WHERE COMMUNITY AND SPIRIT MEET®

City of Kirkwood
City Council Work Session
Thursday, December 4, 2025
5:00 p.m.
City Hall, Council Chambers
139 S. Kirkwood Rd.
Kirkwood, MO 63122
(Posted December 2, 2025 at 2:55 p.m.)

Please note that work sessions are for council discussion only and there will be no public comment portion of the meeting. When a topic is completed the council will immediately move on to the next item on the agenda.

I. **Approval of the November 20, 2025 Work Session Minutes**

II. **Continued Discussion of Mural Program**

III. **Opioid Settlement Funds Allocation Discussion**

IV. **Noise Discussion**

V. **Motion to close the meeting pursuant to RSMo Chapter 610.021 (1- Legal)**

VI. **Motion to open the meeting**

VII. **Meeting Adjournment**

Kirkwood City Council: Mayor Liz Gibbons, Council Members Gina Jaksetic, Nancy Luetzow, Mark McLean, Al Rheinnecker, Paul Schaefer, and Mark Zimmer

Contact Information: For full City Council contact information visit www.kirkwoodmo.org/council. To contact the City Clerk call 314-822-5802. To contact the Chief Administrative Officer call 314-822-5803.

Accommodation: The City of Kirkwood is interested in effective communication for all persons. Persons requiring an accommodation to attend and participate in the meeting should contact the City Clerk at 314-822-5802 at least 48 hours before the meeting. With advance notice of seven calendar days, the City of Kirkwood will provide interpreter services at public meetings for languages other than English and for the hearing impaired. Upon request, the minutes from this meeting can be made available in an alternate format, such as CD by calling 314-822-5802.

DRAFT

WORK SESSION MINUTES

A work session of the Kirkwood City Council was held on November 20, 2025, at 5:00 p.m. at Kirkwood City Hall, 139 S. Kirkwood Road, Kirkwood, Missouri. Present were: Mayor Gibbons, Council Members Jaksetic, Luetzow, McLean, Rheinnecker, Schaefer, and Zimmer. Also in attendance were Chief Administrative Officer Russell Hawes, Assistant Chief Administrative Officer David Weidler, City Clerk Laurie Asche, Director of Public Services Chris Krueger, and City Attorney Jackie Graves.

APPROVAL OF NOVEMBER 6, 2025 AND NOVEMBER 13, 2025 WORK SESSION MINUTES

Motion was made by Council Member Zimmer and seconded by Council Member Schaefer to approve the minutes of the November 6, 2025 and November 13, 2025 work session meetings. The minutes were approved with Council Members Jaksetic and Luetzow abstaining from the November 13, 2025 minutes.

ILLEGAL GAMBLING MACHINES

Council discussed unregulated gambling devices, commonly referred to as “gray machines.” The Mayor referenced actions taken by neighbor city Crestwood, who has successfully removed gray machines by way of legislation, and the City of Springfield, wherein the court upheld regulation of the machines in an opposing case – although the court’s decision can be appealed, this is a notable case which serves as a proof of concept for other municipalities wishing to remove or regulate the machines. The methods these Cities took to create their regulations was also discussed: Crestwood called the machines illegal outright; Springfield first tied each machine to a permit or license, next ruled the machines illegal, and finally refused to renew said permit or license for a business containing a machine, essentially forcing their removal; this was an effective method of both regulation and enforcement.

Council clarified the myriad of dangers these machines present, including an absence of age restriction, a lack of state oversight, and their ability to siphon discretionary spending away from fully regulated gambling industries that contribute tax revenues to public education. Enforcement of legality is complex. Council discussed the possibility of the machines being legally tied to business licenses, liquor licenses, or separate permitting systems, utilizing the methods employed by Crestwood and Springfield as bases for these potential solutions for Kirkwood. Council explored other feasible solutions, such as ticketing, or seeking an injunction.

It was the consensus of the Council to authorize staff to draft legislation for Council consideration.

2021 INTERNATIONAL BUILDING CODES DISCUSSION

Council was presented with a comprehensive overview of the proposed adoption of updated International Building Codes. It was discussed that the International Code Council (ICC) sets the best standards for building codes via a series of public hearings, and the process for updating these at the City level consists of identifying areas that need clarification, adjustment for local conditions, consistency with existing practices, or phasing due to potential hardships; then gathering input from surrounding municipalities, building organizations such as the Home Builders Association (HBA), and local contractors; and lastly discussing among staff how to proceed.

