bond and potential resident impact of the bond issue.

The Board members asked for more time to review the options and decided that they would provide direction to staff at the October 21 meeting. Alderman Roberts confirmed with Mr. Johnson that the public engagement process that had occurred as part of the Comprehensive Plan update expressed the need for street improvements.

RESOLUTIONS

R32-24 – Purchase of Radio Units for Fire Department Vehicles

Resolution 32-24 was introduced, a resolution authorizing the purchase of all-band mobile replacement radio units with accessories from Motorola Solutions for Fire Department vehicles.

Mr. Johnson reported that this purchase is to replace radio units in two pumper trucks and a support pickup truck. Staff noted that the radios are specifically selected for their compatibility with St. Louis County’s emergency response system. Additionally, the City’s is receiving a 40 percent discount and will be reimbursed for 50 percent of the cost through a grant.

Moved by Alderman Lane and seconded by Alderman Capshaw Cushing and unanimously carried to approve Resolution 32-24.

R33-24 – Purchase of Replacement Thermal Image Camera

Resolution 33-24 was introduced, a resolution authorizing the purchase of a replacement thermal image camera and accessories from MacQueen Equipment for the Glendale Fire Department

Mr. Johnson reported that the City received three bids for the camera replacement, all of which were under the amount budgeted. Staff noted that the current unit is no longer being supported by manufacturers and the camera is used in search and rescue efforts.

Moved by Alderman Roettger and seconded by Alderman Lane and unanimously carried to approve Resolution 33-24.

ORDINANCES FOR SECOND READING & FINAL APPROVAL

Bill 21-24 – Municipal Zoning Code Amendments (Assigned Ord. No. 21-24)

Bill 21-24 was introduced, an ordinance amending sections 400.010 and 400.350 of the Glendale Municipal Code pertaining to uses in the C-1 zoning district.

Moved by Alderman Lane and seconded by Alderman Capshaw Cushing and unanimously carried to approve the second reading of Bill 21-24 by title only.

Moved by Alderman Roettger and seconded by Alderman Capshaw Cushing to approve the final reading of Bill 21-24 by title only.

The vote thereon was as follows:

Alderman Nauman	Absent
Alderman Roberts	“Aye”
Alderman Capshaw Cushing	“Aye”
Alderman Kayser	“Aye”
Alderman Lane	“Aye”
Alderman Roettger	“Aye”

Bill 21-24 passed with 5 Aye, 0 Nay, 1 Absent

DISCUSSION—Jazzfest Recap

Mr. Johnson commended staff for their work in organizing and hosting the Glendale Jazz Fest. He noted that sponsorships totaled \$6,000 and expenses totaled \$21,000. The largest expenditures were the bands, employee overtime, and fencing/barricades. He noted that staff and Mayor Wilcox will meet regularly to plan the City’s special events by delegating tasks and better managing vendors. He mentioned the possibility of adding another event in the spring.

CITY ADMIN. REPORT

Mr. Johnson stated H3 is expected to submit to the City the draft of the Comprehensive Plan next week. He said that once it is received, they will organize meetings with the steering committee and business group roundtable to review the draft document and provide feedback. After these meetings, the City will host workshops for the staff and Board of Aldermen to discuss the plan, additional public presentations, and implementation.

Mr. Johnson noted that he is hopeful that ordinances adopting the ARB guidelines and the corresponding revisions to the zoning code will go before the Board of Alderman for consideration at the November 4 meeting.

Mr. Johnson noted that he has received activity numbers from the City of Kirkwood’s Department of Parks and Recreation related to the number of Glendale Residents using the Kirkwood recreation facilities. He said that the data provided by Kirkwood’s parks and recreation software can be cumbersome to interpret, but Kirkwood was able to tell him that there were 271 season passes issued and 353 resident ID cards issued. These cards are good for three years, so annual rates are difficult to extrapolate.

The City has not heard back from Webster Groves regarding a request for usage data of their facilities.

Mr. Johnson noted the new meeting minutes format.

Deputy City Clerk Gabby Macaluso announced the holiday events planned throughout December.

- **Tree Lighting**
December 6 from 6:00-8:30 p.m. at City Hall.
- **Employee Appreciation/Holiday Party**
December 13, Time TBD
- **Boards and Commissions Celebration of Service**
December 17 at 7:00 p.m. at the Algonquin Country Club.

ALDERMEN COMMENTS

Alderman Roettger welcomed Alderman Kayser aboard and thanked him for being part of the process.

Alderman Lane said she liked the new meeting minutes format and welcomed Alderman Kayser aboard. She also thanked Mr. Jones for the very thorough report.

Alderman Capshaw Cushing received a complaint about political yard signs. She asked for political signs education to go out on social media. She also thanked Mr. Jones for his presentation.

Alderman Roberts welcomed Alderman Kayser to the Board of Alderman and also liked the new minutes format.

Mayor Wilcox welcomed Alderman Kayser to the Board of Alderman.

EXECUTIVE SESSION (CLOSED)

Moved by Alderman Lane, seconded by Alderman Capshaw Cushing to adjourn to Executive Session in accordance with Section 610-021. 1, legal advice; 3, employee information; and 13, applicant employment information.

The vote thereon was as follows:

Alderman Nauman	Absent
Alderman Roberts	“Aye”
Alderman Capshaw Cushing	“Aye”
Alderman Kayser	“Aye”
Alderman Lane	“Aye”
Alderman Roettger	“Aye”

ADJOURN

The Board of Aldermen adjourned to Executive Session at 8:12 p.m.



Internal Memorandum

Office of the City Administrator

**To: Honorable Mayor Mike Wilcox
 Members of the Board of Aldermen**

**From: Frank Johnson, City Administrator
 Steve Chamberlin, City Treasurer & Dan Lawrence, Finance Officer**

Subject: September Treasurer's Report

Date: October 10, 2024

Cash and Investment Balances:

The City's cash position remains stable through the end of September with a cash and investment balance as of September 30, 2024, of \$4,908,935. Of this figure, \$4,380,545 is available for operations of the city. A month ago, the figure was \$4,709,521 with a comparable number on September 30, 2023, of \$4,002,878.

The decrease in funds available for operations during September is normal. This situation was caused by seasonally low amounts received for property taxes (\$2,467) and trash bill collections (\$13,995) as well as large Capital Improvement outflows for Novachip (\$99,720) and Dwyer & Hillard street project (\$264,825).

The City's cash and investment position increases in December and January and generally declines from February through November as a normal occurrence until property tax collections start back up again in December.

General Fund Revenues and Expenditures:

During the month of September, the General Fund received \$416,787 in revenues and had \$362,523 in expenditures causing a monthly surplus of \$54,264. A year ago the figures were \$380,295 in revenues and \$337,918 in expenses for a surplus of \$42,377. The September 2024 revenue figure includes a one-time deposit from Spire for gross receipts tax revenue of \$31,584 that should have been received March 2024.

REVENUES

General Fund	September-24		Year to Date	
	2024	2023	2024	2023
Sales Tax	110,582	107,974	315,353	301,639
Gross Receipts-Electric	57,720	59,049	153,562	144,627
Gross Receipts-Telephone	6,621	6,097	19,716	19,578
Gross Receipts-Gas	41,538	9,207	61,509	28,235
Gross Receipts-Water	24,315	19,276	70,287	66,798
Court Revenues	3,480	4,417	14,492	8,713

EXPENDITURES

General Fund	September-24		Year to Date	
	2024	2023	2024	2023
Administration	46,226	38,865	166,236	145,316
Court	7,761	7,856	28,321	25,327
Police Department	131,888	129,320	498,182	468,709
Fire Department	134,659	123,575	532,463	464,721
Public Works	41,989	38,302	165,421	160,633

Notes:

- Through three months, revenues in all categories have been received as budgeted.
- The year-to-date expenditures are higher in the Police and Fire Departments due to salary and fringe benefit increases as well as the departments being fully staffed.
- Gross Receipts-Gas includes a one-time \$31,584 deposit during September 2024 that should have been received March 2024. This was caused by an accounting software error by Spire.

Pension Fund Revenues and Expenditures:

The City's contribution to the Fire and Police Pension Fund is funded by property tax, which for FY 2025 is budgeted to generate \$539,900. This is substantially greater than FY 2020 and earlier year figures of approximately \$135,000 as the passage of Prop E during the June 2020 election will greatly increase the property tax revenues available to the Pension Plan. All full-time employees have been enrolled in the MO Lagers plan as of January 1, 2021. The employee (4% of salary) and City contributions (various rate depending on department) are paid monthly to MO Lagers. For September, the employee withholding was \$7,004 with a City contribution of \$21,413. On April 1, 2021, MO Lagers took over the legacy portion of the Glendale retirement plan for retirees as well. The underfunded balance in the legacy portion of the plan is paid through semi-annual payments of \$118,728 beginning May 1, 2021. Also beginning January of 2021, transfers to the General Fund from the Pension Fund are recorded for the Police and Fire portion of the City Lagers expense.

The Pension Fund's assets held at PNC of \$5,540,348 was transferred to MO LAGERS on March 9, 2021.

Park and Stormwater Revenues and Expenditures:

The ½ cent Park and Stormwater sales tax (collected on a point-of-sale basis) typically generates approximately \$160,000 a year. Of this amount, \$96,000 is budgeted to pay for the annual maintenance expense for Glendale's portion of the Aquatic Center for 2022 and 2025 as well as additional costs for an expanded parks and recreational agreement with the City of Kirkwood. Also budgeted for FY 2025 is the annual transfer of \$60,000 to the Capital Improvement Fund for the stormwater portion of street projects in the CIP Fund.

Capital Improvement Fund Revenues and Expenditures:

The Capital Improvement Fund has four sources of funding – a ½ cent sales (collection based on population) as well as a portion of the Fire Safety sales tax, transfers from the Park and Stormwater Fund, occasional sales of surplus equipment, and grant revenue from STP street projects. Through three months of the fiscal year sales tax revenue is \$139,424 compared to \$140,246 for the prior year. There were three significant Capital Improvements during September and they are listed below.

- Streets Master Plan Engineering-\$17,366.
- Stormwater Engineering-\$8,759.
- Dwyer Ave. street improvements-\$22,603.

\$1,000 to \$5,000 Purchases:

There were 7 items that fell into this category during August 2024, and they are listed below.

- Evapar Inc.-\$1,500 Generator maintenance.
- St. Louis County Parks-\$1,530 Bandwagon rental for Jazzfest.
- National Construction Rentals-\$3,095 Rental of fencing for Jazzfest.
- Cash Box Kings-\$3,500 Jazzfest entertainment.
- Johnny On Spot-\$1,335 Port-a-potties for Jazzfest.
- Sentinel Emergency-\$2,747 Fire apparatus parts maintenance.
- Onsolve-\$2,945 Code Red notification system.

If you have any questions regarding this report, please let me know. Thank you.

Cash and Investments	Balance		
	30-Sep-24	31-Aug-24	Change
General Fund	4,380,545.00	4,709,521.00	(328,976.00)

General Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	416,787.42	380,295.07	1,210,973.90	1,135,047.39
Expenses	362,522.57	337,917.65	1,390,624.44	1,264,705.62
Surplus(Deficit)	54,264.85	42,377.42	(179,650.54)	(129,658.23)

Sewer Lateral Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	9,550.11	9,535.51	28,544.19	28,475.43
Expenses	425.00	3,716.25	8,650.00	10,211.25
Surplus(Deficit)	9,125.11	5,819.26	19,894.19	18,264.18

Sanitation Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	56,054.17	53,683.07	168,385.91	162,906.08
Expenses	54,322.53	52,375.54	165,592.70	159,407.24
Surplus(Deficit)	1,731.64	1,307.53	2,793.21	3,498.84

Pension Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	595.95	499.38	2,697.87	1,599.35
Expenses	39,344.97	38,069.93	128,756.19	122,797.13
Surplus(Deficit)	(38,749.02)	(37,570.55)	(126,058.32)	(121,197.78)

Prop P Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	33,739.48	37,416.07	103,440.23	105,144.24
Expenses	34,166.66	32,500.00	102,499.98	97,500.00
Surplus(Deficit)	(427.18)	4,916.07	940.25	7,644.24

Parks and Stormwater Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	20,454.63	14,125.32	52,095.83	42,818.78
Expenses	0.00	0.00	0.00	35,841.96
Surplus(Deficit)	20,454.63	14,125.32	52,095.83	6,976.82

ARP Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	712.75	2,600.46	2,234.98	7,850.64
Expenses	0.00	0.00	0.00	0.00
Surplus(Deficit)	712.75	2,600.46	2,234.98	7,850.64

Capital Improvement Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	45,150.11	72,704.68	139,424.24	169,729.15
Expenses	50,641.75	6,695.75	452,152.63	180,683.48
Surplus(Deficit)	(5,491.64)	66,008.93	(312,728.39)	(10,954.33)

Debt Services Fund	September-24		Year to Date	
	2024	2023	2024	2023
Revenues	675.42	598.43	3,057.58	1,916.64
Expenses	0.00	0.00	79,500.00	84,900.00
Surplus(Deficit)	675.42	598.43	(76,442.42)	(82,983.36)

