

# *The* CITY JOURNAL

*Official Publication of* THE CITY OF ST. LOUIS

FRANCIS G. SLAY

*Mayor*

JAMES F. SHREWSBURY

*President, Board of Aldermen*

DARLENE GREEN

*Comptroller*

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## JOURNAL OF THE **Board of Aldermen**

OF THE  
CITY OF ST. LOUIS

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REGULAR  
SESSION  
2003-2004

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### PRELIMINARY

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**The following is a  
preliminary draft of the  
minutes of the meeting of**

**January 23, 2004.**

**These minutes are  
unofficial and subject to  
Aldermanic approval.**

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City of St. Louis Board of Aldermen  
Chambers, January 23, 2004.

The roll was called and the following  
Aldermen answered to their names: Smith,  
Flowers, Bosley, Ryan, Ford-Griffin,  
Conway, Ortmann, Vollmer, Villa, Heitert,  
Wessels, Florida, Baringer, Roddy, Kennedy,  
McMillan, Schmid, Jones-King, Boyd,  
Sondermann Kirner, Williamson, Carter,  
Krewson and Mr. President Shrewsbury. 25

*"Almighty God, source of all authority,  
we humbly ask guidance in our deliberations  
and wisdom in our conclusions. Amen."*

#### **ANNOUNCEMENT OF ANY SPECIAL ORDER OF THE DAY**

None.

#### **INTRODUCTION OF HONORED GUEST**

None.

#### **APPROVAL OF MINUTES OF PREVIOUS MEETING**

Mr. Wessels moved to approve the  
minutes for January 9, 2004.

Seconded by Mr. Villa.

Carried unanimously by voice vote.

#### **REPORT OF CITY OFFICIALS Report of the Clerk of the Board of Aldermen**

None.

**Office of the Mayor**  
None.

## Petitions & Communications

St. Louis Development Corporation  
1015 Locust, Suite 1200  
St. Louis, MO 63101  
(314) 622-3400  
(314) 259-3435 - TDD  
Fax (314) 231-2341  
January 16, 2004  
Ms. Karen Divis  
Board of Aldermen  
City Hall - Room 230  
1200 Market Street  
St. Louis, MO 63103

Project: 1120 S. 6th St./Stadium South Area (428p5)  
  
Redeveloper: D.W. Ryckman & Assoc., Inc.  
dba REACT Environmental Engineers  
  
Use: Commercial/Office

In accordance with Missouri Law, I am submitting this notice that the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") has accepted a redevelopment proposal for the property located in the Stadium South Redevelopment Area. LCRA intends to enter into a development agreement, and to take such other action as may be necessary to assure compliance with the Redevelopment Plan approved on July 27, 1987, by the Board of Aldermen by Ordinance 60405.

Please do not hesitate to contact me if you have any questions or comments on this matter. Thank you.

Sincerely,  
Dale E. Ruthsatz  
Director, Commercial Development

## BOARD BILLS FOR PERFECTION – INFORMAL CALENDAR

None.

## BOARD BILLS FOR THIRD READING – INFORMAL CALENDAR

None.

## RESOLUTIONS – INFORMAL CALENDAR

Mr. President Shrewsbury introduced Resolution No. 232 and the Clerk was instructed to read same.

### Resolution No. 232

**WHEREAS**, The Office of the Assessor of the City of St. Louis has completed its reassessment of all real property located in the City of St. Louis as required by state statute and the State Tax Commission; and

**WHEREAS**, section 137.115 RSMo. provides for the maintenance of up-dated

assessments on an on-going basis pursuant to an assessment and equalization maintenance plan adopted by the local assessor; and

**WHEREAS**, under and by the authority of section 137.115 RSMo., the governing body of the City of St. Louis is required to approve such assessment and equalization maintenance plan for the maintenance of up-dated assessments; and

**WHEREAS**, the proposed maintenance plan for the City of St. Louis for the period of January 1, 2004 through December 31, 2005 has been prepared and is available for public inspection in the office of the Clerk of the Board of Aldermen;

**NOW THEREFORE BE IT RESOLVED** by the Board of Aldermen of the City of St. Louis that the assessment and equalization maintenance plan prepared by the Assessor is hereby approved as required by law.

Introduced the 9th day of January, 2004 by:  
Honorable James F. Shrewsbury, President

Unanimous consent having been obtained Resolution No. 232 stood considered.

Mr. President Shrewsbury moved that Resolution No. 232 be adopted, at this meeting of the Board.

Seconded by Mr. Schmid.

Carried unanimously by voice vote.

## FIRST READING OF BOARD BILLS

**Board Member Kennedy** introduced by request:

### Board Bill No. 368

An ordinance approving a redevelopment plan for the Page/Walton/Newberry Terrace/Vernon Area ("Area") after finding that the Area is blighted as defined in Section 99.320 of the Revised Statutes of Missouri, 2000, as amended, (the "Statute" being Sections 99.300 to 99.715 inclusive), containing a description of the boundaries of said Area in the City of St. Louis ("City"), attached hereto and incorporated herein as Exhibit "A", finding that redevelopment and rehabilitation of the Area is in the interest of the public health, safety, morals and general welfare of the people of the City; approving the Blighting Study and Plan dated November 18, 2003 for the Area ("Plan"), incorporated herein by attached Exhibit "B", pursuant to Section 99.430; finding that there is a feasible financial plan for the redevelopment of the Area which affords maximum opportunity for redevelopment of the Area by private

enterprise; finding that no property in the Area may be acquired by the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") through the exercise of eminent domain; finding that the property within the Area is partly occupied and the Redeveloper shall be responsible for relocating any eligible occupants displaced as a result of implementation of the Plan; finding that financial aid may be necessary to enable the Area to be redeveloped in accordance with the Plan; finding that there shall be available ten (10) year real estate tax abatement; and pledging cooperation of the St. Louis Board of Aldermen ("Board") and requesting various officials, departments, boards and agencies of the City to cooperate and to exercise their respective powers in a manner consistent with the Plan.

**Board Member Reed** introduced by request:

### Board Bill No. 369

An ordinance designating a portion of the City of St. Louis, Missouri, as a redevelopment area known as the 1619 Washington Redevelopment Area pursuant to the Real Property Tax Increment Redevelopment Act; approving a redevelopment plan and a redevelopment project with respect thereto; adopting tax increment financing within the redevelopment area; making findings with respect thereto; establishing the 1619 Washington Special Allocation Fund; authorizing certain actions by City officials; and containing a severability clause.

**Board Member Reed** introduced by request:

### Board Bill No. 370

An ordinance affirming adoption of a redevelopment plan, redevelopment area, redevelopment project; authorizing the execution of a redevelopment agreement by and between the City and 1619 Washington, LLC; prescribing the form and details of said agreement; designating 1619 Washington, LLC, as developer of the redevelopment area; making certain findings with respect thereto; authorizing other related actions in connection with the redevelopment of certain property within the redevelopment area; and containing a severability clause.

**Board Member Reed** introduced by request:

### Board Bill No. 371

An ordinance recommended by the Board of Estimate and Apportionment authorizing and directing the issuance and delivery of not to exceed \$1,583,379 plus issuance costs principal amount of tax increment financing ("TIF") Revenue Notes (1619 Washington TIF Redevelopment Project), Series 2004, of the City of St. Louis, Missouri; prescribing

the form and details of the TIF notes and the covenants and agreements made by the City to facilitate and protect the payment thereof; and prescribing other matters relating thereto.

**Board Member Villa** introduced by request:

### **Board Bill No. 372**

An ordinance approving a Redevelopment Plan for the 6134 Virginia Street Area ("Area") after finding that the Area is blighted as defined in Section 99.320 of the Revised Statutes of Missouri, 2000, as amended, (the "Statute" being Sections 99.300 to 99.715 inclusive), containing a description of the boundaries of said Area in the City of St. Louis ("City"), attached hereto and incorporated herein as Exhibit "A", finding that redevelopment and rehabilitation of the Area is in the interest of the public health, safety, morals and general welfare of the people of the City; approving the Plan dated January 15, 2004 for the Area ("Plan"), incorporated herein by attached Exhibit "B", pursuant to Section 99.430; finding that there is a feasible financial plan for the development of the Area which affords maximum opportunity for development of the Area by private enterprise; finding that no property in the Area may not be acquired by the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") through the exercise of eminent domain; finding that the property within the Area is **unoccupied**, but if it should become occupied, the Redeveloper shall be responsible for relocating any eligible occupants displaced as a result of implementation of the Plan; finding that there shall be available ten (10) year real estate tax abatement; and pledging cooperation of the Board of Aldermen and requesting various officials, departments, boards and agencies of the city to cooperate and to exercise their respective powers in a manner consistent with the Plan.

