

The meeting was called to order at 7:00 p.m. by Chairman Knapp. The meeting was opened with the Pledge of Allegiance.

Present at roll call were: Chairman Knapp and members Alderman Sir, Holloway, Smith, Austermann, Siebenman, Leistner and Kiefer. Mr. Scheer was absent.
Also in attendance was City Administrator Craig Sabo.

A. A petition from Scott Nelson for an amended Special Use Permit for an additional building and two building additions located at 103 Thresher Lane.

Notice of the Public Hearing was published in The Countian on Monday, June 8, 2015 and in The Current on Wednesday, June 10, 2015.

Mr. Nelson stated that his business had outgrown his current building and he needed to construct the new buildings which would be used for mechanical repairs and storage.

Chairman Knapp inquired as to if the buildings would be uniform in color.
Mr. Nelson stated that they would.

No one spoke in support of or in opposition to the petition.

There being no further matters for discussion, the public hearing was adjourned at 7:01 p.m.

Respectfully submitted,

(Original with signature on file)

Barb Griffin, Acting Secretary

The meeting was called to order at 7:01 p.m. by Chairman Knapp.

Present at roll call were: Chairman Knapp and members Alderman Sir, Holloway, Smith, Austermann, Siebenman, Leistner and Kiefer. Mr. Scheer was absent. Also in attendance was City Administrator Craig Sabo.

On motion by Alderman Sir, seconded by Mr. Austermann and unanimously passed, the Minutes of June 10, 2015 were approved as amended by Alderman Sir with the change of Hilltop Townes Drive to Hilltop Terrace Drive on Page 4 of the regular meeting minutes.

GUESTS:

There were no guests present who wished to address the Commission.

OLD BUSINESS:

There was no old business to be discussed.

NEW BUSINESS:

A. Consideration of a petition from Scott Nelson for an amended Special Use Permit for an additional building and two building additions located at 103 Thresher Lane.

Chairman Knapp stated that Mr. Nelson's business was an asset to the City.

Alderman Sir stated that he was glad to see Mr. Nelson's business expanding.

Mr. Nelson stated that his business grew forty-three (43) percent last year and he had already exceeded that this year.

Chairman Knapp went over the six (6) points of factual determination as required in Municipal Code Section 23-182(d).

The consensus was unanimously favorable on all points.

On motion by Mr. Smith, seconded by Alderman Sir and unanimously passed by those members present, approval was recommended for a petition from Scott Nelson for an amended Special Use Permit for an additional building and two building additions located at 103 Thresher Lane.

B. Consideration of a petition from Scott Nelson for a boundary adjustment located at 103 Thresher Lane and 12 South Central Avenue.

On motion by Alderman Sir, seconded by Mr. Austermann and unanimously passed by those members present, approval was granted for a petition from Scott Nelson for a boundary adjustment located at 103 Thresher Lane and 12 South Central Avenue.

C. Consideration of a request from Brad Burgan, representing Plentifield, LLC, for final plat approval of the Fifth Street Place Condominiums Plat III located at 609 Top Notch Lane.

On motion by Alderman Sir, seconded by Mr. Smith and unanimously passed by those members present, approval was recommended for a request from Brad Burgan, representing Plentifield, LLC, for the Fifth Street Place Condominiums Plat III located at 609 Top Notch Lane.

D. Consideration of a petition from Dale Hicks for a boundary adjustment located at 329 and 331 Forby Road.

Mr. Hicks stated that he would return to the Commission in the near future with a subdivision plat for the entire property that he owns, but he has a purchaser who wishes to construct a home at 331 Forby Road. He stated in order to comply with the R-1 zoning regulations he was seeking a boundary adjustment to consolidate 329 and 331 Forby Road into one (1) lot.

On motion by Alderman Sir, seconded by Mr. Smith and unanimously passed by those members present, approval was granted for a petition from Dale Hicks for a boundary adjustment located at 329 and 331 Forby Road.

ADDITIONAL BUSINESS:

Fire Marshal Rick Pallarito stated that he had received a complaint from a resident on Meramec Blvd. about cars parking on both sides of the street which would prohibit a fire truck accessing the area. He stated that all of Hilltop had this type of parking issue and he was asking the City to address the parking situation.

Alderman Sir stated that he would be meeting with the Trustees of the Hilltop Subdivision Association to discuss possibilities on how to address the situation. He stated that he would like the Trustees to attempt to handle the parking issues before the City had to intervene and prohibit parking on one (1) side of the street in the various subdivisions.

Ms. Leistner stated that she had issues with parking on both sides of the street where she lives and that it could cause problems for emergency vehicles trying to get to a home.

Fire Marshal Pallarito stated that the only way it could actually be addressed is by prohibiting parking on one (1) side of the street. He stated that current fire codes require a thirty (30) foot wide street for vehicles to be able to park on both sides of the street and the roads in the Hilltop Subdivision are nowhere near that.

Alderman Sir stated that the City would look into it, but he would like to give the Trustees a chance to address the issue. He stated that he would tour the roads in the subdivisions to assess the situation and also check to see if vehicles licensed for over 12,000 pounds are being parked on the street, which would be a violation of City Code. He stated that if parking was to be prohibited on a street side, it would be the street side that housed the hydrants.

There being no further matters for discussion, on motion by Ms. Leistner, seconded by Mr. Austermann and unanimously passed, the meeting was adjourned at 7:10 p.m.

UPCOMING MEETINGS:

- July 15, 2015
- July 29, 2015

Respectfully submitted,

(Original with signature on file)

Barb Griffin, Acting Secretary