**CASH AND INVESTMENT BALANCES
GENERAL FUND**

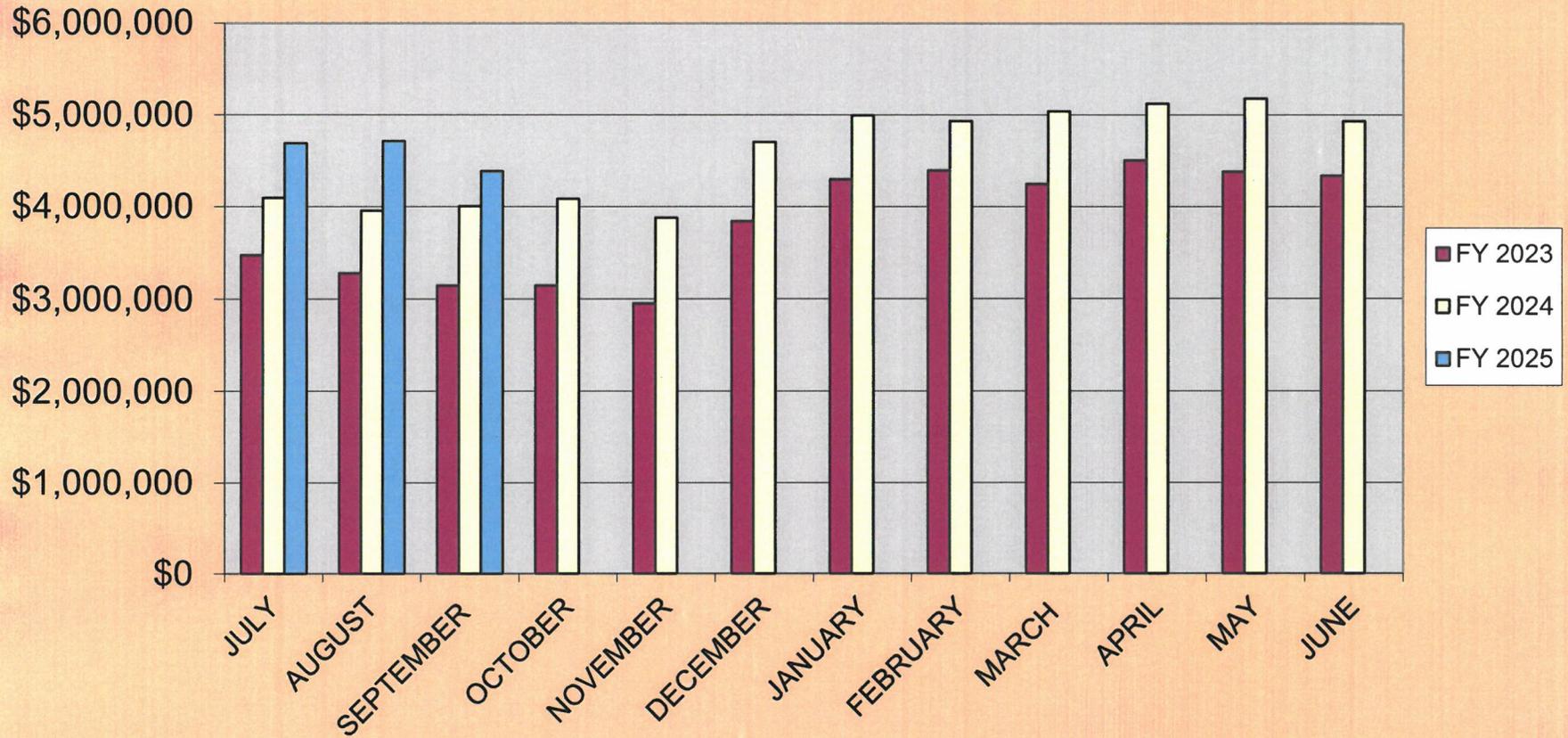
AS OF SEPTEMBER 30, 2024

CASH: CHECKING	\$196,285.65	3.28%	
PETTY CASH	<u>\$500.00</u>		
TOTAL CASH			<u>\$196,785.65</u>
INVESTMENTS:			
DEMAND DEPOSITS:	<u>\$275,479.05</u>		
CERTIFICATES OF DEPOSIT:	<u>\$4,436,670.29</u>		
TOTAL INVESTMENTS			<u><u>\$4,712,149.34</u></u>
TOTAL: ALL FUNDS, CASH & INVESTMENTS			<u><u>\$4,908,934.99</u></u>

CITY OF GLENDALE
GENERAL FUND INVESTMENTS AS OF SEPTEMBER 30, 2024

FACILITY	AMOUNT	PURCHASE DATE	MATURITY DATE	RATE	YIELD
BUSEY BANK-CREDIT CARD ACCT. Acct#67-0002654	1,318.91	10/15/2009	N/A	3.19%	3.19%
BUSEY BANK-ARP FUNDS ACCT. Acct#10-0757898	274,160.14	8/27/2021	N/A	3.21%	3.21%
	<u>\$275,479.05</u>				
<u>TOTAL BANK INVESTMENT</u>					
MOSIP C.D, Account					
MOSIP Term Investment	\$500,000.00	8/28/2024	11/26/2024	5.13%	5.13%
MOSIP Term Investment	\$500,000.00	8/28/2024	8/27/2025	4.30%	4.30%
MOSIP Term Investment	\$650,000.00	7/31/2024	10/29/2024	5.26%	5.26%
MOSIP Term Investment	\$650,000.00	7/31/2024	7/10/2025	4.73%	4.73%
MOSIP Cash	\$1,658,557.31	8/14/2014	N/A	5.20%	5.20%
Total MOSIP	\$3,958,557.31				
Cadence Bank #87300012044350	\$235,000.00	7/9/2024	6/9/2025	5.00%	5.00%
Lindell Bank & Trust #1180000324	\$243,112.98	5/24/2024	12/24/2024	5.25%	5.25%
<u>TOTAL CD INVESTMENTS</u>	<u>\$4,436,670.29</u>				

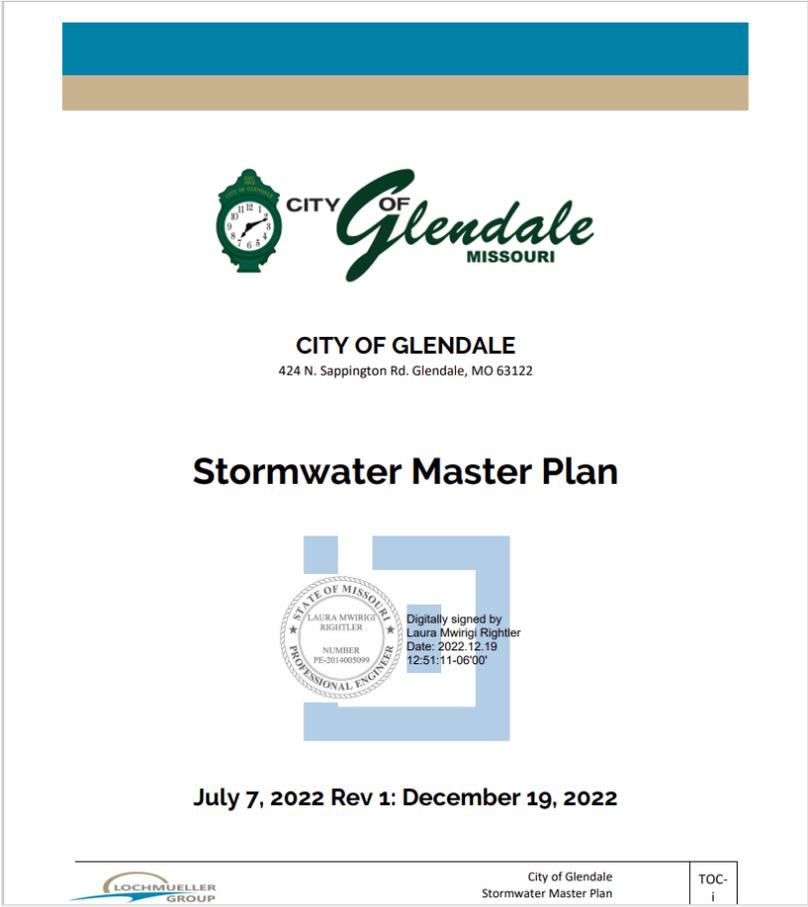
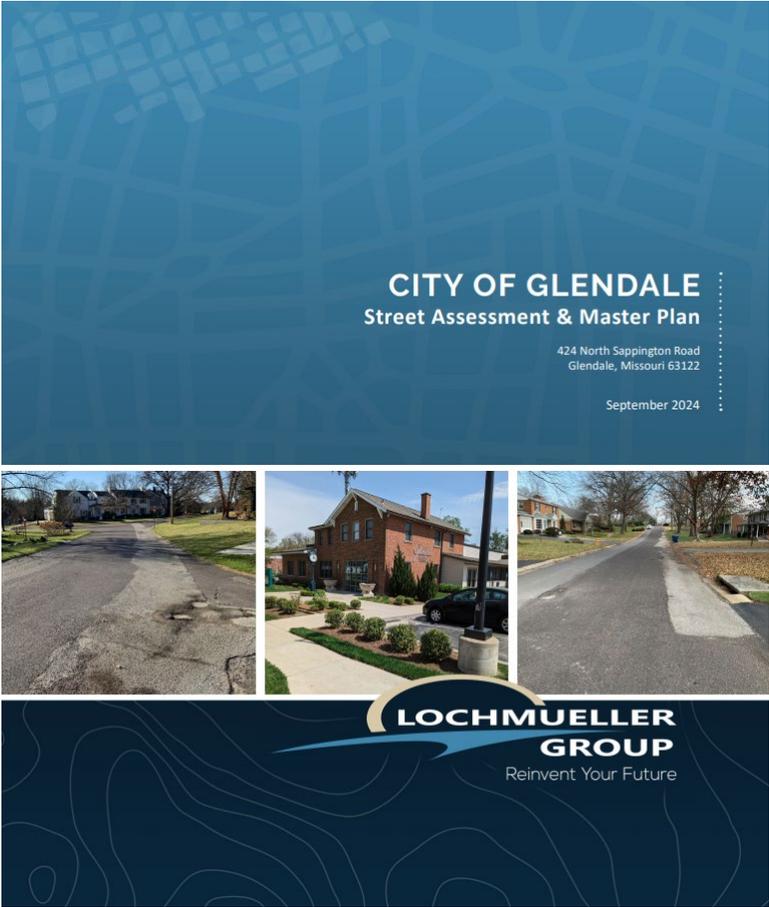
CITY OF GLENDALE CASH BALANCE



2026-2030 Proposed Street, Sidewalk, and Stormwater Improvements Bond

Optional Costs and Configurations

The proposed Bond was developed using the Streets and Stormwater Master Plans.



The proposed Bond includes the following work:

- Reconstruction of 33 streets.
- Mill and overlay 6 streets.
- 2 large-scale, and 3 small-scale stormwater improvement projects
- Construction or Reconstruction of sidewalks along 14-16 streets.
- Repair of sidewalks along 4 streets.
- Reconstruction of 8 ADA sidewalk ramps.

Costs for the work were developed by Lochmueller Civil Engineers.

- The costs were extrapolated over a 5-year timeframe beginning in 2026.
- Costs presented include survey, engineered design, ROW acquisitions, and other incidentals.

STREET IMPROVEMENTS

Street Improvements

2 Categories:

Reconstructions

- Asphalt curbing replaced with concrete curbing
- 2-inch pavement milling and asphalt overlay with concrete curb
- 3-inch pavement milling and asphalt overlay with concrete curb
- 2 and/or 3-inch pavement milling, asphalt overlay, full-depth repairs, and concrete curb

Maintenance

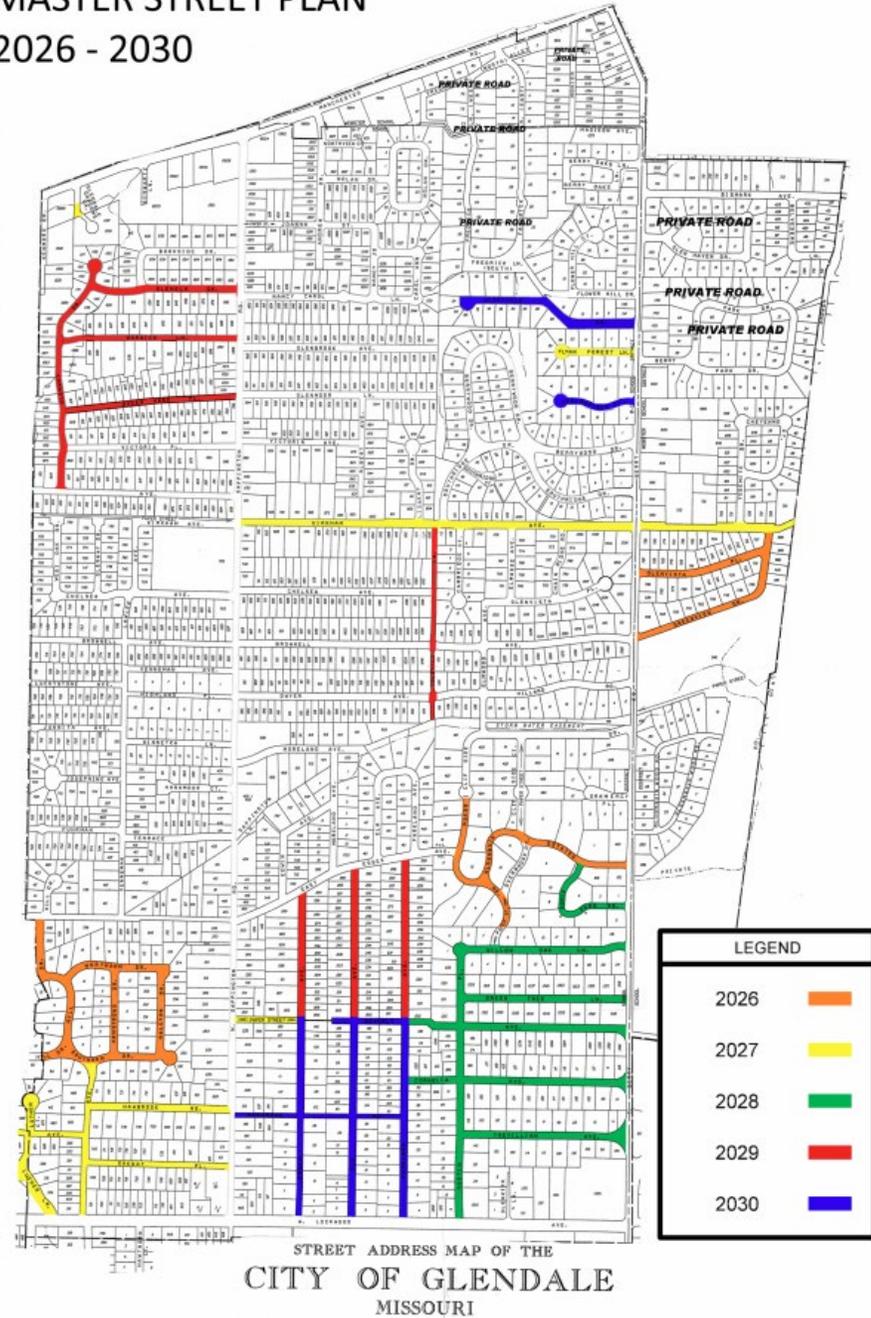
- Microsealing
- Crackseal with microseal
- Crackseal, microseal, and pavement markings
- 2-inch mill and asphalt overlay
- Concrete slab replacements

*Depth of asphalt replacement determined by PASER score and condition of pavement at time of improvement.