Staff explained the basis of these updates: the International Code Council updates its Code series every three years, and the City of Kirkwood follows an adoption cycle of six years – common in most municipalities for the purpose of allowing discrepancies in the newest Code series to surface and be corrected; the City's present Code series, the 2015 ICC, was adopted in 2019; Kirkwood adopts the following Codes:

1. International Building Code (IBC)
2. International Residential Code (IRC)
3. International Existing Building Code (IEBC)
4. International Plumbing Code (IPC)
5. International Mechanical Code (IMC)
6. International Energy Conservation Code (IECC)
7. International Fuel & Gas Code (IFGC)
8. International Private Sewage Disposal Code (IPSDC)
9. International Swimming Pool & Spa Code (ISPSC)
10. International Property Maintenance Code (IPMC)

Staff gave an in-depth technical explanation of amendments being proposed:

- Restoring one-hour fire separation requirements between commercial tenant spaces, which ICC had removed.
- Adding requirements for purple primer in plumbing work to ensure proper inspections and prevent safety issues associated with clear primer.
- Reinforcing roof sheathing minimum thickness because thinner sheathing permitted by the model code had proven unsafe.
- Aligning code provisions with local unsafe structure and condemnation procedures.

Council questioned the correlation between the ICC, IFC, and ISO. It was explained that the Fire Department has its own Code, the IFC, which is a portion of the ICC Code series, and the ISO is an independent organization, the International Organization for Standardization. It was explained that these amendments and updates are public record and will be made available online and in hard copies at the City Clerk's office.

Council questioned the incurrence of costs due to more regulation in regards to purple primer replacing clear primer, such as associated labor for the City and for future

homebuilders. Staff assured that there would be no substantial raise in cost, not just for the plumbing amendment, but for all proposed amendments.

Legislation will be presented to the City Council on December 4, 2025 for first reading consideration.

ARGONNE TRANSPORTATION ALTERNATIVES PROGRAM (TAP) GRANT DISCUSSION

Staff provided a comprehensive explanation of the City's attempts to secure funding for improvements along Argonne Drive. The City had submitted this project several times in past grant cycles, most recently under the Surface Transportation Program (STP). The project had narrowly missed selection — by only about three points — and, importantly, East-West Gateway staff later confirmed that the same proposal likely would have been approved had it been submitted under the Transportation Alternatives Program (TAP) instead. Staff recommended resubmitting the project under TAP and is anticipating working with a consultant to refine the application, pending Council approval. The updated TAP application will exclude the asphalt paving portion of the project, which would instead be funded locally if the project were approved; an estimate timeframe of construction funding is 3 to 4 years, and an estimated City cost (in today's dollars) is $700,000 of a $2.3 million project – $400,000 for the local grant match and $300,000 for the paving component. Reimbursements for eligible expenditures would occur incrementally, with the City receiving federal funding roughly four to six weeks after submitting eligible invoices. Staff emphasized that the timing aligns with the federal allocation schedule and provides the City with a lengthy planning horizon.

Staff then provided a description of the enhancements included in the project proposal. A central component is the construction of a raised intersection at Taylor Avenue, located directly in front of the Farmers Market, intended both to physically slow vehicle traffic and to heighten driver awareness of crossing pedestrians. Drawing on community reaction to recent similar installations along Jefferson, staff noted that these improvements have been well received.

The project also proposes three raised crosswalks along Argonne with curb extensions. Staff explained that these installations would follow the same successful design model used on Jefferson. A critical sidewalk gap between the Farmers Market and the Kirkwood Park/Community Center area would also be filled by constructing a new five-foot-wide sidewalk. This improvement is consistent with the City's adopted Pedestrian and Bicycle Plan.

Another feature includes the installation of a covered bicycle parking facility. Council members requested clarification about how many bicycles the rack would accommodate and where exactly it would be located. Staff confirmed that the structure would be housed within the existing median island near the Farmers Market, though they agreed to provide additional information and updated visuals to show the exact design and capacity. The covered structure is expected to serve both residents and trail users, especially with the extension of the Grants Trail continuing to generate significant bicycle traffic into downtown Kirkwood.

Council discussed the proposed bicycle lanes between Clay and Guyer. Staff clarified that this segment is one of the few areas along Argonne with enough available width to accommodate dedicated bike lanes. Because TAP scoring heavily favors meaningful bicycle infrastructure improvements, including dedicated lanes in this segment could significantly strengthen the project's competitiveness. However, the creation of dedicated bicycle lanes would necessitate the removal of on-street parking on the north side of Argonne between Harrison and Guyer. Council raised concerns about the impact of this change, noting that the removal of parking could create inconvenience, frustration, or opposition among nearby residents. Council also commented on impacts to local institutions that could experience reduced parking availability. Although some members emphasized that the City should prioritize long-term bicycle and pedestrian safety goals, others urged caution and recommended that the City carefully evaluate neighborhood implications before finalizing the design.