**Board Member Florida** introduced by request:

### **Board Bill No. 373**

An ordinance approving a redevelopment plan for the 3828 Fairview Avenue Area ("Area") after finding that the Area is blighted as defined in Section 99.320 of the Revised Statutes of Missouri, 2000, as amended, (the "Statute" being Sections 99.300 to 99.715 inclusive), containing a description of the boundaries of said Area in the City of St. Louis ("City"), attached hereto and incorporated herein as Exhibit "A", finding that redevelopment and rehabilitation of the Area is in the interest of the public health, safety, morals and general welfare of the people of the City; approving the Blighting Study and Plan dated December 16, 2003 for the Area

("Plan"), incorporated herein by attached Exhibit "B", pursuant to Section 99.430; finding that there is a feasible financial plan for the redevelopment of the Area which affords maximum opportunity for redevelopment of the Area by private enterprise; finding that no property in the Area may be acquired by the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") through the exercise of eminent domain; finding that the property within the Area is unoccupied, but if it should become occupied the Redeveloper shall be responsible for relocating any eligible occupants displaced as a result of implementation of the Plan; finding that financial aid may be necessary to enable the Area to be redeveloped in accordance with the Plan; finding that there shall be available ten (10) year real estate tax abatement; and pledging cooperation of the St. Louis Board of Aldermen ("Board") and requesting various officials, departments, boards and agencies of the City to cooperate and to exercise their respective powers in a manner consistent with the Plan.

**Board Member Carter** introduced by request:

### **Board Bill No. 374**

An Ordinance authorizing and directing the Director of Health and Hospitals, on behalf of the City of St. Louis, to enter into and execute a Grant Agreement with The Missouri Department of Health and Senior Services for a grant of \$102,917 to fund Immunization Review and Quality Improvement ("Afix") Services appropriating said funds and authorizing the Director of Health and Hospitals on behalf of the City, upon approval of the Board of Estimate and Apportionment, to expend the funds by entering into contracts or otherwise for grant purpose and containing an emergency clause.

**Board Member Young** introduced by request:

### **Board Bill No. 375**

An ordinance designating a portion of the City of St. Louis, Missouri, as a redevelopment area known as the Security Building Redevelopment Area pursuant to the real property tax increment redevelopment act; approving a redevelopment plan and a redevelopment project with respect thereto; adopting tax increment financing within the redevelopment area; making findings with respect thereto; establishing the security building special allocation fund; authorizing certain actions by City officials; and containing a severability clause.

**Board Member Young** introduced by request:

### **Board Bill No. 376**

An ordinance affirming adoption of a redevelopment plan, redevelopment area, redevelopment project; authorizing the execution of a redevelopment agreement between the city and Security Building Partners, L.L.C.; prescribing the form and details of said agreement; designating Security Building Partners, L.L.C., as developer of the redevelopment area; making certain findings with respect thereto; authorizing other related actions in connection with the redevelopment of certain property within the redevelopment area; and containing a severability clause.

**Board Member Young** introduced by request:

### **Board Bill No. 377**

An ordinance recommended by the Board of Estimate and Apportionment authorizing and directing the issuance and delivery of not to exceed \$3 Million plus issuance costs principal amount of tax increment revenue notes (Security Building Redevelopment Project), Series 2004, of the City of St. Louis, Missouri; prescribing the form and details of such notes and the covenants and agreements made by the City to facilitate and protect the payment thereof; and prescribing other matters relating thereto.

**Board Member Reed** introduced by request:

### **Board Bill No. 378**

An ordinance authorizing and directing the Director of Streets to temporarily close, barricade or otherwise impede the flow of traffic on Dolman Street by blocking said traffic flow at the north curb line of Lafayette Street and at the south curb line of Chouteau Avenue and containing an emergency clause.

**Board Members McMillan, Reed and Ford-Griffin** introduced by request:

### **Board Bill No. 379**

An Ordinance, recommended and approved by the Board of Public Service of the City of St. Louis (the "Board of Public Service"), establishing a public works and improvement project for the design and construction of streetscape enhancements, including but not limited to the installation of historic pedestrian lighting pull boxes, trees, grates, drainage inlets and sidewalks (where necessary) and piping alterations (where necessary) along Dr. Martin Luther King, Jr. Drive between Grand Boulevard and Jefferson Boulevard (the "Dr. Martin Luther King, Jr. Drive Streetscape Enhancement Project"); and authorizing and directing the City of St. Louis (the "City") through its Board of Public Service to let contracts and provide for the design, construction, materials, and equipment, for the Dr. Martin Luther King, Jr. Drive Streetscape Enhancement Project, authorizing

the Board of Public Service to employ labor and consultants, pay salaries, fees and wages, acquire real property interests for the Dr. Martin Luther King, Jr. Drive Streetscape Enhancement Project, to enter into supplemental agreements with the Missouri Highway and Transportation Commission, Federal Highway Administration, utilities, and other governmental agencies, and to otherwise provide for the design and construction of the streetscape enhancements for the Dr. Martin Luther King, Jr. Drive Streetscape Enhancement Project all in accordance with the federal Transportation Equity Act for the 21<sup>st</sup> Century (23 U.S.C. 110, et seq.), with any contract containing sections for: description of the work, material guarantees, estimated expenditure allocations, fund reversion authorization, applicable federal and state wage rate requirements, equal opportunity provisions, the Mayor's Executive Orders, and contract advertising statutes; requiring that all work provided for herein shall be carried out in accordance with detailed plans and specifications adopted and approved by the Board of Public Service before bids are advertised therefor; directing that all construction contracts let by authority of this Ordinance provide for federal and state prevailing wages requirements including prevailing wage holiday and overtime pay and compliance with all applicable statutes of the State of Missouri, the City Charter and the Revised Code of the City, 1994, as amended; requiring all specifications approved by the Board of Public Service and contracts let by authority of this Ordinance provide for compliance with the Mayor's Executive Orders on Equal Opportunity and maximum MBE/WBE/DBE utilization goals, except when superseded or prohibited by federal or state law or regulation; requiring all advertisements for bids pursuant to this Ordinance be subject to the provisions of Section 8.250 RSMo., as amended; and appropriating the total estimated cost of One Million Five Hundred Thousand Dollars (\$1,500,000.00) for the Dr. Martin Luther King, Jr. Drive Streetscape Enhancement Project as follows: a) One Million Fifty Thousand Dollars (\$1,050,000.00) from the funds in the Federal Aid to Urban Program Match Share Fund, also known as the Federal Aid to Urban Program Revolving Fund, established by Ordinance 56931, and b) Four Hundred Fifty Thousand Dollars (\$450,000.00), the remainder of the City's share of the matching funds, from the ½ cent sales tax revenue including monies from Wards 5, 6, and 19 to be expended for the payment of costs for work and services authorized herein and such work and services shall be contracted and done in parts as funds are accrued in the Federal Aid to Urban Program Match Share Fund, also

known as the Federal Aid to Urban Program Revolving Fund, established by Ordinance 56931 and are adequate to pay the City's matching share of the costs; authorizing and directing the Comptroller of the City to draw warrants from time to time and disburse funds appropriated by this ordinance and to receive and disburse grant funds in accordance with the Transportation Equity Act of the 21<sup>st</sup> Century (23 U.S.C. 110, et seq.) upon the signature and certification of vouchers by the President of the Board of Public Service; authorizing the Board of Public Service to accept on behalf of the City monetary donations from other governmental agencies and others to assist in paying for the work authorized by this Ordinance and directing the Board of Public Service to deposit such funds in the Federal Aid to Urban Program Match Share Fund, also known as the Federal Aid to Urban Program Revolving Fund, established by Ordinance 56931; and containing a public work emergency clause.

#### REFERENCE TO COMMITTEE OF BOARD BILLS

BB#368 - Neighborhood Development  
BB#372 - Neighborhood Development  
BB#373 - Neighborhood Development  
BB#369 - Housing, Urban Development & Zoning  
BB#370 - Housing, Urban Development & Zoning  
BB#371 - Housing, Urban Development & Zoning  
BB#375 - Housing, Urban Development & Zoning  
BB#376 - Housing, Urban Development & Zoning  
BB#377 - Housing, Urban Development & Zoning  
BB#374 - Health & Human Services  
BB#378 - Streets, Traffic & Refuse  
BB#379 - Streets, Traffic & Refuse

#### SECOND READING AND REPORT OF STANDING COMMITTEES

Mr. Conway of the Committee on Ways & Means submitted the following report which was read.