5-Year Street Improvement Plan

Estimated Cost:
\$12,978,766

MASTER STREET PLAN
2026 - 2030



Street Improvement Projects

Year 1 - 2026

Reconstruction:

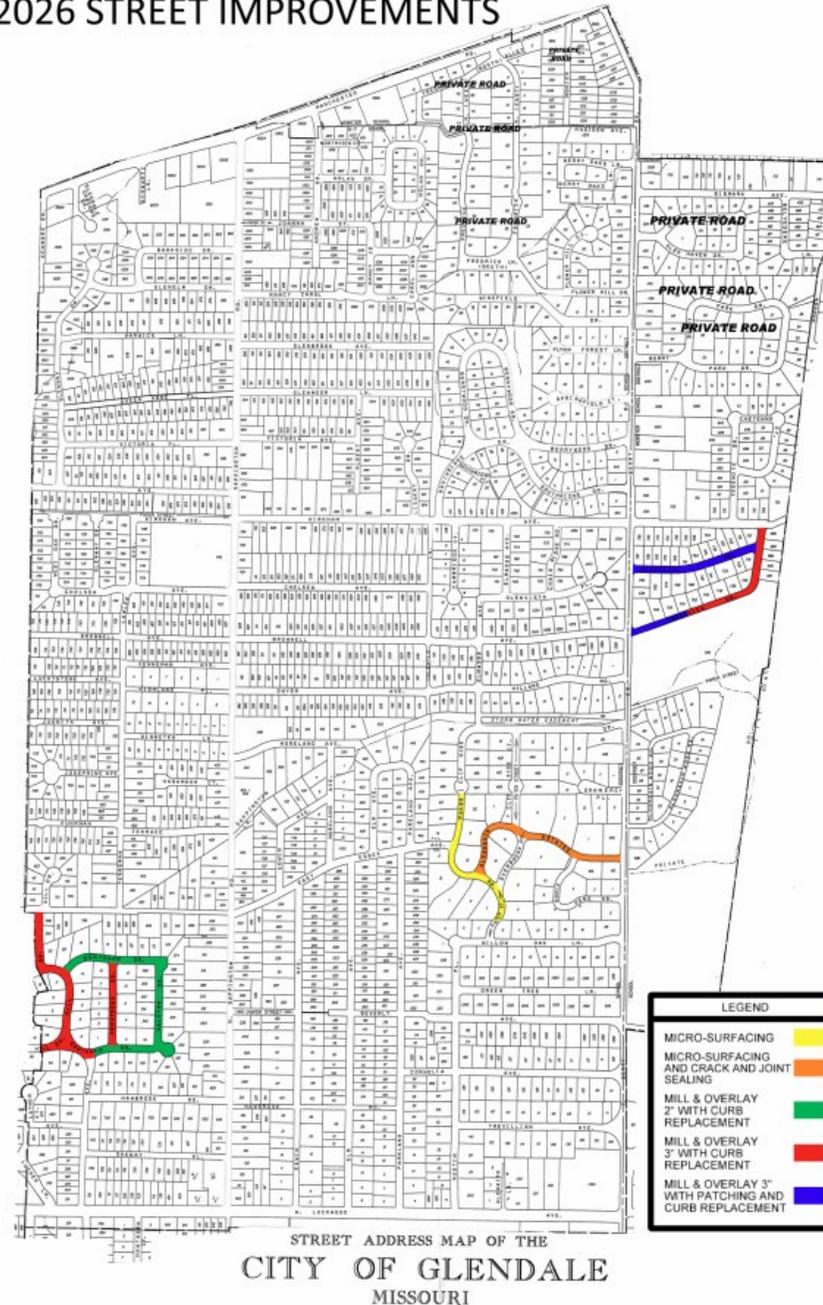
- Hill Dr.
- Northarm Dr.
- Southarm Dr.
- Armstrong Dr.
- Halcyon Dr.
- Greenview Dr.
- Glenvista Pl.

Pavement Maintenance:

- Devon Rd. & Algonquin Est.

Estimated Cost: \$2,610,843

2026 STREET IMPROVEMENTS



Street Improvement Projects

Year 2 - 2027

Reconstruction:

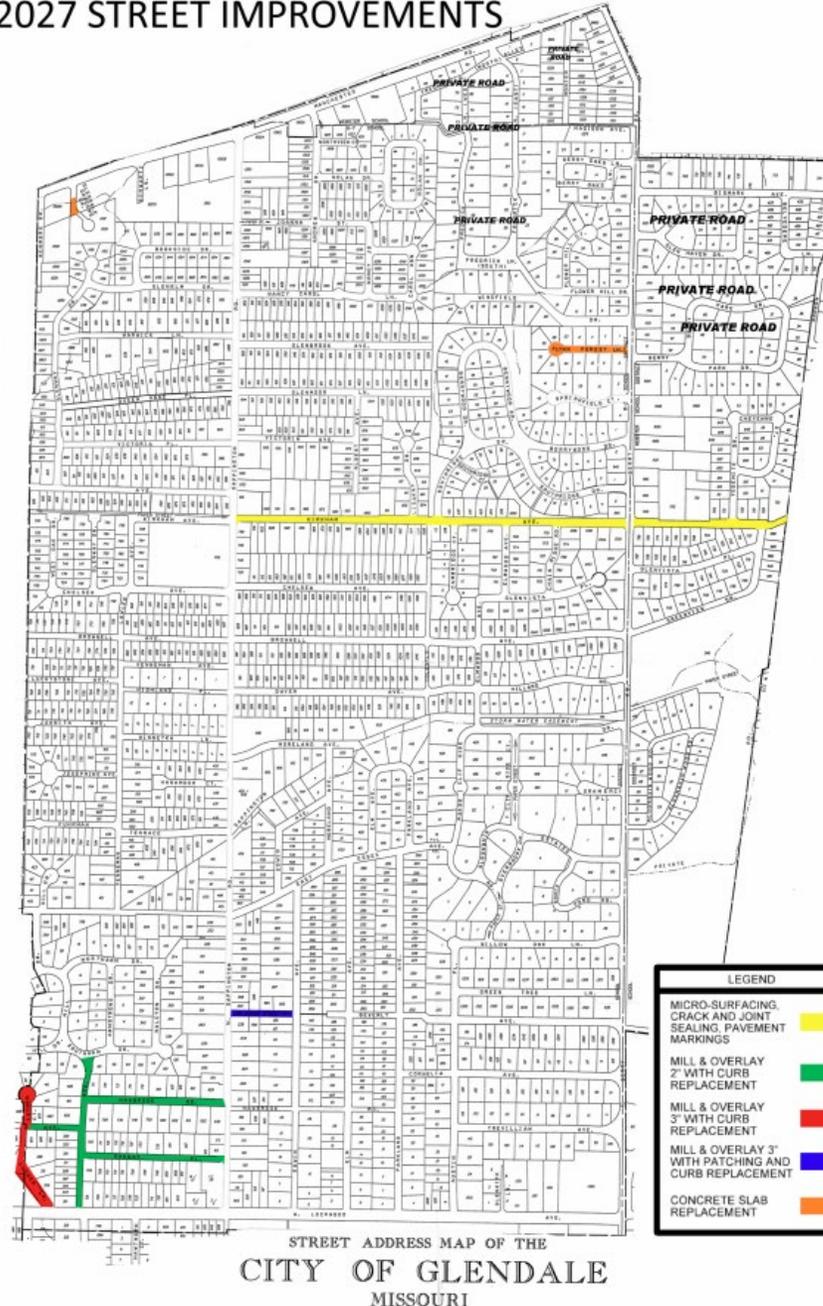
- Luther Ln.
- Hawbrook Rd.
- Oakway Pl.
- Park Ave.
- Beverly Dr. (N. Sappington to dead end)

Pavement Maintenance:

- Kirkham Ave.
- Glendale Gardens Dr.
- Flynn Forrest Ln.

Estimated Cost: \$1,873,052

2027 STREET IMPROVEMENTS



Street Improvement Projects

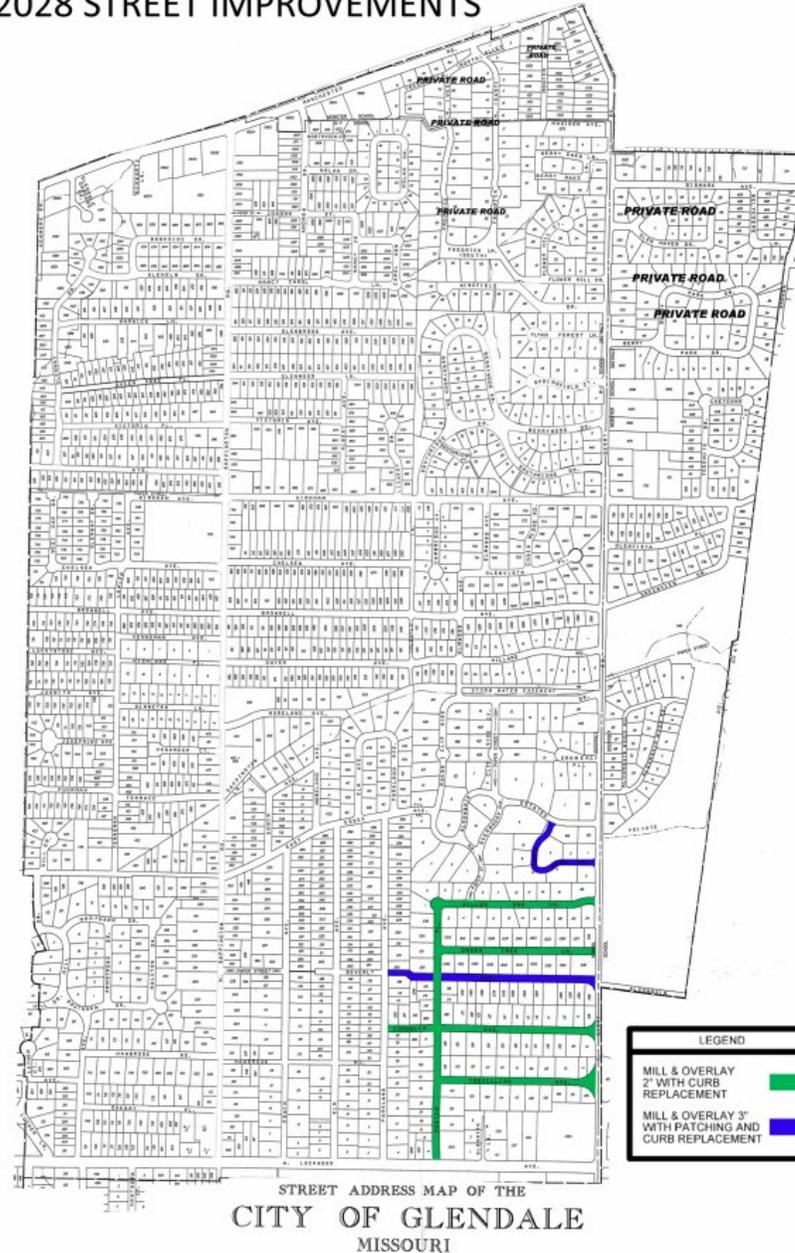
Year 3 - 2028

Reconstruction:

- Willow Oak Ln.
- Green Tree Ln.
- Beverly Ave. (Berry to Parkland)
- Cornelia Ave.
- Trevillian Ave.
- Austin Pl.
- Kings Pond Rd.

Estimated Cost: \$3,393,840

2028 STREET IMPROVEMENTS



Street Improvement Projects

Year 4 - 2029

Reconstruction:

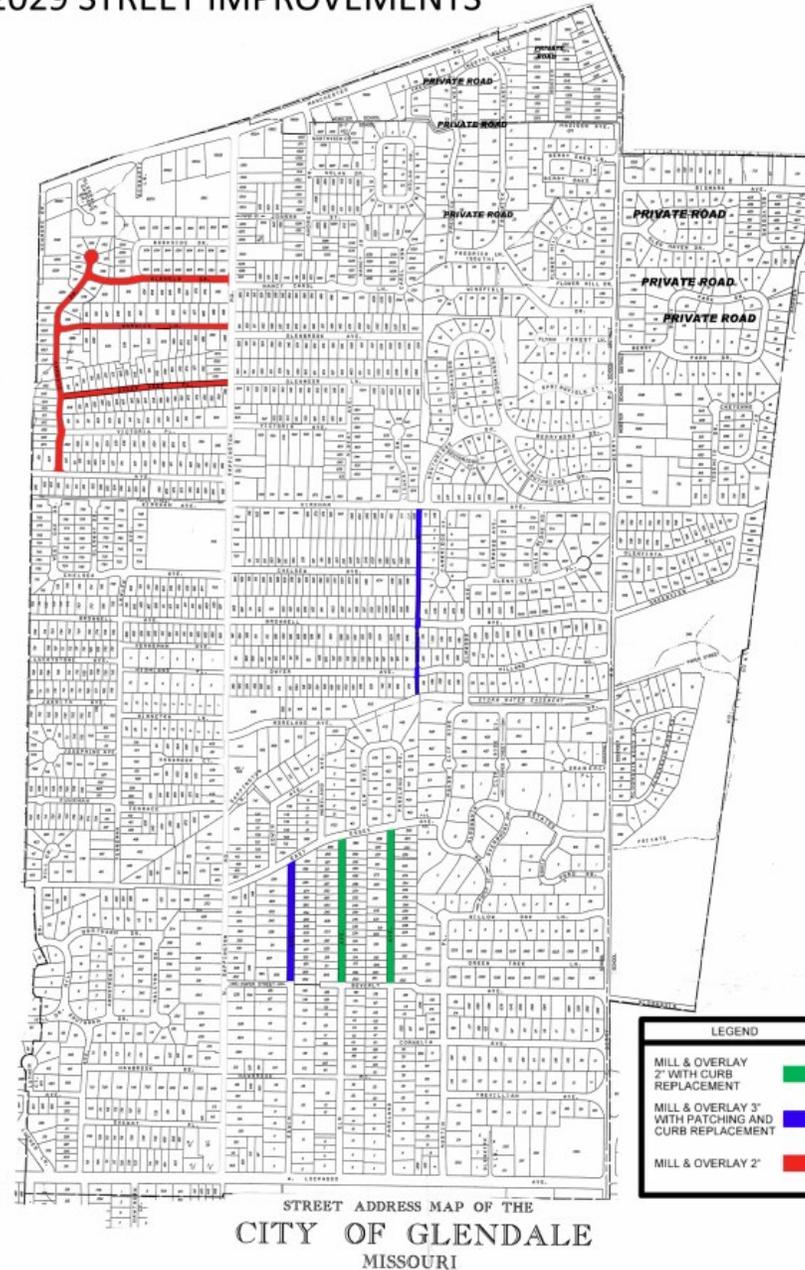
- Idlewild Ln. (Kirkham to Chelsea)
- Edwin Ave. (Essex to Beverly)
- Elm Ave. (Essex to Beverly)
- Parkland Ave. (Essex to Beverly)

Pavement Maintenance:

- Glen Elm Dr.
- Warwick Ln.
- Queen Anne Pl.
- Glenway Dr. (Alexandra to End)

Estimated Cost: \$2,458,351

2029 STREET IMPROVEMENTS



Street Improvement Projects

Year 5 – 2030

Reconstruction:

