



BOARD OF ALDERMEN
Meeting Minutes

JULY 14TH, 2025

7:00 PM 1 GOVERNMENT CTR. BALLWIN, MO 63011

THE MINUTES ARE PREPARED IN SUMMARY TO REFLECT THE OVERALL DISCUSSIONS, NOT VERBATIM QUOTES.

The meeting was called to order by Mayor Stallmann at 7:00 p.m.

ROLL CALL

Present

Mayor Mark R. Stallmann
Alderman Michael Finley
Alderman Pamela Haug
Alderman Tequila Gray via videoconference
Alderman Frank Fleming
Alderman Mark Weaver
Alderman David Siegel
Alderman Jim Lehmkuhl
City Administrator Eric Serman
City Attorney Kyle Cronin

Absent

The Pledge of Allegiance was recited.

Mayor Mark Stallmann held a moment of silence for the Texas flooding victims.

MINUTES

The minutes from the June 9, 2025 Board of Aldermen meeting were submitted for approval. Alderman Michael Finley made a motion to amend the minutes, by changing his comments under Aldermanic comments to read that he wanted the City to redo all of the City's message boards. Alderman Frank Fleming seconded the amendment. A motion to approve as amended was made by Alderman Frank Fleming and seconded by Alderman Michael Finley. A voice vote was taken with unanimous affirmative result and the motion passed.



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PRESENTATIONS

Alderman Janet Rodriguez Judd was sworn in as Ward 1 Alderman.

ROLL CALL

Present

Mayor Mark R. Stallmann
Alderman Michael Finley
Alderman Janet Rodriguez Judd
Alderman Pamela Haug
Alderman Tequila Gray via video conference
Alderman Frank Fleming
Alderman Mark Weaver
Alderman David Siegel
Alderman Jim Lehmkuhl
City Administrator Eric Stermann
City Attorney Kyle Cronin

Absent

CITIZEN COMMENTS

Joan Lorber of 329 Meadowbrook Drive, spoke to the Board about her fence. She noted she has been having a hard time trying to get it approved after it was damaged when a car ran into it. She noted she's replacing the existing fence on the same fenceline. City Planner Lynn Sprick noted this was something that is covered in code and required approval of the Board of Aldermen.

Alderman Frank Fleming noted he didn't want to delay her fence, and was ok with approval as long as City staff were ok with it.

City Administrator Stermann noted the caveat is that it's on the petitioners lot, replaced permanently where it currently is.

Alderman Frank Fleming made a motion to approve the fence, Alderman Mark Weaver seconded the motion. A voice vote was taken with unanimous affirmative result and the motion passed.

Michael McLellan of 409 Lexbridge Lane, spoke about mosquito fogging. He believes money should be better spent on other safety issues.

Lori Bresnan of 665 Turfwood Drive, spoke to the Board about mosquito fogging, noting the vast majority of St. Louis County uses St. Louis County vector control when needed.



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Megan Kokesh of 115 Lock Drive, spoke to the Board about mosquito fogging. She continued her comments from the Public Health & Safety Committee meeting, noting her research found bees are killed by the fogging and half of Missouri's bees are on the endangered list.

Jon Harvey of 214 Highview Drive, spoke to the Board about growth of the City. He recommended the Board get the deal back with the high rise that was slated to be built in Vlasik Park, as that would bring business to Ballwin.

LEGISLATION

Resolution: Pointe Play Structure Grant Application - A RESOLUTION OF THE BALLWIN BOARD OF ALDERMEN SUPPORTING AN APPLICATION TO THE ST. LOUIS COUNTY MUNICIPAL PARKS GRANT PROGRAM FOR A PLAY STRUCTURE AND OTHER IMPROVEMENTS AT THE POOL AT THE POINTE.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley for approval of the resolution. A voice vote was taken with unanimous affirmative result and the motion passed.

CONSENT ITEMS

Administration – Destruction of Records

Staff requests the Board's approval to destroy these records which have been kept per the Missouri Secretary of State - State Archives - Local Records Retention Schedule.

Discussion:

Alderman Tequila Gray questioned what records are being destroyed and how long they had been kept. City Administrator Eric Sterman noted the City follows the Missouri Secretary of State's schedule of records and the records that are being destroyed are detailed in the consent item report.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

Administration – Six Month Cash Financials

Staff recommends that the Board approve the semi-annual statement of revenues and expenditures.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.