Board of Aldermen Committee report, January 23, 2004.

To the President of the Board of Aldermen:

The Committee on Ways & Means to whom was referred the following Board Bills, report that they have considered the same and recommend adoption.

#### Board Bill No. 336 (Committee Substitute)

An ordinance authorizing and directing the Mayor and Comptroller of the City of St. Louis to execute, upon receipt of and in consideration of the sum of Twenty-Four Thousand Four Hundred Thirty-Eight Dollars (\$24,438.00) and other good and valuable consideration, a Quit Claim Deed to remise, release and forever quit-claim unto Bruce G. Swaine and Rebecca M. Rios, certain City-

owned property located in City Block 5098, which property is known as an irregular parcel of land containing 1.12 acres, and containing an emergency clause.

#### Board Bill No. 342

An ordinance authorizing and directing the Mayor and Comptroller of the City of St. Louis to execute, upon receipt of and in consideration of the sum of One Thousand Dollars (\$1,000.00) and other good and valuable consideration, a Quit Claim Deed to remise, release and forever quit-claim unto Affordable City Homes of St. Louis, Inc., certain City-owned property located in City Block 1274, which property is known as 3114 Hickory Street, and containing an emergency clause.

#### Board Bill No. 351

An ordinance recommended by the Port Authority Commission and Board of Public Service of the City of St. Louis to authorize and direct the Mayor and the Comptroller to enter into an amendment of the Lease Agreement dated January 1, 1989, between the City of St. Louis and Continental Cement Company LLC, to amend the Lease Agreement by increasing the leased area, the easement and mooring privileges, in substantially the form attached thereto and incorporated by reference herein as Exhibit 1; and containing an emergency clause.

#### Board Bill No. 360 (Committee Substitute)

An ordinance authorizing and directing the Mayor and the Comptroller, upon recommendation of the Board of Estimate and Apportionment, to enter into a Memorandum of Agreement with the Bi-State Development Agency of the Missouri-Illinois Metropolitan District (doing business as "Metro") for the purpose of borrowing ONE MILLION DOLLARS (\$1,000,000.00) to provide for the appropriation of the City's local match to replace the Lansdowne Bridge over River Des Peres from Wabash to River Des Peres and containing an emergency clause.

#### Board Bill No. 364

An ordinance authorizing and directing the Mayor and Comptroller of the City of St. Louis to execute, upon receipt of and in consideration of the sum of Two Hundred Ten Thousand Four Hundred Eighty Dollars (\$210,480.00) and other good and valuable consideration, a Quit Claim Deed to remise, release and forever quit-claim unto Metropolitan Park and Recreation District certain City-owned property located in Out Lot 121, which property is known as 10800 and 10800R Riverview Drive, containing 8.053 acres, more or less, and containing an emergency clause.

Alderman Conway  
Chairman of the Committee

Mr. Bosley of the Committee on Streets, Traffic & Refuse submitted the following report which was read.

Board of Aldermen Committee report, January 23, 2004.

To the President of the Board of Aldermen:

The Committee on Streets, Traffic & Refuse to whom was referred the following Board Bills, report that they have considered the same and recommend adoption.

#### **Board Bill No. 81**

An ordinance establishing a four way stop site for all traffic approaching the intersection of 20th Street and East Madison Street and containing an emergency clause.

#### **Board Bill No. 246**

An ord. recommended by the Board of Public Service to vacate public surface rights for vehicle, equestrian and pedestrian travel in Lucas Ave. from Jefferson Ave. to 23<sup>rd</sup> Street in the City.

#### **Board Bill No. 290**

An ordinance pertaining to street vendors; amending Section Ten of Ordinance 65061 in order to require that any person operating a street vending business must show proof that such person has filed an application for a street vending license from the License Collector prior to the issuance of any permits from the Health Department for such business; containing an emergency clause.

#### **Board Bill No. 293**

An ordinance authorizing and directing the Director of Streets to temporarily close, barricade or otherwise impede the flow of traffic on Destrehan Street by blocking said traffic flow at the west curb line of Blair Avenue and containing an emergency clause.

#### **Board Bill No. 294**

An ordinance authorizing and directing the Director of Streets to temporarily close, barricade or otherwise impede the flow of traffic on Thornby Place by blocking said traffic flow at the south curb line of Bartmer Avenue and further authorizing and containing an emergency clause.

#### **Board Bill No. 302**

An ordinance recommended by the Board of Public Service to vacate public surface rights for vehicle, equestrian and pedestrian travel in Lucas Avenue from Jefferson Avenue to 23<sup>rd</sup> Street in the City of St. Louis, Missouri, as hereinafter described, in accordance with Charter authority, and in conformity with

Section 14 of Article XXI of the Charter and imposing certain conditions on such vacation.

#### **Board Bill No. 313**

An ordinance recommended by the Board of Public Service to vacate public surface rights for vehicle, equestrian and pedestrian travel in an irregular portion of 9<sup>th</sup> Street beginning at Carroll and continuing northwardly 232.5' ± 67.5 to a point in the City of St. Louis, Missouri, as hereinafter described, in accordance with Charter authority, and in conformity with Section 14 of Article XXI of the Charter and imposing certain conditions on such vacation.

#### **Board Bill No. 329**

An ordinance recommended by the Board of Public Service to vacate public surface rights for vehicle, equestrian and pedestrian travel in Monroe St. from 9<sup>th</sup> St. to 10<sup>th</sup> St. in the City of St. Louis, Missouri, as hereinafter described, in accordance with Charter authority, and in conformity with Section 14 of Article XXI of the Charter and imposing certain conditions on such vacation.

#### **Board Bill No. 340**

An ordinance recommended by the Board of Public Service providing for the vacation and abolition of the public right-of-way and subsurface rights in A PORTION OF STADIUM PLAZA as legally described in exhibit a attached hereto and incorporated herein by this reference, under certain terms and conditions; providing that this ordinance shall become effective upon certain notice by the Mayor or his designee; and providing a severability clause.

#### **Board Bill No. 350**

An ordinance authorizing and directing the Director of Streets to temporarily close, barricade or otherwise impede the flow of traffic on Amherst Terrace by blocking said traffic flow at the south curb line of the east-west alley located in City Block 3836; and containing an emergency clause.

#### **Board Bill No. 354**

An ordinance amending Section One of Ordinance 59592; authorizing and directing the Director of Streets to remove the existing barricade closing Cleveland Avenue at the east curblane of Tower Grove Avenue and to construct a similar barricade approximately two hundred feet east of Tower Grove Avenue at the west curblane of the north-south alley, and containing an emergency clause.

#### **Board Bill No. 365**

An ordinance recommended by the Board of Public Service to vacate public surface rights for vehicle, equestrian and pedestrian travel in a 10 foot wide public walk located in City Block 4583 beginning at Olive and continuing

northwardly ? 152.395 feet to the 20 foot wide east/west alley in City Block 4583 as bounded by Washington, Whittier, Olive and Boyle in the City of St. Louis, Missouri, as hereinafter described, in accordance with Charter authority, and in conformity with Section 14 of Article XXI of the Charter and imposing certain conditions on such vacation.

Alderman Bosley  
Chairman of the Committee

Mr. Wessels of the Committee on Housing, Urban Development & Zoning submitted the following report which was read.

Board of Aldermen Committee report, January 23, 2004.

To the President of the Board of Aldermen:

The Committee on Housing, Urban Development & Zoning to whom was referred the following appointments, report that they have considered the same and recommend adoption.

The appointment of Sheila Hudson, Eric Young, Phillip Klevorn and Debra Berry-Rose to the TIF Commission.

### **REPORT OF SPECIAL COMMITTEES**

None.

### **BOARD BILLS FOR PERFECTION**

Mr. Roddy moved that Board Bill No. 311 before the Board for perfection, be perfected as reported out of Committee with its recommendation "Do Pass".

Seconded by Mr. Schmid.

Carried unanimously by voice vote.

Due to the absence of the sponsor, Board Bill No. 312 before the Board for perfection, was placed on the informal calendar.

Mr. Boyd moved that Board Bill No. 338 before the Board for perfection, be placed on the informal calendar.