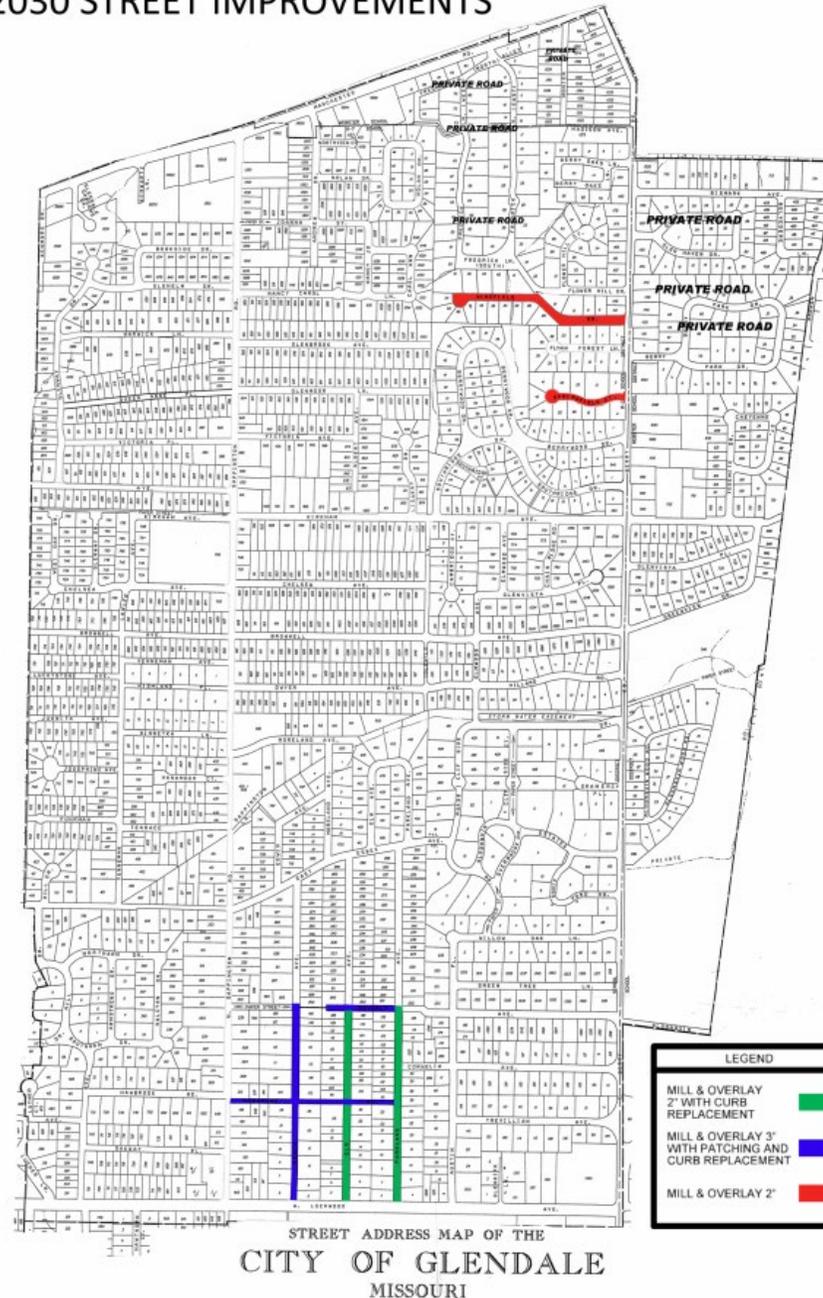
- Beverly Ave. (Parkland to Edwin)
- Hawbrook Rd. (Sappington to Parkland)
- Edwin Ave. (Beverly to Lockwood)
- Elm Ave. (Beverly to Lockwood)
- Parkland Ave. (Beverly to Lockwood)

Pavement Maintenance:

- Wingfield Rd.
- Springfield Ct.

Estimated Cost: \$2,642,680

2030 STREET IMPROVEMENTS



SIDEWALK AND RAMP IMPROVEMENTS

Sidewalk Improvements

3 Categories:

Reconstruction

- Removal and replacement of all existing sidewalks along the street section
- Would include construction of ADA compliant ramps

Repair/Maintenance

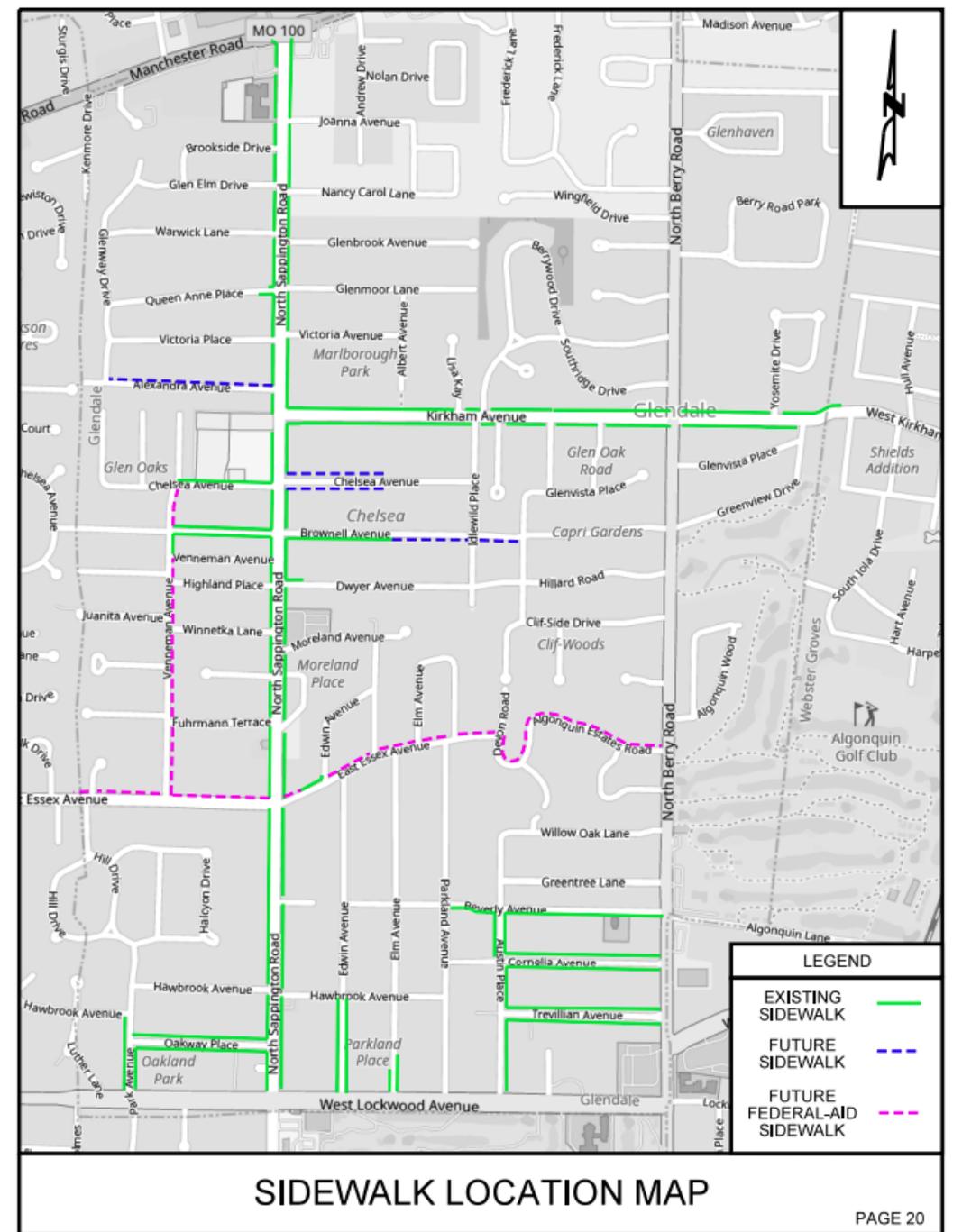
- As-needed replacement or repair of stressed sidewalk slabs
- Replacement of sidewalk ramps to comply with current ADA standards

New Construction

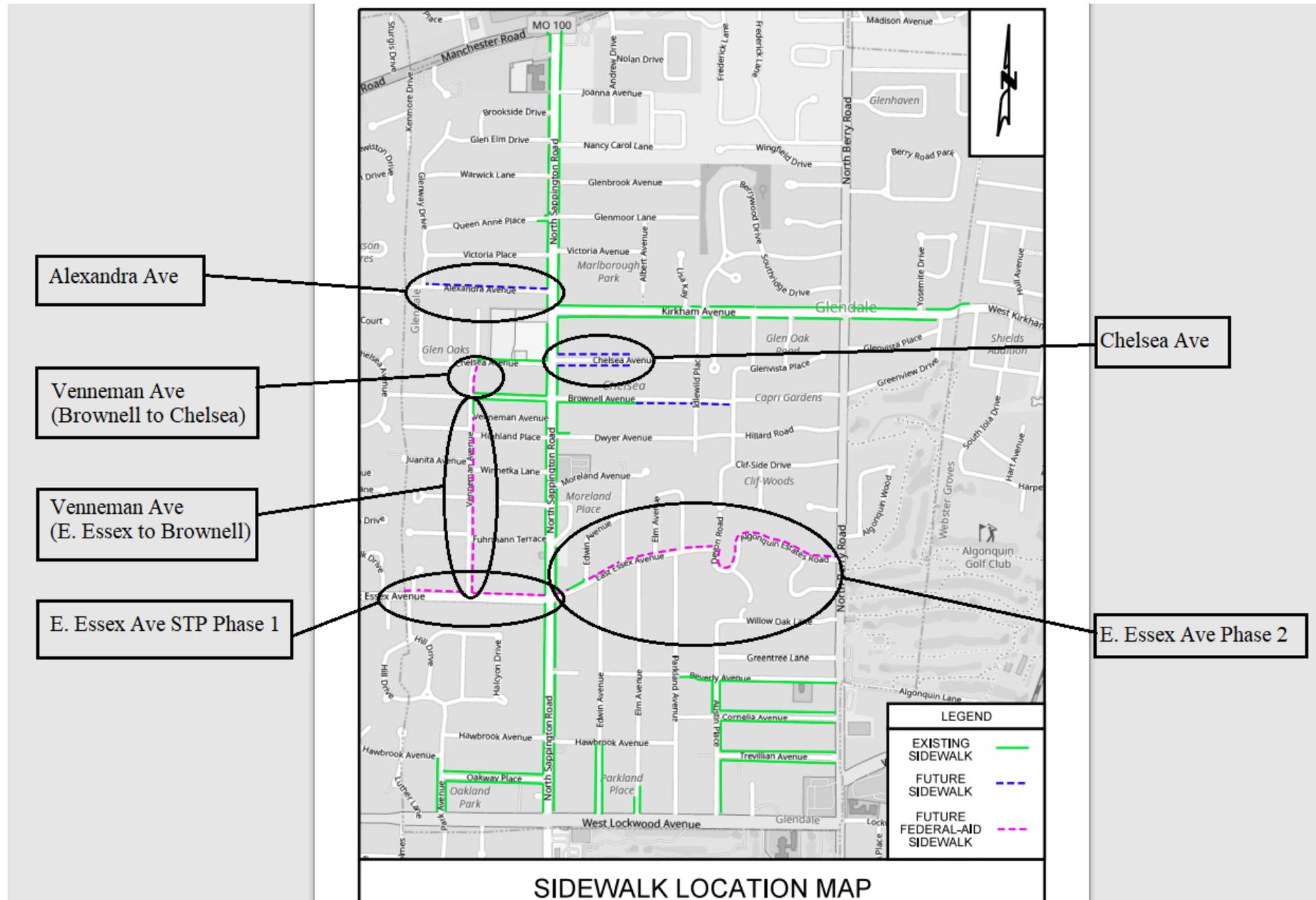
- Construction of sidewalks in new locations
- Can be funded by bond or can be funded by future STP projects
- Can be omitted from the plan

Sidewalk Locations and Proposed Work

- The map to the right shows the locations of all existing sidewalks.
- The map also shows the locations of potential new sidewalk construction.
- Costs for new construction can be derived from two sources – included in bond or rely on future STP projects.
- Bond size is dependent on optional sidewalk configuration.
- Estimated Cost: \$1,036,000 - \$7,005,000