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Administration – Insurance Renewals

Staff recommends that the Board approve the renewal of various insurance coverages for the period 7/1/25 – 6/30/26. Collectively these premiums are below the amounts budgeted for 2025, so no budget amendments will be necessary.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

Administration – SUE Extension for Dutch Bros

Staff recommends that the Board consider granting an extension of four (4) months, with conditions outlined.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

Administration – Ballwin Days Liquor License

Staff recommends Board Approval for the Rotary Club Ballwin Days Liquor License.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

Parks & Recreation – Cart Path Paving Bid Award

Staff recommends awarding the contract for cart path paving to the low bidder, Leritz Contracting, for \$40/linear foot not to exceed \$40,000.

Alderman Frank Fleming questioned what the department was doing paving them, as it had been expressed that the department would like to have them redone with concrete.

Parks & Recreation Director Chris Conway noted that ideally they'd like to redo the paths with concrete, but it is not in the budget right now. The paving will address the sections currently in the worst shape.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.



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Public Works – Surplus Vehicles Sale

Staff recommends auctioning or selling City equipment and Vehicles listed above with an Auction service.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

Public Works – Asphalt Bid Award

Staff recommends awarding this contract at the unit bid price to the low bidder, E.Meier Contracting, not to exceed \$220,829.00.

Discussion:

Alderman David Siegel noted it was refreshing to see that the City is getting more bids. He also asked about specifics on the milling. Public Works Director Jim Link noted they're going with a two inch mill.

A motion was made by Alderman David Siegel and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

MAYOR'S REPORT

Mayor Mark Stallmann noted July is Parks & Recreation month, and thanked Chris Conway and his staff for their wonderful work. He also noted there are several events throughout July that are free because of Parks & Recreation month.

He noted the Ballwin Days Committee will meet on July 24th at the Ballwin Golf Course at 6 p.m.

He also noted the MML conference is September 14-17 and invited Aldermen to the conference, which is being held in St. Charles.

He also pointed out Officer Quackers, the plastic duck the Ballwin Police Department has hidden throughout the City. He praised the police department's PR effort.

CITY ADMINISTRATOR'S REPORT

None.

CITY ATTORNEY'S REPORT

None.



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STAFF REPORTS

Administration – 1024 Hollybend Drive Fence

Staff recommends approval with the property owner's agreement to the stated requirements above.

Discussion:

City Planner Lynn Sprick noted the property is at the Northeast corner of Hollybend Drive and Court. The petitioner is asking for a six foot vinyl privacy fence. She noted the petitioner is willing to put up landscaping. The contractor, Ed Burke, noted he did not realize that the fence permit was a separate permit from the pool permit and that the fence wasn't approved yet.

A motion was made by Alderman David Siegel and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

Administration – 384 Sunfield Place Fence

Staff recommends approval with the property owner's agreement to the stated requirements above.

Discussion:

Petitioner Dan Bowers spoke to the Board and noted when St. Louis County did the renovation on Baxter, they put up a chain link fence. He noted he wants to replace it with a six foot wood fence.

A motion was made by Alderman David Siegel and seconded by Alderman Michael Finley to accept staff's recommendation. A voice vote was taken with unanimous affirmative result and the motion passed.

ALDERMANIC COMMENTS

Alderman Michael Finley noted earlier this evening the Public Health & Safety Committee met regarding mosquito fogging. All citizens that spoke were against fogging. He noted the committee will continue to research and make a recommendation to the full Board at a later time.

Alderman David Siegel noted he would like to call a Public Works Committee meeting at 6 p.m. on August 11th. He wanted to see Streets for 2026, crack sealing, an updated list of equipment, work orders and a potential change to the tree trimming ordinance on the agenda. Alderman Tequila Gray noted she would like to Public Works hiring and adding more employees on the agenda as well.

Alderman Frank Fleming noted he wanted staff to take a look at the permit applications to see if there is an opportunity to include more things with check boxes to make sure all necessary permits are applied for.



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CLOSED SESSION

A motion was made by Alderman Michael Finley and seconded by Alderman Frank Fleming to move to closed session. A roll call vote was taken on the move to closed session with the following results:

Aye: Aldermen Judd, Finley, Haug, Gray, Fleming, Weaver, Siegel, Lehmkuhl

Nay: None

The meeting moved to closed session at 8:14 p.m.

ADJOURNMENT

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to reconvene to open session. The motion passed by unanimous voice vote at 9:27 p.m.

A motion was made by Alderman Frank Fleming and seconded by Alderman Michael Finley to adjourn. The motion was passed by unanimous affirmative voice vote and the meeting adjourned at 9:28 p.m.

MARK R. STALLMANN, MAYOR

ATTEST:

MEGAN FREEMAN, CITY CLERK