Due to the absence of the sponsor, Board Bill No. 339 (Committee Substitute) before the Board for perfection, was placed on the informal calendar.

Mr. Carter moved that Board Bill No. 300 before the Board for perfection, be perfected as reported out of Committee with its recommendation "Do Pass".

Seconded by Mr. Ortmann.

Carried unanimously by voice vote.

Mr. Carter moved to suspend the rules for the purpose of moving the following Board

Bills to the third reading calendar for final passage: Board Bill No. 300.

Seconded by Ms. Flowers.

Carried by the following vote:

Ayes: Smith, Flowers, Bosley, Ryan, Ford-Griffin, Conway, Vollmer, Villa, Heitert, Wessels, Florida, Baringer, Kennedy, McMillan, Schmid, Jones-King, Boyd, Sondermann, Kirner, Williamson, Carter, Krewson and Mr. President Shrewsbury. 23

Noes:0

Present:0

### **THIRD READING CONSENT CALENDAR**

Mr. Wessels moved for third reading and final passage of Board Bill Nos. 298, 308 and 300.

Seconded by Mr. Villa.

Carried by the following vote:

Ayes: Smith, Flowers, Bosley, Ryan, Ford-Griffin, Conway, Vollmer, Villa, Heitert, Wessels, Florida, Baringer, Kennedy, McMillan, Schmid, Jones-King, Boyd, Sondermann, Kirner, Williamson, Carter, Krewson and Mr. President Shrewsbury. 23

Noes:0

Present:0

### **Board Bill No. 298**

An ordinance approving a redevelopment plan for the 5500 West Park Avenue Area ("Area") after finding that the Area is blighted as defined in Section 99.320 of the Revised Statutes of Missouri, 2000, as amended, (the "Statute" being Sections 99.300 to 99.715 inclusive), containing a description of the boundaries of said Area in the City of St. Louis ("City"), attached hereto and incorporated herein as Exhibit "A", finding that redevelopment and rehabilitation of the Area is in the interest of the public health, safety, morals and general welfare of the people of the City; approving the Blighting Study and Plan dated October 28, 2003 for the Area ("Plan"), incorporated herein by attached Exhibit "B", pursuant to Section 99.430; finding that there is a feasible financial plan for the redevelopment of the Area which affords maximum opportunity for redevelopment of the Area by private enterprise; finding that no property in the Area may be acquired by the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") through the exercise of eminent domain; finding that the property within the Area is occupied and the Redeveloper shall be responsible for relocating any eligible occupants displaced as a result of

implementation of the Plan; finding that financial aid may be necessary to enable the Area to be redeveloped in accordance with the Plan; finding that there shall be available ten (10) year real estate tax abatement; and pledging cooperation of the St. Louis Board of Aldermen ("Board") and requesting various officials, departments, boards and agencies of the City to cooperate and to exercise their respective powers in a manner consistent with the Plan.

### **Board Bill No. 308**

An ordinance approving a Redevelopment Plan for the 5907, 5920, 5955 and 5966 Sherry Avenue Area ("Area") after finding that the Area is blighted as defined in Section 99.320 of the Revised Statutes of Missouri, 2000, as amended, (the "Statute" being Sections 99.300 to 99.715 inclusive), containing a description of the boundaries of said Area in the City of St. Louis ("City"), attached hereto and incorporated herein as Exhibit "A", finding that redevelopment and rehabilitation of the Area is in the interest of the public health, safety, morals and general welfare of the people of the City; approving the Plan dated October 28, 2003 for the Area ("Plan"), incorporated herein by attached Exhibit "B", pursuant to Section 99.430; finding that there is a feasible financial plan for the development of the Area which affords maximum opportunity for development of the Area by private enterprise; finding that no property in the Area may be acquired by the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") through the existence of eminent domain; finding that the property within the Area is unoccupied. The Redeveloper shall be responsible for relocating any eligible occupants displaced as a result of implementation of the Plan; finding that there shall be available ten (10) year real estate tax abatement; and pledging cooperation of the Board of Aldermen and requesting various officials, departments, boards and agencies of the city to cooperate and to exercise their respective powers in a manner consistent with the Plan.

### **Board Bill No. 300**

An ordinance, recommended and approved by the Board of Estimate and Apportionment, ratifying and adopting the actions of the Mayor and the Comptroller in accepting and executing on behalf of the City of St. Louis a certain grant agreement (the "Grant Agreement") offered by the United States of America, acting through the United States Department of Housing and Urban Development Office of Healthy Homes and Lead Hazard Control, the Grant Agreement being offered pursuant to a Federal Fiscal Year 2003 Notice of Funding Availability (the

"NOFA") for the Lead Hazard Reduction Demonstration Grant Program (the "LHRD Grant Program") for a maximum federal obligation of Two Million Six Hundred Thousand Dollars (\$2,600,000); appropriating the sum of Two Million Six Hundred Thousand Dollars (\$2,600,000) which will be made available pursuant to the Grant Agreement for expenditure for the purposes outlined herein; authorizing and directing the Director of Community Development Administration ("CDA"), the Building Commissioner and the Director of Health and Hospitals to contract with municipal agencies and departments, non-profit corporations and other entities, as necessary, for the expenditure of the LHRD Grant Program Funds; authorizing and directing the Comptroller to issue warrants thereon upon the City Treasury; and containing an emergency clause.

### **THIRD READING, REPORT OF THE ENGROSSMENT COMMITTEE AND FINAL PASSAGE OF BOARD BILLS**

None.

### **REPORT OF THE ENROLLMENT COMMITTEE**

Board of Aldermen, Committee Report, St. Louis, January 23, 2004 .

To the President of the Board of Aldermen:

The Committee on Engrossed & Enrolled Bills to whom was referred the following Board Bills report that they have considered the same and they are truly engrossed.

Wessels moved for third reading and final passage of Board Bill Nos. 298, 308 and 300.

Seconded by Mr. Villa.

Carried by the following vote:

Ayes: Smith, Flowers, Bosley, Ryan, Ford-Griffin, Conway, Vollmer, Villa, Heitert, Wessels, Florida, Baringer, Kennedy, McMillan, Schmid, Jones-King, Boyd, Sondermann, Kirner, Williamson, Carter, Krewson and Mr. President Shrewsbury. 23

Noes:0

Present:0

### **Board Bill No. 298**

An ordinance approving a redevelopment plan for the 5500 West Park Avenue Area ("Area") after finding that the Area is blighted as defined in Section 99.320 of the Revised Statutes of Missouri, 2000, as amended, (the "Statute" being Sections 99.300 to 99.715 inclusive), containing a description of the boundaries of said Area in the City of St. Louis

("City"), attached hereto and incorporated herein as Exhibit "A", finding that redevelopment and rehabilitation of the Area is in the interest of the public health, safety, morals and general welfare of the people of the City; approving the Blighting Study and Plan dated October 28, 2003 for the Area ("Plan"), incorporated herein by attached Exhibit "B", pursuant to Section 99.430; finding that there is a feasible financial plan for the redevelopment of the Area which affords maximum opportunity for redevelopment of the Area by private enterprise; finding that no property in the Area may be acquired by the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") through the exercise of eminent domain; finding that the property within the Area is occupied and the Redeveloper shall be responsible for relocating any eligible occupants displaced as a result of implementation of the Plan; finding that financial aid may be necessary to enable the Area to be redeveloped in accordance with the Plan; finding that there shall be available ten (10) year real estate tax abatement; and pledging cooperation of the St. Louis Board of Aldermen ("Board") and requesting various officials, departments, boards and agencies of the City to cooperate and to exercise their respective powers in a manner consistent with the Plan.

#### **Board Bill No. 308**

An ordinance approving a Redevelopment Plan for the 5907, 5920, 5955 and 5966 Sherry Avenue Area ("Area") after finding that the Area is blighted as defined in Section 99.320 of the Revised Statutes of Missouri, 2000, as amended, (the "Statute" being Sections 99.300 to 99.715 inclusive), containing a description of the boundaries of said Area in the City of St. Louis ("City"), attached hereto and incorporated herein as Exhibit "A", finding that redevelopment and rehabilitation of the Area is in the interest of the public health, safety, morals and general welfare of the people of the City; approving the Plan dated October 28, 2003 for the Area ("Plan"), incorporated herein by attached Exhibit "B", pursuant to Section 99.430; finding that there is a feasible financial plan for the development of the Area which affords maximum opportunity for development of the Area by private enterprise; finding that no property in the Area may be acquired by the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") through the existence of eminent domain; finding that the property within the Area is **unoccupied**. The Redeveloper shall be responsible for relocating any eligible occupants displaced as a result of implementation of the Plan; finding that there shall be available ten (10) year real

estate tax abatement; and pledging cooperation of the Board of Aldermen and requesting various officials, departments, boards and agencies of the city to cooperate and to exercise their respective powers in a manner consistent with the Plan.