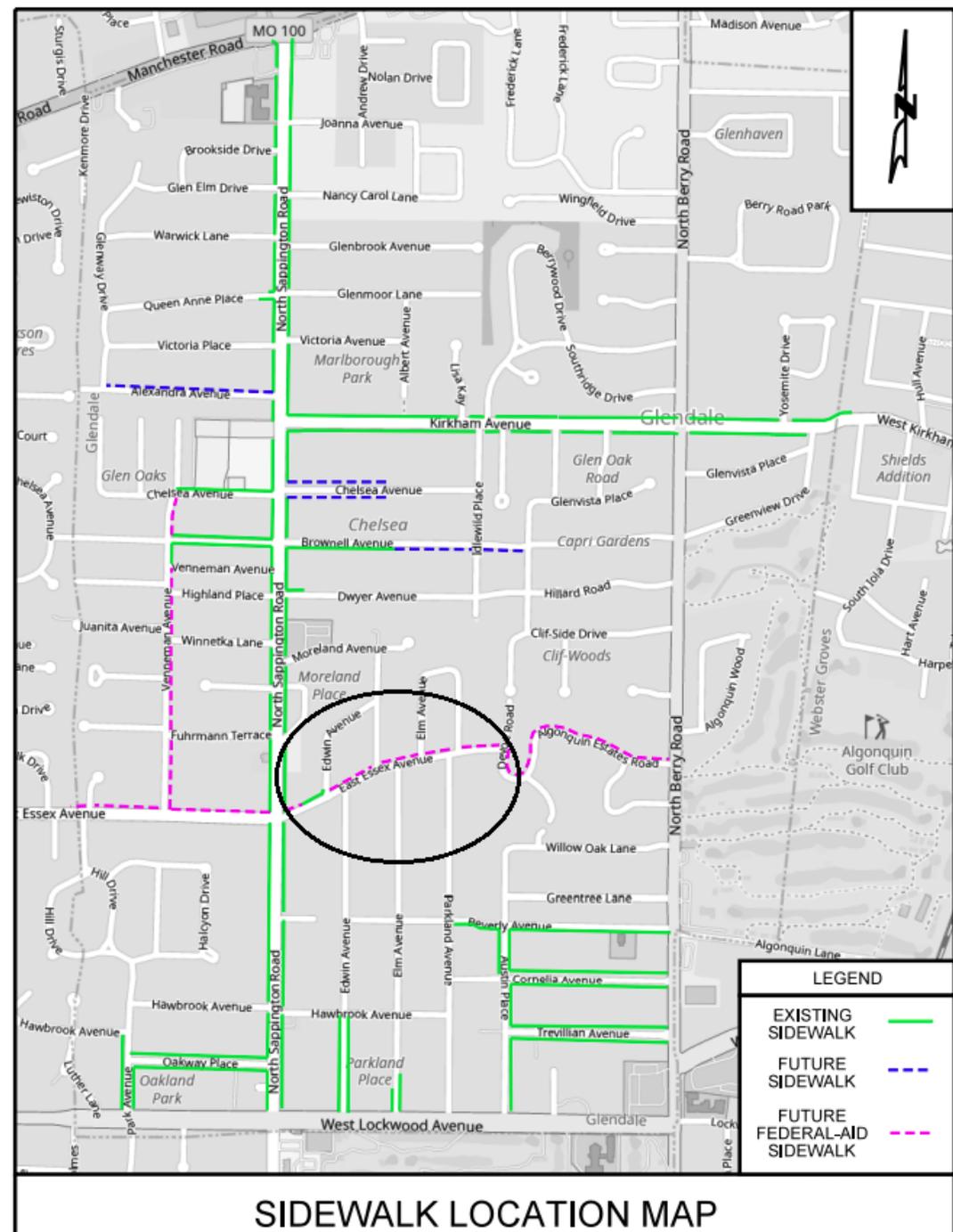
Proposed New Sidewalks



E. Essex Ave.

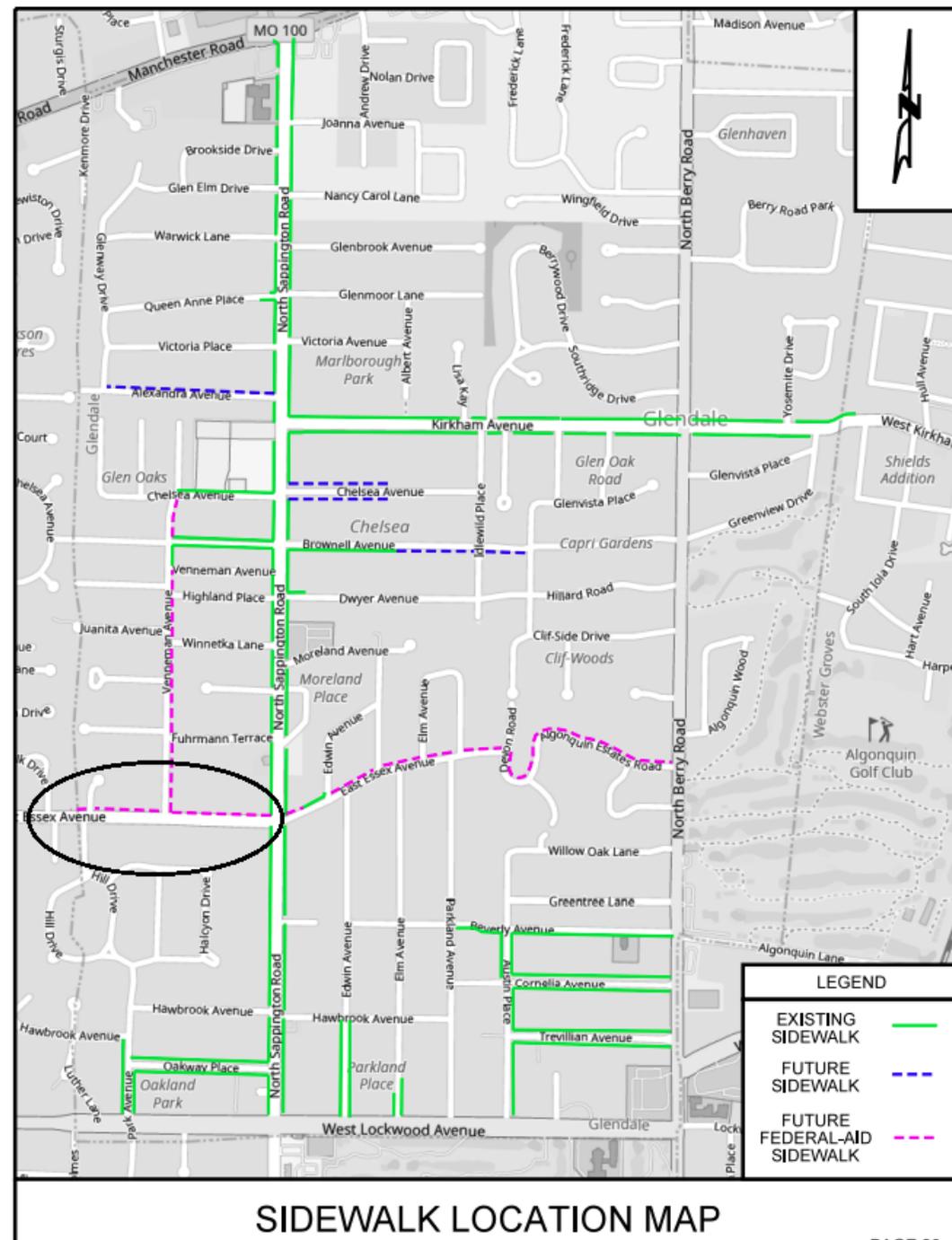
N. Sappington Rd. to Devon Rd.

- Included in the 5-year bond for construction in 2027 (Year 2 of bond)
- Estimated Cost: \$1,025,000
- City plans to re-apply for STP Federal Aid in 2025
- Staff recommendation: Omit from Bond and rely on Federal Aid



E. Essex Ave. Dickson St. to N. Sappington Rd.

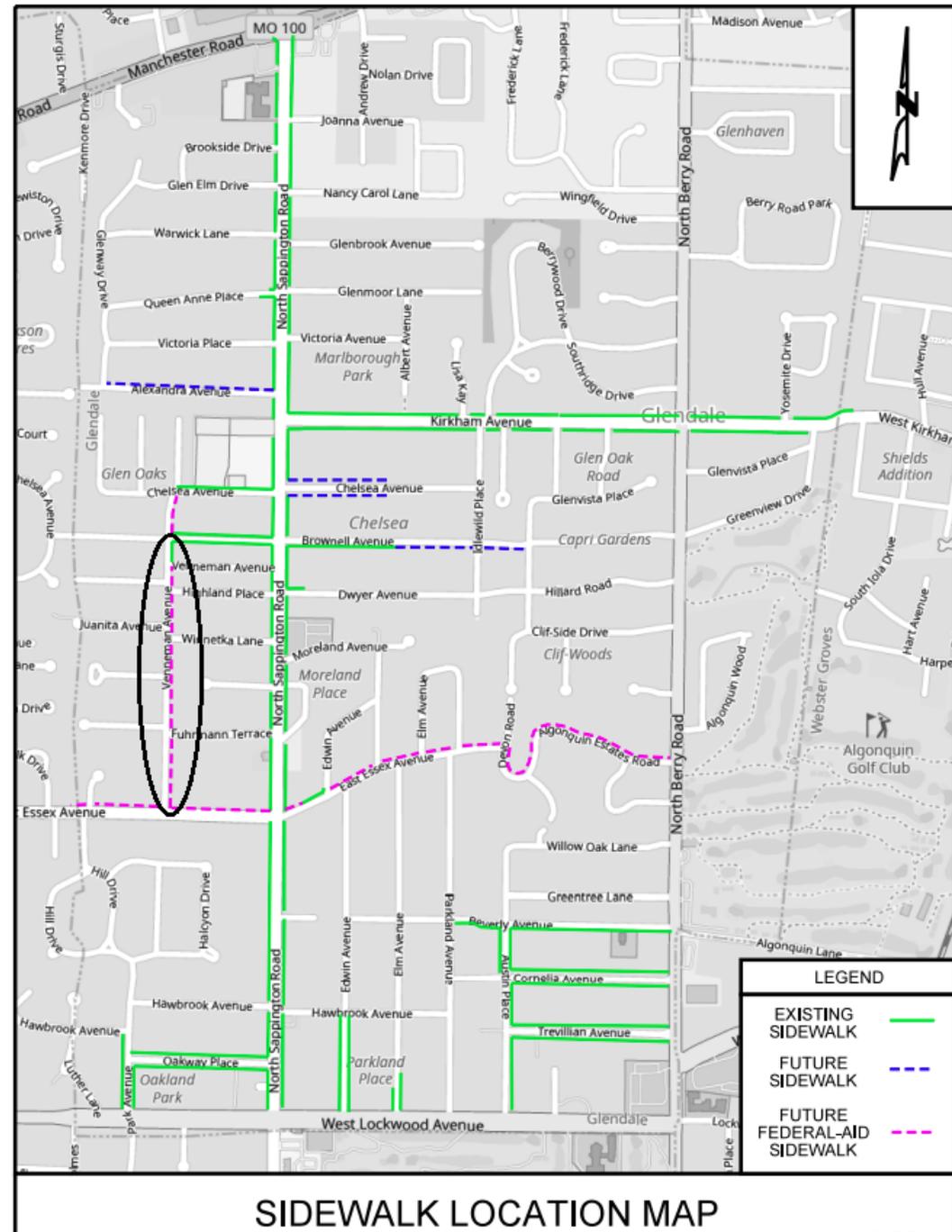
- Included in the E. Essex Ave. STP
- Construction slated to begin in late 2024



Venneman Ave.

E. Essex Ave. to Brownell Ave.

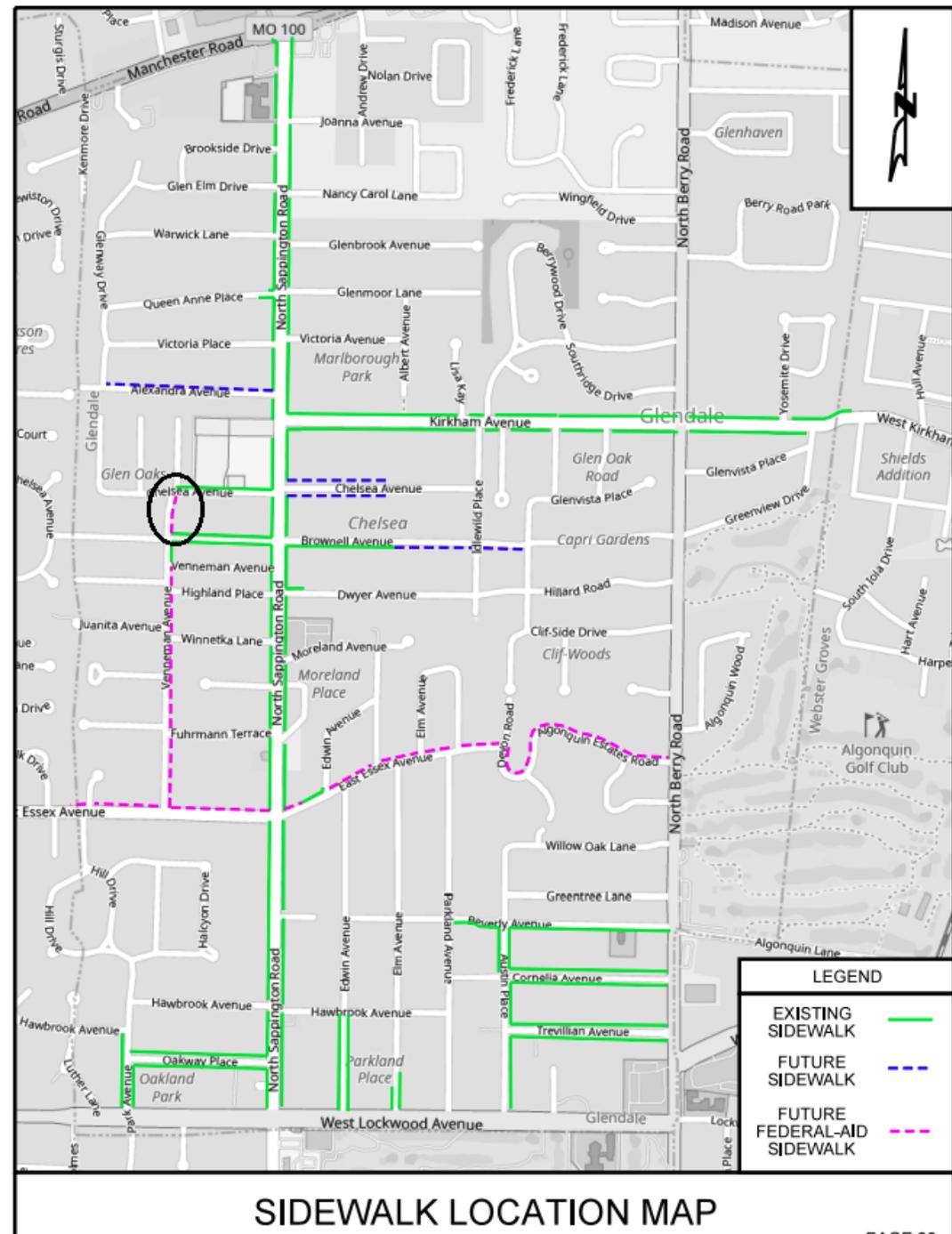
- Included in 5-year bond for construction in 2029 (Year 4 of bond)
- Estimated Cost: \$1,051,000
- Logical connector between E. Essex Ave. and N. Glendale Elementary
- Heavy pedestrian traffic during school year
- City to apply for reclassification of Venneman Ave. to minor collector
- Staff recommendation: Keep this project in the bond and apply for reclassification. If approved, apply for Federal Aid through STP and use funds for another project. If reclassification is unsuccessful, move forward with construction.



Venneman Ave.

Brownell Ave. to Chelsea Ave.