Discussion focused on the placement and design of the raised crosswalks and intersections. Council asked whether these elements aligned with real-world pedestrian behavior, such as the frequent cut-through path between Duffy's, the fire station, and nearby restaurants, or the flow of people entering the area from the Grants Trail extension. Staff responded with precise explanations, confirming that the western crosswalk aligned with the fire station's main entrance and that the eastern crosswalk aligned with pedestrian desire lines near Christopher's and OK Hatchery. Placement was carefully selected to achieve the best possible combination of visibility, safety, and minimal parking loss. Council members also explored whether the City should consider additional raised crosswalks or even additional raised intersections further east, particularly at locations such as Harrison or Van Buren. Staff explained that raised intersections require extensive drainage modifications to avoid trapping water at elevated surfaces and therefore are significantly more expensive — previous estimates suggest that a single raised intersection could cost approximately $300,000.

Another topic involved the potential loss of existing street trees along Argonne. They commented that residents are highly sensitive to tree loss and asked staff to undertake an assessment to determine which trees could be affected by the project. Staff committed to reviewing the corridor and returning with estimates regarding tree removals as well as potential tree replacements under City policy.

Council members also inquired about the potential use of Transportation Development District (TDD) funds to support the local match portion. Staff indicated that such use may be possible, although the TDD board would need to approve the allocation. Because several years of future revenue would accrue before the project begins construction, the TDD may have adequate funds available to contribute to the City's match obligation.

To conclude the discussion, staff described the next steps required to proceed with the grant application. These include preparing a resolution authorizing submission, calculating and paying the TAP application fee — expected to be between $6,000 and $8,000 — and working with the City's consultant to refine the plan to maximize scoring potential. Staff reiterated that preliminary funding recommendations would be released in May, with final approval by the East-West Gateway Board expected in August 2026. The Council expressed support for continuing forward with the application process but

emphasized the need to receive additional information regarding parking removal impacts, potential tree loss, and any viable design adjustments before finalizing the application.

MOTION TO CLOSE THE MEETING

Motion was made by Council Member Zimmer and seconded by Council Member Rheinnecker to close the meeting pursuant to RSMo Chapter 610.021 (1 – Legal, 3 – Personnel, & 12 – Contract Negotiations).

Roll Call:

Mayor Gibbons	"Yes"
Council Member Jaksetic	"Yes"
Council Member Luetzow	"Yes"
Council Member McLean	"Yes"
Council Member Rheinnecker	"Yes"
Council Member Schaefer	"Yes"
Council Member Zimmer	"Yes"

The meeting was closed.

MOTION TO OPEN THE MEETING

Motion was made by Council Member Zimmer and seconded by Council Member Schaefer to open the meeting.

Roll Call:

Mayor Gibbons	"Yes"
Council Member Jaksetic	"Yes"
Council Member Luetzow	"Yes"
Council Member McLean	"Yes"
Council Member Rheinnecker	"Yes"
Council Member Schaefer	"Yes"
Council Member Zimmer	"Yes"

The meeting was opened. Since no further matters were to come before the council, the meeting was adjourned.

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Laurie Asche
City Clerk

City Council Work Session

Fire Department Opioid Submittal

We did not have a lot of expenditure in relation to opioid mitigation or response. We did have one large purchase, the defibrillator/monitors. However, we felt that it was better justified in asking for the opioid use percentage in relation to the expenditure:

The percentage of Opioid calls is 1.10882%

Date range uses for this calculation was 1/1/25 to 11/20/25 with the report being run around 0700 this morning. I will not forecast call volume or medications and cost for the remainder of CY 2025.

Total EMS calls for that timeframe is 2435
Total Opioid "Primary and Secondary" Impressions for this timeframe is 27
Total Narcan Administrations, 14 with 2 patients getting 2 doses.

Items

- Zoll Monitor purchase was $399,602.48 X 1.10882% = $4,430.87 Category 1-C9
- Total Narcan Purchases, 31 doses = $552.43 Category 1-C9

Police Department Opioid Submittal

Basic Narcotics Investigation: Midwest Counterdrug Center- IA-
3 participants training free- travel expenses for 2 weeks total $2508.
Training course regarding handling and investigation of drug cases.

PART THREE: OTHER OPIOID ABATEMENT STRATEGIES I. FIRST RESPONDERS
In addition to the items in section C, D and H relating to first responders, support the following:
3-I 1 Education of law enforcement or other first responders regarding appropriate practices and precautions when dealing with fentanyl or other drugs.