#### **Board Bill No. 300**

An ordinance, recommended and approved by the Board of Estimate and Apportionment, ratifying and adopting the actions of the Mayor and the Comptroller in accepting and executing on behalf of the City of St. Louis a certain grant agreement (the "Grant Agreement") offered by the United States of America, acting through the United States Department of Housing and Urban Development Office of Healthy Homes and Lead Hazard Control, the Grant Agreement being offered pursuant to a Federal Fiscal Year 2003 Notice of Funding Availability (the "NOFA") for the Lead Hazard Reduction Demonstration Grant Program (the "LHRD Grant Program") for a maximum federal obligation of Two Million Six Hundred Thousand Dollars (\$2,600,000); appropriating the sum of Two Million Six Hundred Thousand Dollars (\$2,600,000) which will be made available pursuant to the Grant Agreement for expenditure for the purposes outlined herein; authorizing and directing the Director of Community Development Administration ("CDA"), the Building Commissioner and the Director of Health and Hospitals to contract with municipal agencies and departments, non-profit corporations and other entities, as necessary, for the expenditure of the LHRD Grant Program Funds; authorizing and directing the Comptroller to issue warrants thereon upon the City Treasury; and containing an emergency clause.

Board Bills Numbered 298, 308 and 300 were read and all other business being suspended, Mr. Shrewsbury, in the presence of the Board and in open session, affixed his signature in accordance with the provisions of the Charter.

#### **COURTESY RESOLUTIONS CONSENT CALENDAR**

None.

#### **FIRST READING OF RESOLUTIONS**

Ms. Flowers introduced Resolution No. 241 and requested that it be assigned to the Housing, Urban Development & Zoning Committee for hearing.

#### **Resolution No. 241**

WHEREAS, by Ordinance No. 58880, this St. Louis Board of Aldermen (the "Board") authorized the Mayor, on behalf of the City of St. Louis (the "City"), to request the

designation of a certain area of the City, as more fully described in said ordinance (the "Initial Area") as an enterprise zone eligible for the tax incentives provided in Sections 135.200 through 135.256, inclusive, R.S.MO. (1994) (the "Statute"); and

WHEREAS, by Ordinance No. 62886 repealing in part and restating in part Ordinance No. 58880, this Board authorized the Mayor, on behalf of the City, to request the designation of a certain area contiguous to the Initial Area, as more fully described in said ordinance (the "Expansion Area") and another area, as more fully described in said ordinance (the "Satellite Area") as an enterprise zone eligible for the tax incentives provided by the Statute; and

WHEREAS, the Statute allows, in certain circumstances and subject to certain conditions, the ad valorem taxes which would otherwise be due on subsequent improvements made in enterprise zone areas to be abated up to 100% for a period not to exceed 10 years from the date the original enterprise zone area was so designated; for any such subsequent improvements begun prior to August 28, 1991; and

WHEREAS, the Initial Area was designated as an enterprise zone in 1983 and the Expansion Area and Satellite Area have both been designated as an enterprise zone; and

WHEREAS, Ordinance No. 62886 provides for abatement of taxes on real property in the Initial Area, Expansion Area and Satellite Area (hereinafter, together referred to as the "Areas") in accordance with the requirements of Section 135.215 of the Statute, as amended from time to time, subject to certain terms and conditions; and

WHEREAS, Ordinance No. 62886 provides for the Land Clearance for Redevelopment Authority of the City of St. Louis ("LCRA") to review plans for subsequent improvements on real property in the Areas and to recommend to this Board the extent to which tax abatement should be granted therefor; and

WHEREAS, St. Louis Business Center, LLC Inc., has purchased property at 8000 Hall Street., and plans new construction and rehabilitation for warehouse space; and

WHEREAS, it is estimated that the subsequent improvements will cost approximately \$5.1 million; and will result in an increase of 100 new jobs; and

WHEREAS, LCRA has reviewed plans for St. Louis Business Center, LLC its subsequent improvements and recommends

that the ad valorem taxes that would otherwise be imposed on subsequent improvements be abated fully for a period of ten (10) years and

WHEREAS, St. Louis Business Center, LLC began the subsequent improvements after August 28, 1992; and

WHEREAS, Section 135.215 of the Statute provides that no abatement shall be granted except upon approval of an authorizing resolution by the governing authority having jurisdiction over the enterprise zone area following a public hearing held by said governing authority for the purpose of obtaining the opinions and suggestions of residents of political subdivisions affected by such abatement, notice of which must be sent, by certified mail, to each political subdivision in the area affected and published in a newspaper of general circulation in the area to be affected by the exemption at least twenty (20) days prior to the hearing but not more than thirty (30) days prior to the hearing, stating the time, location, date and purpose of the hearing; and

WHEREAS, such a public hearing was held on the \_\_\_\_ day of \_\_\_\_\_, 2004, notice of which was given in accordance with the requirements of the Statute as described above, and all interested parties had the opportunity to be heard at said public hearing.

NOW, THEREFORE, be it resolved by the St. Louis Board of Aldermen as follows:

1. The Subsequent Improvements shall be fully exempt from the ad valorem taxes which would otherwise be imposed thereon for a period of ten years.

2. For purposes of calculating the tax liability for the Subsequent Improvements, any increase in the assessment of any improvements January 1, 2004, from the assessment in effect for such improvements as of January 1, 2004, shall be deemed attributable to the Subsequent Improvements.

3. In accordance with Section 135.215(1) of the Statute, a copy of this resolution shall be forwarded to the Director of the Missouri Department of Economic Development within thirty (30) days of its approval.

Introduced this 30th day of January, 2004 by:

Honorable Dionne Flowers, Alderwoman 2nd Ward

Mr. Bosley introduced Resolution #242 and the Clerk was instructed to read same.

Unanimous consent having been obtained Resolution No. 242 stood considered.

Mr. Bosley moved that Resolution No. 242 be adopted, at this meeting of the Board.

Seconded by Mr. Schmid.

Carried unanimously by voice vote.

Mr. Bosley moved to suspend the rules for the purpose of introducing Resolution No. 243.

Seconded by Mr. Schmid.

Carried by the following vote:

Ayes: Smith, Flowers, Bosley, Ryan, Ford-Griffin, Ortmann, Villa, Heitert, Wessels, Florida, Baringer, Roddy, Kennedy, McMillan, Schmid, Jones-King, Boyd, Sondermann, Williamson, Carter, Krewson and Mr. President Shrewsbury. 22

Noes: Kirner. 1

Present:0

Mr. Bosley introduced Resolution No. 243 and the Clerk was instructed to read same.

#### **Resolution No. 243**

WHEREAS, on February 22, 1995 ordinance 63377 was signed by then Mayor Freeman Bosley, Jr. calling for a popular vote on the following non-binding preferential proposal, "Shall commissioned police officers and civilian employees of the Metropolitan Police Department of the City of St. Louis be required to reside within the City of St. Louis just like other City employees?"; and

WHEREAS, in April, 1995, the citizens of the City of St. Louis, who pay the salaries of the police officers and employees of the Metropolitan Police Department, spoke in a loud voice in favor of the residency rule by voting in favor of the proposition; and

WHEREAS, the residency rule in the City of St. Louis has been part of the City Charter since 1914 and it's validity has withstood every court challenge; and

WHEREAS, despite the clear message from the voting majority in this City supporting the residency rule, the Missouri General Assembly is once again considering legislation which will invalidate the residency requirement for police officers; and

WHEREAS, the citizens of this city should be allowed to determine the rules and regulations regarding the employees who serve them and who are paid with their tax dollars;

NOW THEREFORE BE IT RESOLVED by the Board of Aldermen of the City of St. Louis that we call upon the Missouri State Senate and the Missouri House of Representatives to respect the will of the

majority of the residents of this city in regard to the issue of residency for city employees and to further refrain from taking any action which is contrary to the express provisions of our city charter and we further call for a popular vote on a new non-binding resolution for the purpose of providing the opportunity for the citizens of this community to once again express their will as to the residency of all city employees, including members of the St. Louis Metropolitan Police Department.