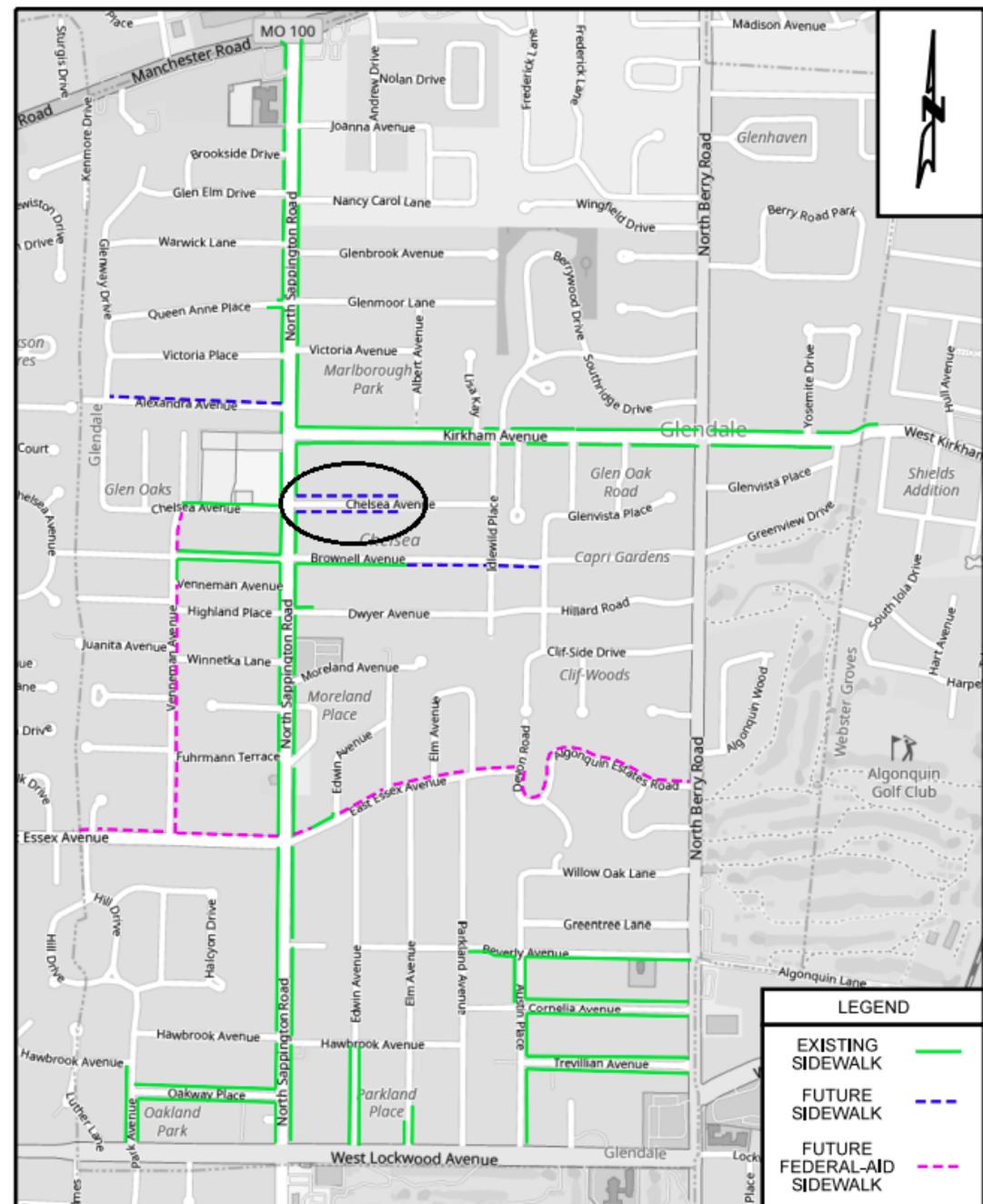
- Included in 5-year bond for construction in 2029 (Year 4 of bond)
- Estimated Cost: \$218,000
- Logical connector between E. Essex Ave. and N. Glendale Elementary
- Heavy pedestrian traffic during school year
- City to apply for reclassification of Venneman Ave. to minor collector
- Staff recommendation: Keep this project in the bond and apply for reclassification. If approved, apply for Federal Aid through STP and use funds for another project. If reclassification is unsuccessful, move forward with construction.



Chelsea Ave.

N. Sappington Rd. to 1013 &
1014 Chelsea Ave.

- Included in 5-year bond for construction in 2030 (Year 5 of bond)
- Estimated Cost: \$1,090,000
- Heavy pedestrian traffic during school year
- Parents drop off/pickup students from school along Chelsea Ave.
- No existing sidewalks
- Budgeted for sidewalks on both sides of street. Could reduce to one side.
- Ending point selected to match length of existing sidewalks along Brownell Ave and to match approximate length of drop off/pickup
- Resident reception unknown

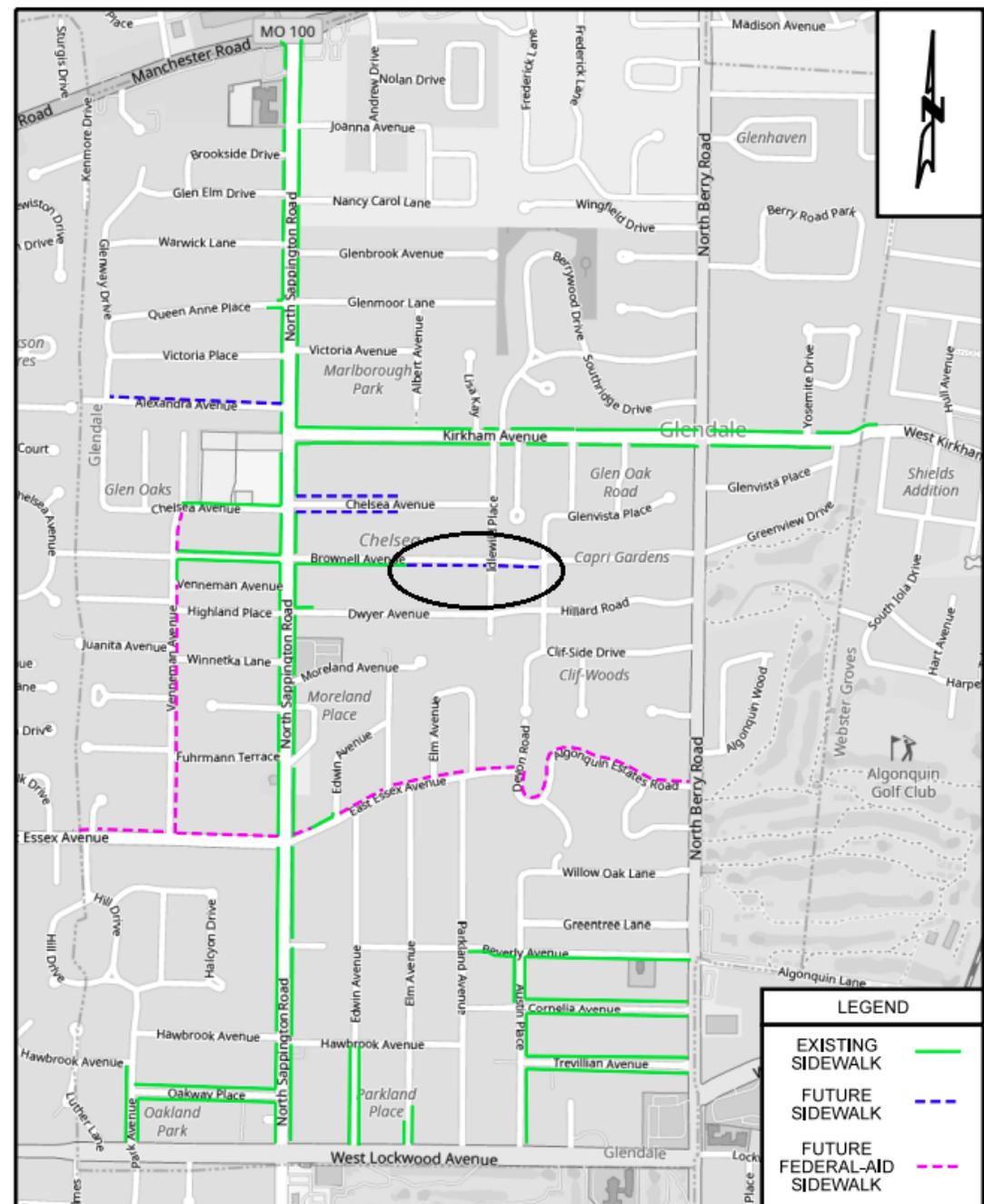


SIDEWALK LOCATION MAP

Brownell Ave.

Continuing sidewalks along south side of street to Elmwood Ave.

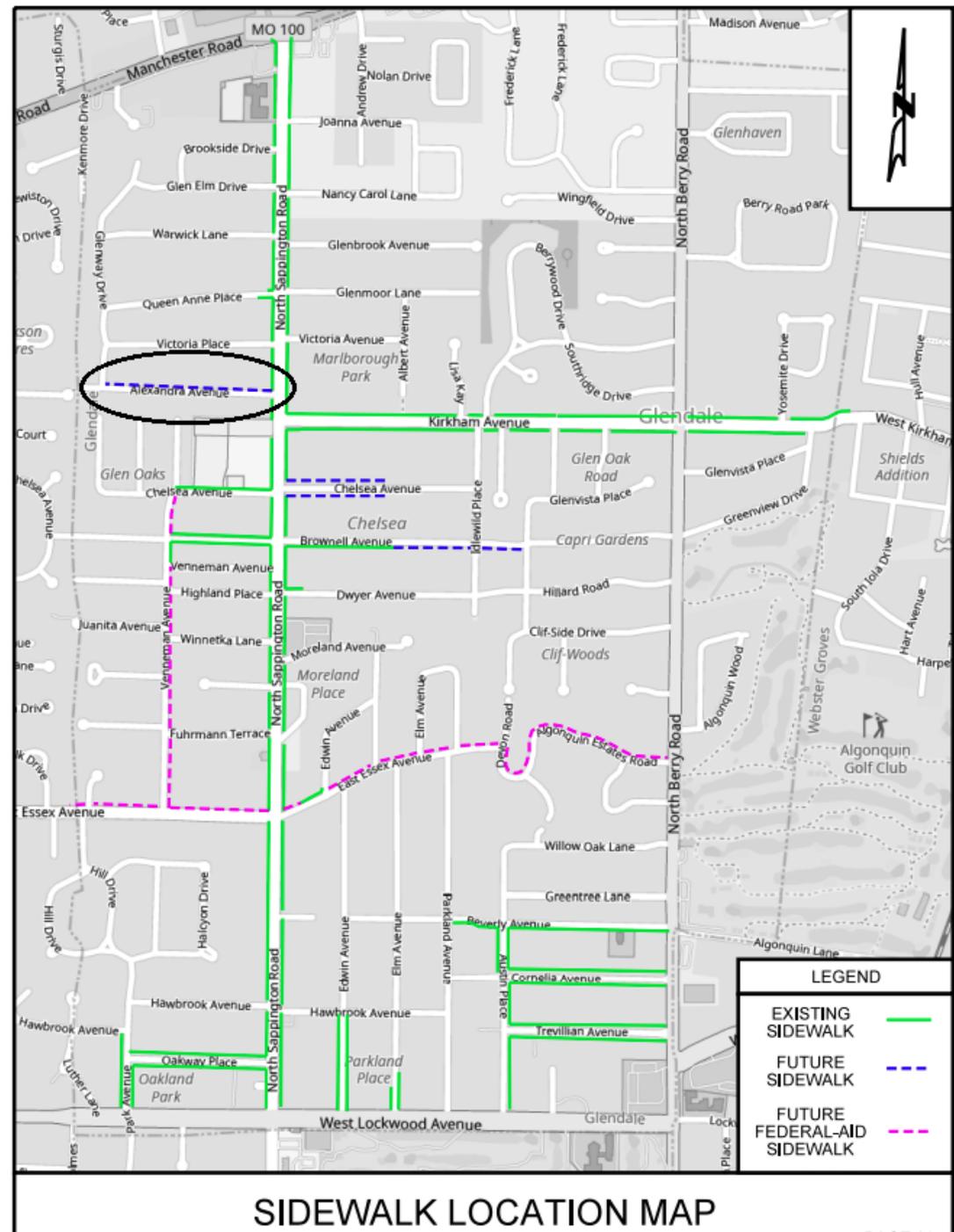
- Included in 5-year bond for construction in 2030 (Year 5 of bond)
- Estimated Cost: \$590,000
- Staff recommendation: Omit from bond.



SIDEWALK LOCATION MAP

Alexandra Ave. N. Sappington Rd to 805 Alexandra Ave.

- Included in 5-year bond for construction in 2029 (Year 4 of bond)
- Estimated Cost: \$834,000
- Parents drop off/pickup students from school along Alexandra Ave.
- No existing sidewalks
- Can be shortened to match lengths along Brownell Ave. and Chelsea Ave.
- Resident reception unknown



Sidewalk Reconstruction

STREET	SIDE	BEGIN	END	YEAR	BOND YEAR	COST ESTIMATE
Austin Place	East	Lockwood Ave.	Beverly Ave.	2028	3	\$143,000
Austin Place	West	Cornelia Ave.	Beverly Ave.	2028	3	\$40,000
Cornelia Ave.	North	Austin Place	N. Berry Rd.	2028	3	\$135,000
Cornelia Ave.	South	Austin Place	N. Berry Rd.	2028	3	\$136,000
Edwin Ave.	East	Lockwood Ave.	Hawbrook Rd.	2023	5	\$86,000
Edwin Ave.	West	Lockwood Ave.	Hawbrook Rd.	2023	5	\$86,000
Oakway Place	North	N. Sappington Rd.	Park Ave.	2027	2	\$112,000
Oakway Place	South	N. Sappington Rd.	Park Ave.	2027	2	\$112,000
Kirkham Ave.	South	N. Berry Rd.	Greenview Dr.	2027	2	\$94,000

Sidewalk Maintenance/Repair

STREET	SIDE	BEGIN	END	YEAR	BOND YEAR	COST ESTIMATE
Beverly Ave.	South	N. Berry Rd.	Austin Place	2028	3	\$27,000
Elm Ave.	East	Lockwood Ave.	12 Elm Ave.	2030	5	\$10,000
Park Ave.	West	Lockwood Ave.	Oakway Place	2027	2	\$9,000
Trevillian Ave.	North	N. Berry Rd.	Austin Place	2028	3	\$23,000
Trevillian Ave.	South	N. Berry Rd.	Austin Place	2028	3	\$23,000

Stormwater Improvements

Stormwater Improvement Projects

- 3 projects selected from Stormwater Master Plan
- P009 – Alexandra Ave. Storm Sewer
- P014C – Berry Oaks Inlet Replacement
- P017 – Clif Side Dr. Storm Sewer

P009 – Alexandra Ave. Storm Sewer

Project # P009
Alexandra Ave Storm Sewer
(From Sappington Road to Glenway Drive)

Construct 1,000 LF of 24-inch storm sewer and inlets.
 The project will benefit 35 properties and no permanent easement will be required.

