



**MINUTES OF THE
CITY OF FRONTENAC
BOARD OF ALDERPERSONS
SPECIAL MEETING
SEPTEMBER 9, 2025**

The September 9, 2025, Special Meeting of the Board of Alderpersons of the City of Frontenac was called to order at 5:00 p.m. with Pat Kilker, presiding.

The Alderpersons present were Anne Dipasco, Tim Sant, Jamie Griesedieck, Scott Mullis, Tom O'Brien, and Dan Millman.

Also, in attendance was City Administrator, Andrea Muskopf; City Attorney, Kevin O'Keefe; Police Chief, Craig Picha; Fire Chief Floyd Blake, Assistant Fire Chief, Kevin Halloran; Public Works Director, Jeff Wappelhorst; Finance Officer, Lea Ann Bennett; Building Commissioner, David Fairgrieve and Administrative Clerk, Shari Cooper.

The Pledge of Allegiance was stated.

A. MOTION TO APPROVE AGENDA

Mayor Kilker asked for a motion to approve tonight's agenda.

MOTION: Alderperson Millman made a motion and Alderperson Mullis made a second to approve the meeting agenda. All Alderpersons presented voted "Aye". The vote was unanimous.
MOTION PASSED.

B. PUBLIC HEARING

1. Request approval of the revised site plan for St. Joseph's Academy at 2307 S. Lindbergh Blvd. for construction of a new parking lot.

Mr. Carl Rouse of Byrne and Jones gave a brief description of the request.

Alderperson O'Brien asked if the initial improvements have been made. Mr. Rouse stated they have been approved and implemented.

Mr. O'Keefe stated that the Planning & Zoning Committee reviewed this request and recommended approval on August 18, 2025.

Aldersperson Griesedieck asked if they received approval for the entrance off S. Lindbergh Blvd., the south entrance. Mr. Rouse stated no adjustments or changes have been made and they do have a MoDOT permit to do the work.

Mayor Kilker closed this public hearing at 5:09 p.m.

2. Request for a preliminary subdivision plat approval for property located at 11440 South Forty Drive.

Mr. Jamey Henson of Sterling Engineering gave a brief overview of the request.

Ellen Rottkajob of Shockey Consulting presented the process and approval from the Planning & Zoning Committee.

Mr. Michael Hickey, Trustee of Terrace Gardens Subdivision, spoke on the three lots and has no objections to the project.

Mr. Tim Durbin, 19 Terrace Gardens, stated the entire side of his street has been redeveloped over the last 13 years and the one thing I would like to state is that we have all expressed our concerns about water. Our primary concern is the water and hope that our feelings are brought up.

Aldersperson DiPasco asked who maintains the cul-de-sac. Mr. Henson stated MoDOT will be responsible for this section of road.

Mr. Jack Frison, 11440 S. Forty Dr., spoke on his property and the rerouting of the road that was previously talked about.

Mr. Eric Acree, 18 Terrace Gardens, stated he would like to echo the comments on the stormwater runoffs. The water runoff is our primary concern.

Mr. Ankit Patel, 20 Terrace Gardens, stated he is directly behind 11440 S. Forty Dr. and would also like to discuss the water runoff concerns in the subdivision. He asked if each property would have its own retention. Ms. Rottjakob stated this will be part of the final approval on the building permit per MSD regulations.

Mr. Fairgrieve, Building Commissioner, stated that each of the properties will have their own retention systems.

Mayor Kilker closed this public hearing at 5:28 p.m.

C. NEW BUSINESS:

1. **Bill No. 2025-2117:** An ordinance approving a revised site plan for St. Joseph's Academy at 2307 S. Lindbergh Blvd. for construction of a new parking lot.

Mayor Kilker asked if there was any additional discussion on this topic.

Mayor Kilker asked Mr. O’Keefe for a second reading of Bill No. 2025-2117.

Bill No. 2025-2117: An ordinance approving a revised site plan for St. Joseph’s Academy at 2307 S. Lindbergh Blvd. for construction of a new parking lot.

MOTION: Alderperson Millman made a motion to approve Bill No. 2025-2117 and Alderperson Mullis made a second for approval.

Mayor Kilker asked Ms. Cooper for a roll call of the Board of Alderpersons.

ROLL CALL VOTE: Alderperson Sant, “Aye”; Alderperson Mullis, “Aye”; Alderperson Griesedieck, “Aye”; Alderperson O’Brien, “Aye”; Alderperson Millman, “Aye”; and Alderperson DiPasco, “Aye”. All Alderpersons present voted “Aye.” The vote was unanimous. **MOTION PASSED by a vote of 6-0.**

2. Bill No. 2025-2118: An ordinance approving a preliminary subdivision plat for 11440 South Forty Drive.

Mayor Kilker asked if there was any additional discussion on this bill.

Mayor Kilker asked Mr. O’Keefe for a second reading of Bill No. 2025-2118.

MOTION: Alderperson Mullis made a motion and Alderperson DiPasco made a second to the motion to approve a second reading of Bill No. 2025-2118. All alderpersons presented voted “Aye”. The vote was unanimous. **MOTION PASSED.**

Bill No. 2025-2118: An ordinance approving a preliminary subdivision plat for 11440 South Forty Drive.

MOTION: Alderperson O’Brien made a motion to approve Bill No. 2025-2118 and Alderperson Millman made a second for approval.

Mayor Kilker asked Ms. Cooper for a roll call of the Board of Alderpersons.

ROLL CALL VOTE: Alderperson Mullis, “Aye”; Alderperson Griesedieck, “Aye”; Alderperson O’Brien, “Aye”; Alderperson Millman, “Aye”; Alderperson DiPasco, “Aye”; and Alderperson Sant, “Aye”. All Alderpersons present voted “Aye.” The vote was unanimous. **MOTION PASSED by a vote of 6-0.**

3. Resolution No. 2025-607: A resolution authorizing the purchase of software and related services for technology upgrades.

There was no discussion on this topic.

Mayor Kilker asked for a motion for approval of Resolution No. 2025-607.

MOTION: Alderperson O'Brien made a motion to approve Resolution No. 2025-607 and Alderperson Mullis made a second for approval. All Alderpersons present voted "Aye." The vote was unanimous. **MOTION PASSED by a vote of 6-0.**

4. **Resolution No. 2025-608:** A resolution authorizing the purchase of the engine bay floor epoxy covering.

There was no discussion on this topic.

Mayor Kilker asked for a motion to approve Resolution No. 2025-608.

MOTION: Alderperson Sant made a motion to approve Resolution No. 2025-608 and Alderperson DiPasco made a second for approval. All Alderpersons present voted "Aye." The vote was unanimous. **MOTION PASSED by a vote of 6-0.**

D. ADJOURNMENT

Mayor Kilker requested a motion to adjourn the meeting.

MOTION: Alderperson Millman made a motion and Alderperson Sant made a second to the motion to adjourn the meeting.

The meeting was adjourned at 5:35 p.m.