Introduced the 23rd day of January, 2004 by:

Honorable Freeman Bosley, Sr., Alderman 3rd Ward  
Honorable Irene Smith, Alderwoman 1st Ward  
Honorable Dionne Flowers, Alderwoman 2nd Ward  
Honorable Peggy Ryan, Alderwoman 4th Ward  
Honorable April Ford-Griffin, Alderwoman 5th Ward  
Honorable Michael McMillan, Alderman 19th Ward  
Honorable Terry Kennedy, Alderman 18th Ward  
Honorable Bennice Jones-King, Alderwoman 21st Ward  
Honorable Jeffrey Boyd, Alderman 22nd Ward  
Honorable Colleen Sondermann, Alderwoman 23rd Ward  
Honorable Frank Williamson, Alderman 26th Ward  
Honorable Gregory Carter, Alderman 27th Ward

Mr. Kirner objected to unanimous consent.

Mr. Bosley moved to suspend the rules for the purpose of considering Resolution No. 243.

Seconded by Ms. Smith

Carried by the following vote:

Ayes: Smith, Flowers, Bosley, Ryan, Ford-Griffin, Ortmann, Villa, Heitert, Wessels, Florida, Baringer, Roddy, Kennedy, McMillan, Schmid, Jones-King, Boyd, Sondermann, Williamson, Carter, Krewson and Mr. President Shrewsbury. 22

Noes: Kirner. 1

Present:0

Mr. Bosley moved to adopt Resolution No. 243.

Seconded by Ms. Smith.

Carried by the following vote:

Ayes: Smith, Bosley, Ryan, Ford-Griffin, Ortmann, Villa, Heitert, Florida, Baringer, Roddy, Kennedy, McMillan, Schmid, Jones-King, Boyd, Sondermann, Williamson, Carter and Mr. President Shrewsbury. 18

Noes: Kirner. 1

Present: 0

#### **SECOND READING OF RESOLUTIONS**

None.



## MISCELLANEOUS AND UNFINISHED BUSINESS

None.

## ANNOUNCEMENTS

None.

## EXCUSED ALDERMEN

Mr. Carter moved to excuse the following aldermen due to their necessary absence: Mr. Reed, Ms. Young, Mr. Gregali and Mr. Bauer.

Seconded by Mr. Villa.

Carried unanimously by voice vote.

## ADJOURNMENT

Mr. Carter moved to adjourn under rules to return Friday, January 30, 2004.

Seconded by Mr. Heitert.

Carried unanimously by voice vote.

# BOARD OF PUBLIC SERVICE

## REGULAR MEETING

**St. Louis, MO – January 27, 2004**

Board met at 1:45 P.M.

Present: Directors Suelmann, Siedhoff, Bess, Simon and President Hearst.

Absent: Directors Visintainer, Stallworth and Griggs. (excused)

Requests of the Director of Health and Hospitals and; Director of Airport to be excused from the Regular Meeting of January 27, 2004 designating Mr. Don Huber to act in his behalf were received and leaves of absence granted.

Minutes of the Regular Meeting of January 20, 2004 were unanimously approved.

The following documents were referred by the Secretary:

## January 22, 2004

To the Directors of Public Utilities and Streets: 108383, SBC Communications, Inc., bury cable 18' west from existing splice and place pedestal at utility pole at 6100 Enright, etc.

To the Directors of Public Utilities and Public Safety: 108384, Leonard M.B. Church, consolidate lot C.B. 1033; 108385, Claire Chance, consolidation deed for lots 45-48, Block 3 of Laclede Race Course at McRee in C.B. 3974 at 1115-23 S. Newstead; 108386, ToDaa LLC, consolidation of a tract of land in C.B. 3907 at 4348-56 Lindell.

To the Director of Streets: 108387, Wall USA, encroach with advertising bus shelter at 3101 Market.

To the Directors of Streets and Health and Hospitals: 108388, St. Pius V Church, hold event May 7-8, 2004 on Utah/Spring/Wyoming/Arkansas.

To the Directors of Health and Hospitals and Public Safety: 108389, Good Shepherd Pre-School, conduct day care center at 5500-08 Virginia; 108390, Beauvais Manor on the Park, conduct long term care facility at 3625 Magnolia; 108391, 50 Below, operate tattoo parlor at 2609 Cherokee.

## January 23, 2004

To the Directors of Public Utilities and Streets: 108392, Charter Communications, cut or bore for the purpose of installing communication cable at 3821 Lindell (alley)

To the Directors of Public Utilities and Public Safety: 108393, Reginald A. Green, combine Lots 3-5 in Block 113 of Julia C. Soulard's Third Addition in C.B. 385.

## January 27, 2004

To the Directors of Public Utilities and Public Safety: 108394, Habitat for Humanity, subdivide in C.B. 1894 on Bacon/Montgomery/Coleman/Garrison/St. Louis; 108395, Givens-Johnson Partnership, consolidate lots 11-18 and part of 19, block 4 of the Fourth Subdivision in the City Commons of land in C.B. 1254 at 1416-36 Dolman to be known as "The Dolman Consolidation"; 108396, New Union Vine M.B. Church, consolidate land in C.B. 1985 at Evans, Francis and Brantner.

To the Director of Streets: Petition No. 6593, Gateway Stadium LLC, vacate an irregular portion of Stadium Plaza abutting in C.B. 6466.

To the Directors of Health and Hospitals and Public Safety: 108397, Twittily Dittily Doo Childcare, conduct day care center at 2804 Chippewa.

Communications, reports, recommendations and documents were submitted by Board Members and action thereon taken as follows:

## PRESIDENT

Detailed plans and specifications for the following approved and Board set date of March 2, 2004 for opening bid for work and Secretary instructed to insert the proper advertisement therefore:

Letting No. 8245 – 2004 Rehabilitation of the Main Terminal Parking Garage at Lambert.

Proposed contract and bond ordered approved as follows:

Letting No. 8236 – Soulard Market and Recreation Center ADA Restroom Upgrade, Griffith Development Co., Construction Division, 1726 Rudder Industrial Park Dr. Fenton, MO, Contract No. 19592.

Supplemental Agreement No. 33 to P.S.A. 785 with O'Brien & Gere Engineers for Underground Storage Tank Management at Lambert approved and President authorized to execute same.

Supplemental Agreement No. 6 to P.S.A. No. 974 with URS Corporation for Design of New Runway 12R-30L Complex and Modifications of Existing Electrical Distribution at Lambert approved and President authorized to execute same.

P.S.A. No. 995 with Burns & McDonnell for Final Design of the Dr. Martin Luther King, Jr. Drive Enhancements, Grand to Jefferson approved and President authorized to execute same.

P.S.A. No. 998 with David Mason & Associates, Inc., for Architectural and Engineering Design Services for City of St. Louis Parks approved and President authorized to execute same.

Emergency Work Orders issued for the month of December 2003 by the Department of the President, Board of Public Service approved.

## DIRECTORS OF PUBLIC UTILITIES AND PUBLIC SAFETY

3 subdivisions ordered approved as follows, subject to certain conditions: 107545, Epic Homes, Outlot 119 on Riverview/Spring Garden Dr. and file Application No. 107671, duplicate application; 108385, Claire Chance, C.B. 3974 at 115-23 S. Newstead; 108386, ToDaa, LLC, C.B. 3907.

## DIRECTOR OF STREETS

Drafts of the following ordinances approved and Secretary instructed to forward same to the Board of Aldermen with the recommendation that they be passed:

"An ordinance to conditionally vacate a 117' strip of the easternmost 4' of the 20' wide n/s alley in C.B. 2141 as bounded by Albion, Missouri, Whittemore and Jefferson."

"An ordinance to conditionally vacate a 15' wide e/w alley and the northern 105' ± 2' of the 15' wide n/s alley in C.B. 5473 bounded by Wilson, Sulphur, Argus and Esther."

"An ordinance to conditionally vacate 1) O'Fallon from 14<sup>th</sup> to East 14<sup>th</sup>, 2) East 14<sup>th</sup> from O'Fallon southwardly..."

"An ordinance to conditionally vacate Charless from Jefferson eastwardly 120' to 20' wide n/s alley in C.B. 1401-S."

"An ordinance to conditionally vacate an irregular portion of Children's Place, west of Taylor."

2 encroachments ordered approved as follows, subject to certain conditions: 108362, St. John Nepomuk Church, hang banners on Lafayette and Tucker (5 banners); 108338, Wall USA, advertising bus shelter at 3101 Market

#### **DIRECTOR OF PUBLIC SAFETY**

7 Conditional Use Permits ordered approved as submitted by the Hearing Officer, per Board Order No. 766.

The following documents were not listed on the posted Agenda: 265439-41, 265444 and 265446-52.