Storm Water Project Summary of Quantities and Engineer's Cost Estimate
 Project Name: Alexandra Ave Storm Sewer (From Sappington Road to Glenway Drive)

Project Number: P009					
Pay Item	Item Description	Unit	Unit Cost	Quantity	Extended Cost
418000000000ST	Inlet - Street	EA	\$2,050	5	\$10,250
412000240000ST	Pipe Sewer 24" (Storm)	LF	\$105	1005	\$105,517
3H50000000000C	Excavation	CY	\$28	933	\$26,119
41130000000000	Granular Backfill	CY	\$55	911	\$50,107
9D400000000000	Street Pavement - Asphaltic Concrete Rem. and Rep.	SY	\$85	1442	\$122,575
Subtotal:					\$314,562
1G6a00000000MOBX	Mobilization	LS	3.5%	1	\$11,010
8H000000000000	Protection and Restoration	LS	14%	1	\$44,039
Subtotal:					\$55,048
Construction Costs:					\$369,611
	Engineering	LS	20%	1	\$73,922
	Contingency	LS	10%	1	\$44,353
Total Costs:					\$487,886

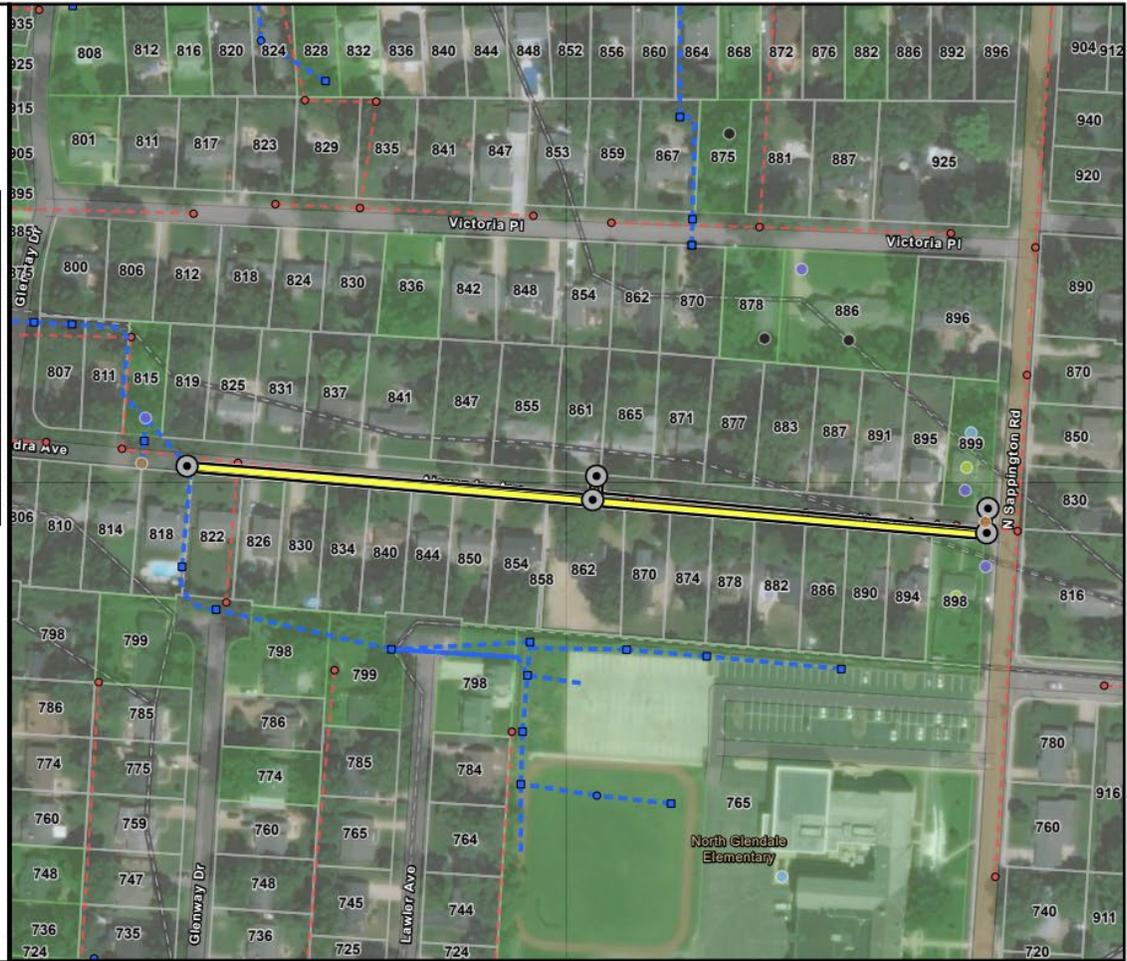


Legend

- Inlet-Street
- Street Pavement
- Pipe Sewer 24" (Storm)
- Existing Storm Water Manhole
- Existing Storm Water Inlet
- Existing Stormwater Network
- Existing Sewer Manhole
- Existing Sanitary Sewer Network

Problem Identification (PID)

- Backyard Flooding
- Basement Backups
- Driveway or Private Roadway Flooding
- Main Structure Building Flooding
- Public Roadway Flooding
- Storm Survey Parcels, House #
- Drainage Areas and Subwatersheds



7/6/2022



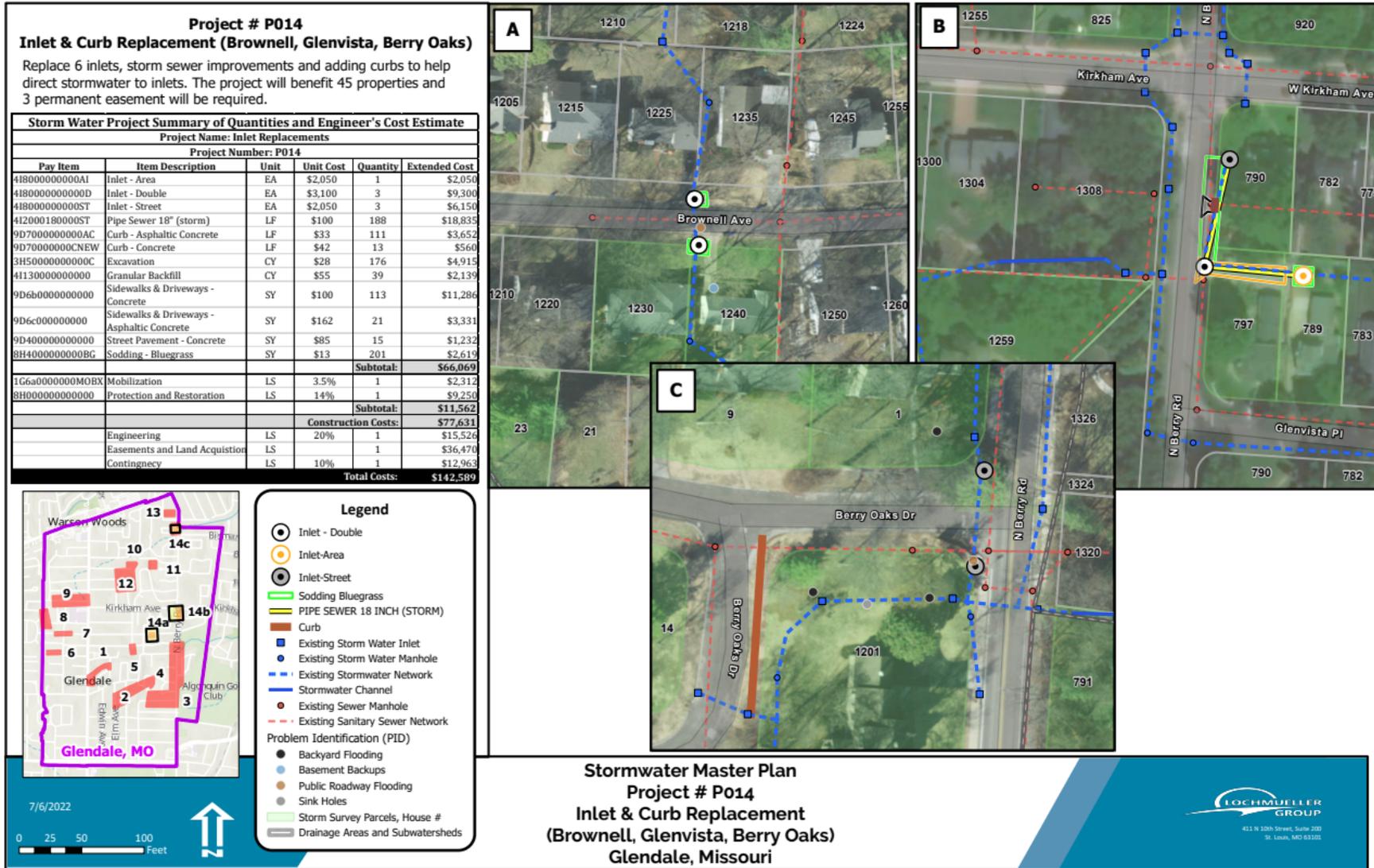
Stormwater Master Plan
Project # P009
Alexandra Ave Storm Sewer
(From Sappington Road to Glenway Drive)
Glendale, Missouri



P009 – Alexandra Ave. Storm Sewer

- Construct 1,000 LF of 24-inch storm sewer and inlets. The project will benefit 35 properties and no permanent easement will be required.
- Estimated Construction Cost: \$487,886
- Proposed Construction in 2026 (Year 1 of Bond)

P014C – Berry Oaks Inlet Replacement



P014C – Berry Oaks Inlet Replacement

- Replace inlet and construct curb to direct water away from 1 property. No permanent easements required.
- Estimated Construction Cost: \$15,000
- Proposed Construction in 2028 (Year 3 of Bond)

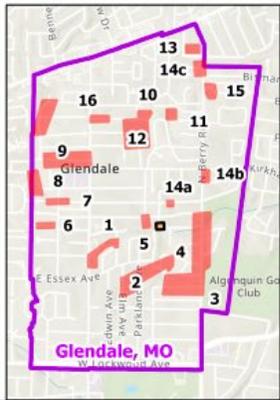
P017 – Clif Side Dr. Storm Sewer

Project # P017
Clif Side Dr Storm Sewer

Install 135 LF of 60 in storm sewer parallel to existing 54 in storm sewer.
 The project will benefit one property and one permanent easement will be required.

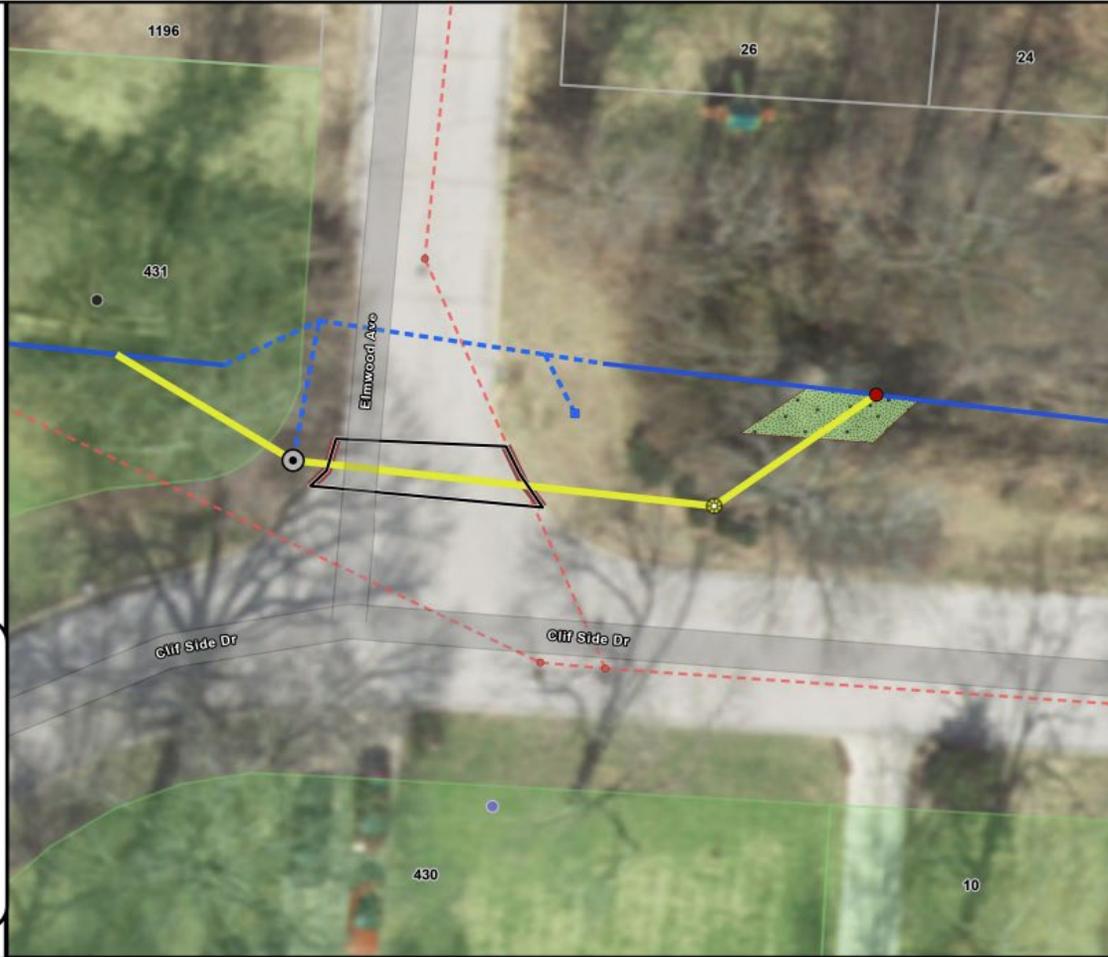
Storm Water Project Summary of Quantities and Engineer's Cost Estimate
 Project Name: Clif Side Dr Storm Sewer
 Project Number: P017

Pay Item	Item Description	Unit	Unit Cost	Quantity	Extended Cost
4160000000000	Manhole	LF	\$335	10	\$3,350
4180000000000	Inlet - Street	EA	\$2,050	1	\$2,050
4120003000000ST	Pipe Sewer 60" [storm]	LF	\$300	135	\$40,500
6j800060000000	Connection to Channel 60 Inch Pipe	PLC	\$9,000	1	\$9,000
3H50000000000C	Excavation	CY	\$28	420	\$11,760
41130000000000	Granular Backfill	CY	\$55	78	\$4,278
9D5c0000000000	Street Pmnt - Asphl Conc Surf & Righd Base - Rem & Rep	SY	\$95	300	\$28,500
6j6000000000RLX	Rock Lining	SY	\$78	200	\$15,600
6F5000000000BIOX	Bank Protection - Biostabilization	SY	\$60	200	\$12,000
9D70000000000C	Curb - Concrete Rem. and Rep.	LF	\$50	14	\$700
BH4000000000BG	Sodding - Bluegrass	SY	\$13	233	\$1,370
				Subtotal:	\$129,107
1G6a00000000MOBX	Mobilization	LS	3.5%	1	\$4,519
BH000000000000	Protection and Restoration	LS	14%	1	\$18,075
				Subtotal:	\$22,594
				Construction Costs:	\$151,701
	Engineering	LS	20%	1	\$30,340
	Easements and Land Acquisition	LS		1	\$18,120
	Contingency	LS	10%	1	\$18,204
				Total Costs:	\$219,000



Legend

- MANHOLE - STANDARD CONSTRUCTION
- Inlet-Street
- CONNECTION TO CHANNEL 60 INCH PIPE
- Street Pavement
- PIPE SEWER 60 INCH (STORM)
- BANK PROTECTION - BIOSTABILIZATION
- CURB - CONCRETE
- Existing Storm Water Inlet
- Existing Stormwater Network
- Stormwater Channel
- Existing Sewer Manhole
- Existing Sanitary Sewer Network



8/29/2024



Stormwater Master Plan
 Project # P017
 Clif Side Dr Storm Sewer
 Glendale, Missouri



P017 – Clif Side Dr. Storm Sewer

- Install 135 feet of 60-inch storm sewer parallel to existing 54-inch storm sewer. The project benefits 1 property and 1 permanent easement will be required.
- Estimated Construction Cost: \$219,000
- Proposed Construction in 2027 (Year 2 of Bond)

Optional Bond Costs and Configurations

- 3 options outlined
- Requires selection by Mayor and Board of Aldermen

Option 1

- Includes all street, sidewalk, and stormwater improvement work outlined in the Streets Master Plan.
- Includes costs to construct new sidewalks along streets that could potentially receive Federal Aid.
- Total Cost: \$20,954,000
- Estimated cost per household:
 - \$0.40 per \$1,000 of assessed valuation
 - approximately \$304/year for a \$400,000 home
 - approximately \$25/month, per household