Adjourned to meet Tuesday, February 3, 2004 at 1:45 P.M.

Ronald A. Hearst, P.E.  
President

Attest:

Darlene A. Plump,  
Secretary

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#### **Office of the Board of Public Service City of St. Louis**

SEALED PROPOSALS will be received for the Public Work hereinafter mentioned at the Office of the Board of Public Service, Room 208, City Hall, until 1:45 P.M., **March 2, 2004**, St. Louis, Missouri time, at which time they will be publicly opened and read, viz:

**LETTING NO. 8245:** 2004 Rehabilitation of the Main Terminal Parking Garage at Lambert-St. Louis International Airport

**DEPOSIT: \$325,225.00**

Plans, specifications and general information may be obtained in the Office of the Assistant Director of Airports for Planning/Engineering, Room MT-1296, Airport Main Terminal, Lambert-St. Louis International Airport, from 8:30 AM to 4:00 PM, Monday through Friday and upon payment of ONE HUNDRED dollars (\$100.00) for each package. Purchased sets become the property of the prospective bidder and no refunds will be made. Information concerning this project may be obtained by telephoning (314) 426-8015.

Proposals must be made on blank forms to be furnished by the President of the Board of Public Service, and must be submitted to Room 208, City Hall.

Each bidder shall specify in his proposal in figures, without interlineations, alterations or erasures, a unit price for each of those items where so called for in the proposal, and shall show the products of the respective unit prices and estimated quantities. He shall also show in figures bid proposals for all items on which Lump Sum figures are requested, and, in addition thereto, at the end of the bid the Lump Sum for which he will perform all of the estimated work, as requested by the general requirements and covenants, specifications and plans.

In case of a discrepancy between the gross sum shown in the proposal and that obtained by the addition of the bid prices as applied to be basic items, the latter shall prevail.

Each bid must be accompanied by a Cashier's or Treasurer's Check of a Bank or Trust Company in the City of Saint Louis, payable to the order of the City Treasurer, for the amount of deposit required, as heretofore stated.

All work under this contract will be paid for in cash, based on monthly estimates of the work completed, less a retained amount of ten percent (10%). Final payment, including all retained percentages, will be made within ten (10) days after completion of all work and final acceptance by the City.

"The City of St. Louis hereby notifies all bidders that it will affirmatively insure that in any contract entered into pursuant to this advertisement, minority business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color or national origin in consideration for an award."

The contract shall provide that not less than the prevailing hourly rate of wages in the City of St. Louis as determined by the Department of Labor and Industrial Relations of the State of Missouri for each craft or type of workmen needed in the actual construction work on the site of the construction job herein authorized, as well as the general prevailing rate for legal holiday and overtime work shall be paid to all workmen.

All labor to be performed under this contract shall be subject to the provisions of Sections 290.210 to 290.340 inclusive, of the Revised Statutes of Missouri, 1986.

The right of the Board of Public Service to reject any or all bids is expressly reserved.

By order of the Board of Public Service,  
**JANUARY 27, 2004.**

Ronald A. Hearst, P.E.  
President

Attest:

Darlene A. Plump,  
Secretary

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#### **Office of the Board of Public Service City of St. Louis**

Sealed Proposals will be received for the Public Work hereinafter mentioned at the Office of the Board of Public Service, Room 208, City Hall, until 1:45 p.m., **February 24, 2004**, St. Louis, Missouri time, at which time they will be publicly opened and read, viz:

**Letting No. 8244:** Lambert-St. Louis International Airport Expansion Program, Group No. 2 - Residential Asbestos Abatement Services

**Deposit: \$45,440.00**

The bid package will be available for purchase from 8:30 a.m. to 4:30 p.m., Monday through Friday commencing January 20, 2004, through INDOX Services, One Document Drive, St. Louis, MO 63114 (Phone: 314-810-5900) upon payment of \$12.00 plus shipping, if required. Purchased sets become the property of the prospective bidder and no refunds will be made.

A pre-bid conference will be held at 9:00 a.m., **January 28, 2004**, at the Airport Program Management Office, PAC Room, Riverport Lakes East, 13723 Riverport Drive, Maryland Heights, MO 63043.

Proposals must be made on blank forms to be furnished by the President of the Board of Public Service, and must be submitted to Room 208, City Hall.

Each bidder shall specify in its proposal in figures, without interlineations, alterations or erasures, a unit price for each of those items where so called for in the proposal, and shall show the products of the respective unit prices and estimated quantities. And show, in addition thereto, at the end of the bid the Total Bid Amount for which he will perform all of the estimated work as requested by the general requirements and covenants and specifications.

In case of a discrepancy between the gross sum shown in the proposal and that obtained by the addition of each item, the latter shall prevail.

Each bid must be accompanied by a Cashier's or Treasurer's Check of a Bank or Trust Company in the City of St. Louis, payable to the order of the City Treasurer, or a Surety Bond approved by the Comptroller

of the City of St. Louis for the amount of Deposit required, as heretofore stated.

All work under this contract will be paid for in cash, based on monthly estimates of the work completed, less a retained amount of 5%. Final Payment, including all retained percentages, will be made within ten (10) days after completion of all work and final acceptance by the City.

The City of St. Louis will affirmatively insure in any contract entered into pursuant to this advertisement, that fully certified Disadvantaged Business Enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color or national origin in consideration for an award. The Disadvantaged Business Enterprise goal for this project is 30%.

The contract shall provide that not less than the prevailing hourly rate of wages in the City of St. Louis as determined by the Department of Labor and Industrial Relations of the State of Missouri for each craft or type of workmen needed in the actual work on the site herein authorized, as well as the general prevailing rate for legal holiday and overtime work shall be paid to all workmen.

All labor to be performed under this contract shall be subject to the provisions of Sections 290.210 to 290.340 inclusive, of the Revised Statutes of Missouri, 1986.

The right of the Board of Public Service to reject any or all bids is expressly reserved.

By order of the Board of Public Service,  
**January 13, 2004.**

Ronald A. Hearst, P.E.  
President

Attest:

Darlene A. Plump,  
Secretary

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## PUBLIC NOTICE

A public hearing will be held by the Board of Adjustment at 1:30 p.m. on Wednesday, February 4, 2004, in Room 208 City Hall to consider the following:

**APPEAL 8114** - Appeal filed by Jefferson & Cass Auto Repair Complete, from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate an auto repair business, a used car lot, sales of auto parts and accessories, a towing business and a detailing business at 4009 Goodfellow. **Ward 22 #AO256961-02 ZONE: "F" - Neighborhood Commercial District**

**APPEAL 8265** - Appeal filed by Carisma Motors, from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate a used car sales/repairs with outside storage at 3330 Gravois. **Ward 15 #AO294631-03 ZONE: "F" - Neighborhood Commercial District**

**APPEAL 8266** - Appeal filed by Our Lady's Inn, from the determination of the Building Commissioner in the denial of a building permit authorizing the Appellant to construct a multi-family building with seven (7) units at 4242-44 Virginia. **Ward 25 #AB295233-03 ZONE: "B" - Two Family Dwelling District**

**APPEAL 8267** - Appeal filed by White Crow Productions, from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate a workshop, cafe, coffeehouse with private dining parties (expanding existing business) at 5001 Mardel. **Ward 10 #AO295418-03 ZONE: "C" - Multiple Family Dwelling District**

**APPEAL 8268** - Appeal filed by Vitt Heating & Air Conditioning, Inc., from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate a heating and cooling business with metal fabrication at 6101 Michigan. **Ward 11 #AO295947-03 ZONE: "F" - Neighborhood Commercial District**

In accordance with the provisions of Ordinance 59981, effective July 31, 1986.

By authority of the Board of Adjustment.