Option 2

- Includes all street and stormwater improvement projects.
- Includes repair/replacement work to existing sidewalks and construction of new sidewalks along Chelsea Ave. and Alexandra Ave.
- Excludes costs to construct new sidewalks along streets that could potentially receive Federal Aid.
- Total Cost: \$16,909,000
- Estimated cost per household:
 - \$0.34 per \$1,000 of assessed valuation
 - approximately \$258/year for a \$400,000 home
 - approximately \$21/month, per household

Option 3

- Includes all street and stormwater improvement projects.
- Includes repair/replacement work to existing sidewalks.
- Excludes costs to construct new sidewalks along streets that could potentially receive Federal Aid and excludes construction of new sidewalks along Chelsea Ave. and Alexandra Ave.
- Total Cost: \$14,985,000
- Estimated cost per household:
 - \$0.30 per \$1,000 of assessed valuation
 - approximately \$228/year for a \$400,000 home
 - approximately \$19/month, per household

Comprehensive Street Maintenance Plan

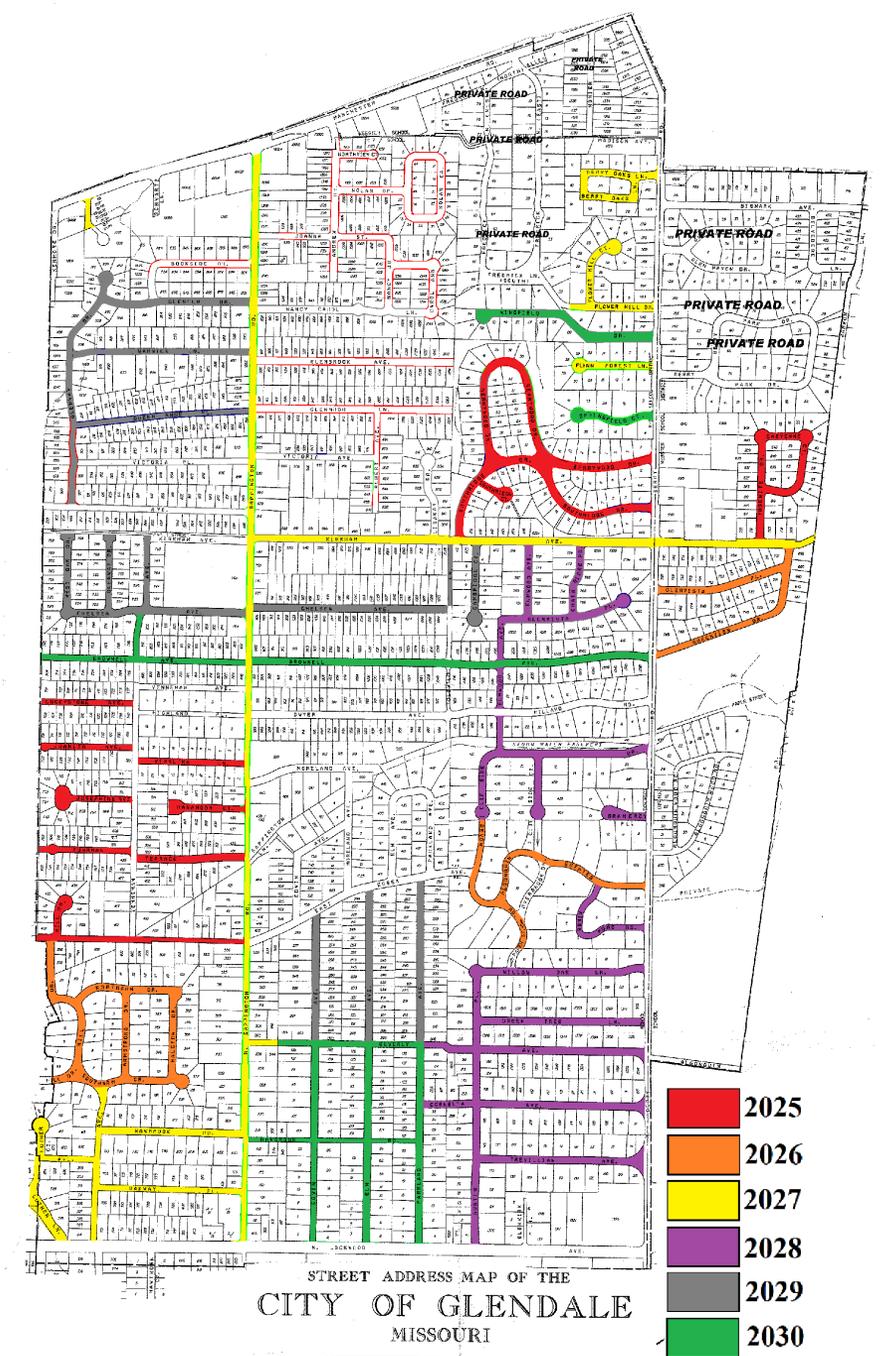
Street work performed within the Bond timeframe in addition to the work contained in the Bond and funded by the city's Capital Improvement Program.

Additional Street Work Includes:

- Asphalt curbing replacement and Nova Chip street overlay in 2025 along Luckystone Ave., Juanita Ave., Josephine Ave., Hanamoor Ct., Winnetka Lane, 700 & 800 blocks of Fuhrmann Terrace, and 400 block of Hill Dr.
- Reconstruction of E. Essex Ave. through STP program. 2025 & 2026
- N. Sappington Rd. Preservation Project. 2027
- Application for Federal Aid – E. Essex Ave. Phase 2, 2025
- Application for reclassification – Venneman Ave., 2026
- Continuation of Crackseal/Sealcoat program.

Comprehensive Street Improvement and Maintenance 2025-2030

The map to the right indicates the location and schedule of all street reconstruction and maintenance activities between 2025 & 2030.



Questions?



Internal Memorandum

Office of the City Administrator

TO: Honorable Mayor Mike Wilcox
and the Glendale Board of Aldermen

FROM: Frank Johnson, City Administrator

DATE: October 18, 2024

ADMINISTRATION

Alex Darmody Resignation

- This week I received a letter of resignation from Alex Darmody, who has accepted an offer of full-time employment with the City of Crestwood Parks and Recreation Department. Alex has been instrumental in helping build up the City's communication and community engagement efforts, so we are sad to see her go but wish her luck in her new endeavor. Her last day will be Monday, Oct. 28.

Blueprint Glendale Comprehensive Plan

- The draft of the Blueprint Glendale Comprehensive Plan is still pending from H3, who have reported that completion was delayed as they waited on information from other team members on the project, but they are now estimating they will have the completed document to us by the middle of next week.
- Following this, staff will review the draft and provide H3 with comments or feedback and then schedule meetings with the Business Roundtable and Steering Committee.

Revised ARB Guidelines

- The Plan Commission completed their review of the zoning code amendments associated with the ARB Guidelines and recommended some additional tweaks. These changes have been incorporated by City Attorney Jim Hetlage into the version shared with you earlier this week.
- Due to the need to have a public hearing notice published 15 days in advance, the public hearing and first reading on the ordinances will likely be at the November 4 Board of Aldermen meeting.

Glendale Chrysler Vehicle Storage Lot and SUP Amendment

- Glendale Chrysler has submitted complete plans for the proposed vehicle storage lot at 10088 Manchester Road, including lot striping and lighting/photometric details. In addition, we will be amending the current SUP to cover this property as well.
- Per Section 410.060 of the municipal code, all parking lot construction requires that it first be reviewed by the Plan Commission for recommendation to the Board of

Aldermen. The Plan Commission will also review the amendment to the SUP concurrently with the vehicle storage lot.

- Both items will be on the agenda for the Nov. 13 Plan Commission meeting and the Nov. 18 Board of Aldermen Meeting.

Utility Billing Insert

- The City prepared a letter notifying residents of the upcoming increase to the waste disposal rates for inclusion in the most recent utility bill sent to residents. We received confirmation from Central Square, the vendor we use to process and mail the bills, that it would be included. However, due to an issue on their end with their print vendor, the letters were mistakenly not included.
- Central Square took responsibility for the mistake and stated that they sent out a second mailing to residents free of charge on Oct. 10. If you or your neighbors did not receive this mailing, please let me know.

POLICE DEPARTMENT

Nothing new to report.

FIRE DEPARTMENT

ISO Report

- Earlier this month, the City of Glendale and the City of Warson Woods were notified by email that the pending results of this year's PPC Survey (ISO evaluation) for the City of Glendale resulted in a retrogression from a Class 2 to a Class 3. Point totals had decreased from the last evaluation in 2019 from 87 to 75.
- Chief Silvernail contacted our field representative and then the ISO regional representative with questions concerning the retrogression, as we believed it was made in error given that the City had not made any changes to its fire operations. After an investigation, ISO reported that a new definition concerning automatic aid had been inappropriately applied and that our score would be lifted to 85, restoring our Class 2 rating and negating the retrogression letter.
- Chief Silvernail is commended for his efforts as this same error also caused other municipal fire departments in our region to receive retrogression letters. ISO has informed us that, considering this, they will be re-evaluating all agencies that were evaluated in 2024.

PUBLIC WORKS DEPARTMENT

Superintendent Terry Jones will be at the meeting Monday night to answer any questions about current or future projects.

Chelsea Avenue

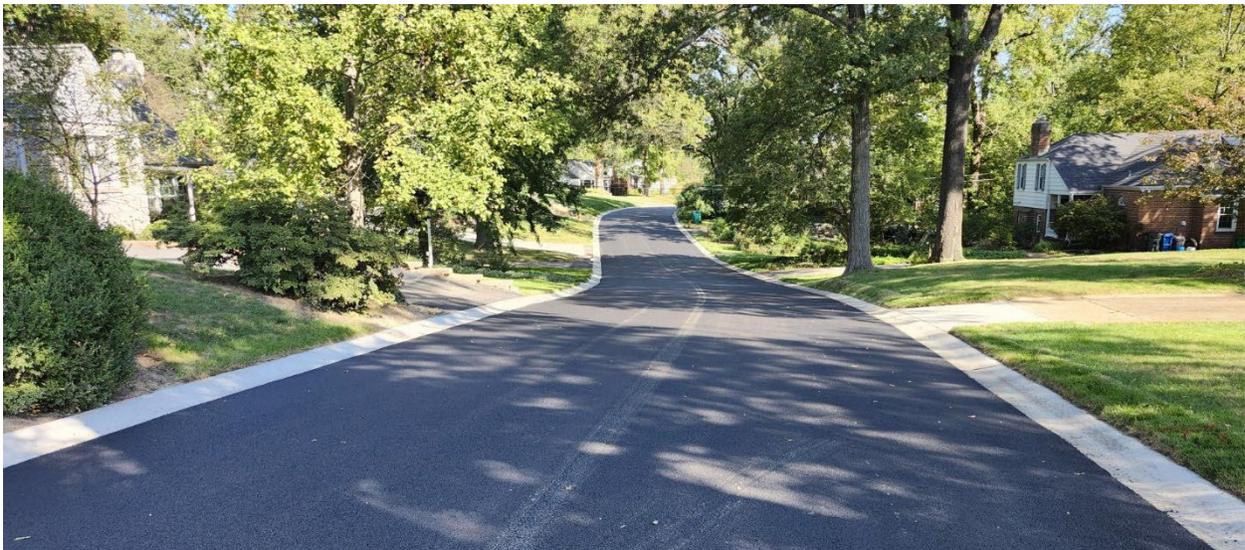
- Crews installed 75-feet of asphalt curbing at 923 & 927 Chelsea Ave. The curbing was missing from this area because 923 was under construction at the time the curbing was installed in 2022. Crews then stripped away the existing turfgrass to allow for proper grading of the yard to the top of the newly installed curbing and applied sod.

E. Essex Ave. STP Project

- On Oct. 9, Glendale and Kirkwood staff conducted a Preconstruction Conference (PreCon) meeting with Lochmueller engineers, a MoDot representative, and the contractor to discuss various aspects of the E. Essex Ave reconstruction project. A PreCon meeting is a requirement of the STP program.
- At the meeting, the city requested a start date from the contractor who stated they expect to begin work sometime within the first 2 weeks of November. The contractor will be providing a definitive date on Oct. 14-15.

Dwyer/Hillard Reconstruction Project

- On Oct. 8-10, the asphalt pavement along Dwyer Ave. and Hillard Rd. was milled down between 2-4 inches and the new asphalt pavement overlay applied. On Oct. 11, all traffic control devices were removed and all streets were open for normal use.



Hillard Rd. facing west

Fleet Maintenance

- The #1 pickup truck was delivered to Suntrup Ford in Kirkwood for repairs to the tire pressure monitoring system, a starter replacement, and a pinion bearing replacement. On 10-16, the city received an estimate from Suntrup Ford to repair the rear pinion and rear differential on the #1 pickup truck. Repairs are underway and the truck is expected to be returned to the city on Oct. 22.
- The #5 dump truck has been delivered to Knapheide Truck for removal of the dump body and salt application equipment. Knapheide Truck will be refurbishing these components and re-installing them on the new 2025 Ford F750 cab and chassis which is also located at Knapheide Truck. This work is expected to continue for 10-12 weeks.

Forestry

- On Oct. 16, crews removed a small dead city tree at the intersection of Luther Lane and Lockwood Ave., and a second dead city tree at 325 N. Berry Rd.

ROW Maintenance

- Crews trimmed away overgrown vegetation from ROW's along portions of Flower Hill Dr., Wingfield Rd., Beverly Ave., Luther Lane, Glenway Dr., West Oak Dr., Venneman Ave., Bismark Ave., Andrew Dr., and Kirkham Ave.

Sewer Lateral Repair Program

- On Oct. 16, the city received an application to the program from the owner of 769 Juanita Ave. Bids are currently being sought for this repair and a due by 10-22.
- On Oct. 17, the city received an application to the program from the owner of 816 Yosemite Dr. Video inspection results are pending.

Stormwater Ordinance Revisions

- On Oct. 9, city staff, along with the City Attorney, met virtually with Lochmueller stormwater engineers to further review the proposed changes to the city's Stormwater Ordinance. The group collectively made several changes to the draft Ordinance, which is expected to be finalized in a few weeks' time.

REMINDERS/UPCOMING EVENTS

Board of Aldermen Meeting	Monday, October 21, 7 p.m.
Halloween "Best Decorated" Contest	Submissions open October 7-20
Board of Aldermen Meeting	Monday, November 4, 7 p.m.
Election Day	Tuesday, November 5
Veteran's Day (City Hall closed)	Monday, November 11
Plan Commission	Wednesday, November 13, 6 p.m.
Board of Aldermen Meeting	Monday, November 21, 7 p.m.