S. Cunningham, Chairman

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## PUBLIC NOTICE

A public hearing will be held by the Board of Adjustment at 1:30 p.m. on Wednesday, February 11, 2004, in Room 208 City Hall to consider the following:

**APPEAL 8269** - Appeal filed by BSR & Co. LLC, from the determination of the Building Commissioner in the denial of a building permit authorizing the Appellant to construct a metal building per plans at 7001 Southwest. **Ward 24 #AB295824-03 ZONE: "A" - Single Family Dwelling District, "F" - Neighborhood Commercial District**

**APPEAL 8270** - Appeal filed by Covenant House Missouri, from the determination of the Building Commissioner

in the denial of an occupancy permit authorizing the Appellant to operate a boarding house with 40 beds as well as classrooms and office space at 2727 N. Kingshighway. **Ward 1 #AO295290-03 ZONE: "B" - Two Family Dwelling District, "F" - Neighborhood Commercial District**

**APPEAL 8271** - Appeal filed by Household Auto Sales, from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate an auto sales, repair, body work and spray painting business at 3210 S. Compton. **Ward 20 #AO296081-03 ZONE: "F" - Neighborhood Commercial District**

**APPEAL 8272** - Appeal filed by Walid Hassan, from the determination of the Board of Public Service in the denial of an occupancy permit authorizing the Appellant to operate a convenience store at 3025 Chippewa. **Ward 20 #AO290660-03 ZONE: "F" - Neighborhood Commercial District**

In accordance with the provisions of Ordinance 59981, effective July 31, 1986.

By authority of the Board of Adjustment.

E. Smoot, Chairman

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## PUBLIC NOTICE

A Conditional Use Hearing will be held in Room 208 City Hall at 8:30 a.m. on **Thursday, February 12, 2004** on the following conditional uses:

**4834 Allemania** - Home Occupancy Waiver - Contracting (Office Use Only) - "A" - Single Family Dwelling Unit. **WARD 12**

**1147 Canaan** - Home Occupancy Waiver - Landscaping Construction (Office Use Only) - "A" - Single Family Dwelling Unit. **WARD 2**

**6651 Garner** - Home Occupancy Waiver - Hauling and Clean Up (Office Use Only) - "A" - Single Family Dwelling Unit. **WARD 24**

**2023 Geyer** - Home Occupancy Waiver - Property Management Office Use Only) - "C" - Multiple Family Dwelling District. **WARD 7**

**3201 Jasper Park** - Home Occupancy Waiver - Cleaning (Office Use Only) - "A" - Single Family Dwelling Unit. **WARD 10**

**9147 Newby** - Home Occupancy Waiver - Janitorial (Office Use Only) - "A" - Single Family Dwelling Unit. **WARD 2**

**4717 Newberry** - In Home Day Care - 10 Children (2, 0-2 1/2; 2 21/2-4, and 6, 5 and up) - "C" - Multiple Family Dwelling District. **WARD 18**

**2601 Delmar** - #AB293207-03 - Service Station - Construct Convenience Store/Car Wash Per Plans - "H" - Area Commercial District. **WARD 6**

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## PUBLIC NOTICE

### DISADVANTAGED BUSINESS ENTERPRISES

In accordance with 49 Code of Federal Regulations (CFR) part 26, the City of St. Louis Airport Authority has established an overall goal of 21% for the utilization of Disadvantaged Business Enterprises (DBE) in projects funded by the Department of Transportation for the 2004 Federal Fiscal year (October 1, 2003 to September 30, 2004).

The goals and the basis for establishing these goals are available for public inspection thirty (30) days from the date of this notice between the hours of 8:30 a.m. and 5:00 p.m., Monday through Friday the DBE Program Office, 13723 Riverport, Maryland Heights, MO 63043. Public comments will be accepted for forty-five (45) days after the publication of this notice and are for informational purposes only. Comments should be addressed to Jack Thomas, DBE Liaison Officer, Lambert St. Louis International Airport, 13723 Riverport Drive, 3rd Floor, Maryland Heights, MO 63043.

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## DEPARTMENT OF PERSONNEL

### NOTICE OF EXAMINATIONS

The Department of Personnel, Room 100 City Hall, City of St. Louis, Missouri announces competitive Civil Service examinations to fill vacancies in the Municipal Service.

The last date for filing an application for the following examination is **FEBRUARY 13, 2004**.

### CONSTRUCTION AND MAINTENANCE MANAGER

(PROMOTIONAL EXAMINATION OPEN TO PERMANENT CITY EMPLOYEES ONLY)

Prom. 9000

\$56,914 to \$85,384 (Annual Salary Range)

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The last date for filing an application for the following examination is **FEBRUARY 20, 2004**.

### CONSTRUCTION EQUIPMENT OPERATOR II

Prom./O.C. 9001

\$32,604 to \$52,286 (Annual Salary Range)

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Vacation, Holidays, Sick Leave, Social Security, and Employee Retirement System Benefit privileges are provided in addition to salary.

Application forms and further information concerning duties of positions, desirable and necessary qualifications, relative weights of examination components, and duration of eligible lists may be secured in the office of the Department of Personnel, Room 100 City Hall. Applications can be submitted on the Internet. Visit the city web site ([www.stlouiscity.com](http://www.stlouiscity.com)) and link to Jobs with the City of St. Louis.

William C. Duffe,  
Director

January 28, 2004

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## NOTICE TO ALL BIDDERS

CITY ORDINANCE requires that any individual or company who performs work within the City limits must obtain a Business License. This would also apply to businesses who employ sales or delivery personnel to come into the City. Contracts requiring work to be performed in the City will **NOT** be awarded to unlicensed businesses. Please contact the License Collector, Room 104 City Hall, St. Louis, Missouri, 63103 or phone (314) 622-4528. You may also refer to our on-line site at [www.stlouiscity.com](http://www.stlouiscity.com).

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## ST. LOUIS LIVING WAGE ORDINANCE

### LIVING WAGE REQUIREMENTS

Bidders [Proponents] are hereby advised that the St. Louis Living Wage Ordinance #65597 and associated Regulations apply to the service [concession] [lease] [City Financial Assistance] for which [bids] [proposals] are being sought herein. This Ordinance requires that, unless specific exemptions apply, all individuals who perform work pursuant to a contract executed between the successful [bidder] [proponent] and the City [Agency] must be paid a minimum of the applicable Living Wage rates set forth in the attached

Living Wage Bulletin, and, if the rates are adjusted during the term of the contract pursuant to the Ordinance, applicable rates after such adjustment is made. Each bidder [proponent] must submit the attached "Living Wage Acknowledgment and Acceptance Declaration" with the bid [proposal]. Failure to submit this Declaration with the bid [proposal] will result in rejection of the bid [proposal]. A successful bidder's [proponent's] failure to comply with contract provisions related to the Living Wage Ordinance may result in termination of the contract and the imposition of additional penalties as set forth in the Ordinance and Regulations.

Copies of the Ordinance and Regulations are available upon request from Mr. Larry Thurston, at (314) 551-5005, or can be accessed at <http://www.stlouiscity.com/living-wage>.

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## SUPPLY COMMISSIONER

Office of the Supply Commissioner, Room 324, City Hall, 1200 Market Street, St. Louis, Missouri 63103, Tuesday, February 3, 2004 - ADVERTISED BIDS will be received by the undersigned to be opened at the office at 12:00 o'clock noon, for the items listed below on the dates specified.

### Notice to All Suppliers

NOTE: It is the policy of the City of St. Louis that all firms desiring to do business with the City of St. Louis must comply with employment practices that are in accordance with the ordinances of the City of St. Louis and the Mayor's Executive Order promulgated there-under to the end that all Contractors and suppliers of materials and services will offer equal opportunity for employment and job advancement to blacks and other minority groups in the St. Louis Metropolitan area.

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**WEDNESDAY, FEBRUARY 4, 2004**

### SURPLUS AST BRAVO MS 586/133 FOR SALE

per condemnation #S04-26.

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**TUESDAY, FEBRUARY 24, 2004**

### STAINLESS STEEL FREEZER/ REFRIGERATOR

for furnishing the BPS (Board of Public Safety) per Req. #60.

**PAVEMENT PROFILER**

for furnishing the Street Division per  
Req. #159.

**MULCH-MASTER LEAF MACHINE**

for furnishing the Street Division per  
Req. #173.

**PELSUE BLOWER #13250**

for furnishing the Water Division per  
Req. #1466.

**HYDRAULIC HAMMER (BREAKER)**

for furnishing the Water Division per  
Req. #1471.

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Bidders are invited to be present at the opening of bids. Bid results may be available 30 days following the date of bid opening. If you desire bid results, please include a self-address, stamped envelope with your bid.

The City of St. Louis desires to purchase recycled products whenever possible, especially items containing post consumer waste materials. If your company can supply recycled products, please provide information to this office.

The right to reject any and all bids is reserved.

Freddie L. Dunlap  
Supply Commissioner  
(314) 622-4580  
[www.stlouis.missouri.org](http://www.stlouis.missouri.org)

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