

CITY VIEWS

A NEWSLETTER FOR CLAYTON BUSINESS AND RESIDENTIAL CITIZENS

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Centene Responds to Request for Proposals

In recent months, City officials have been taking a more proactive stance with regard to commercial development and business attraction and retention. "The City is working hard to maintain Clayton's outstanding quality of life," stated City Manager Mike Schoedel. "The strength of both residential and commercial property is important, and we intend to be proactive rather than reactive to trends that affect our community."



As part of this effort, the City is exploring ways to encourage the highest and best use of commercial properties in the Central Business District. One such initiative is the recent issuance of a Request for Proposals (RFP) to redevelop the area bounded by Bemiston, Carondelet, and Forsyth Avenues and Hanley Road. The site consists of approximately 9 acres composed of 15 parcels of property. The goal of the RFP was to seek proposals that would provide quality public spaces and have the capability to alleviate conditions that are contributing to the lack of economic activity within that particular area. The RFP specified that tax increment financing

RFP, Page 3

FY2006 Budget

At the July 12 Board of Aldermen meeting, City Manager Mike Schoedel presented an overview with factors that will affect the FY2006 budget which begins October 1, 2005. Even though the City is projected to maintain strong fund balances, Mr. Schoedel identified several items contributing to a general fund deficit. While the real estate tax rate has been around \$0.652 per \$100 of assessed valuation for the past four years, sales tax revenue has declined and general fund expenditures have gradually increased over the same period of time. Since 2000, employee salaries have increased from \$6.68 million to \$8.82 million, and the Police and Fire Department pension has required a City contribution increase from \$194,999 to \$819,885. The general fund budget was also impacted by a \$300,000 increase over 2004 for refuse collection.

City staff has been asked to further review expenditures to find cost savings and other opportunities to improve the City's financial situation, while attempting to balance the extraordinary level of service that has become Clayton's trademark.

The Board of Aldermen is scheduled to hold a detailed budget discussion with staff on Tuesday, August 2, 2005, at 5:30 p.m. The first reading and a public hearing on the budget is scheduled for Tuesday, August 9, 2005 at 8:00 p.m., with the second reading and budget adoption scheduled for Tuesday, August 23, 2005 at 8:00 p.m. All meetings are planned to be held in the Council Chambers on the second floor of City Hall.

Public input is welcomed throughout this process. Please visit Clayton's website at www.ci.clayton.mo.us to verify meeting dates, times and locations.

News from Ward III

WARD III CITIZEN INVOLVEMENT



Ward III Alderman
Alex Berger



Ward III Alderman
Steve Lichtenfeld

Ward III citizens are very active in issues affecting the City of Clayton, Ward III, and our livable neighborhoods. As your Aldermen, we encourage your participation and communication. We appreciate this opportunity to share both your fellow citizens' and our commitment to resolving today's concerns to strengthen Clayton for the future.

The Clayshire, Davis Place, Old Town, and Polo neighborhoods have recently hosted meetings to discuss both neighborhood and City issues. In addition to residents, the Mayor, City Manager, Police Chief, Fire Chief, and your two Aldermen have been invited to speak on current and upcoming events and issues. We encourage all of our neighborhoods to meet with the City officials to maintain communications.

Currently, thirty-four Ward III residents actively participate on all the Citizen Advisory Boards, Committees, and Commissions:

Art Commission	- 3 Ward III members
Board of Adjustment	- 3 Ward III members
Board of Appeals	- 2 Ward III members
City Plan Commission/Architectural Review Board	- 2 Ward III members
Clayton Recreation, Sports, and Wellness Commission	- 3 Ward III members
Ecology and Environmental Awareness Committee	- 2 Ward III members
Economic Development Advisory Committee	- 4 Ward III members
Housing Council	- 1 Ward III member
Industrial Development Authority	- 2 Ward III members
Landscape Committee	- 5 Ward III members
Non-Uniformed Employee Retirement Board	- 1 Ward III member
Parks and Recreation Commission	- 2 Ward III members
Strategic Issues Committee	- 3 Ward III members
Uniformed Employee Retirement Board	- 1 Ward III member

We invite our citizens to apply to serve on any of the Boards, Committees, and Commissions as vacancies occur. As Aldermen, we also serve as members in addition to our semimonthly Board of Aldermen meetings. Alex is a member of both the Uniformed and Non-Uniformed Employee Retirement Boards and is an ex-officio member of the Strategic Issues and Economic Development Advisory Committees. Steve is a member of the City Plan Commission/Architectural Review Board and is also an ex-officio member of the Strategic Issues Committee.

Quality of life in Clayton is a most important concern to all of us. Alex and Steve meet regularly, maintain telephone and e-mail communications, and speak with residents, businesses, and City staff about public safety, public works infrastructure, traffic, parking, development, and other pertinent issues. Currently, a Joint Study Committee is being organized to study a possible combining of one or more essential services and/or a merger with the City of Richmond Heights. The Committee will be selected from resident applicants from all three wards of the City and will include the elected Mayor and all Aldermen. Meetings will be public, and citizen attendance and participation is invited.

As you can see, Ward III citizens are actively involved in the City of Clayton. We encourage your participation and communication. As your Ward III Aldermen, we appreciate this opportunity to communicate with you and are committed to serve you and provide a direct link between you and City government. Feel free to contact us.

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Steven E. Lichtenfeld
slichtenfeld@ci.clayton.mo.us

RFP, continued from Page 1

would not be used, and that eminent domain would only be considered in very limited circumstances.

On May 25, 2005, the Centene Corporation submitted a proposal in response to the RFP. Centene is a national managed care organization that operates in Indiana, Kansas, Missouri, New Jersey, Ohio, Texas and Wisconsin, with plans to expand to other states. Centene, whose headquarters are currently located at 7711 Carondelet Avenue, would like to remain in Clayton. Centene proposes to build an urban campus anchored by office towers, which would continue to house Centene's world headquarters and its rapidly expanding work force. The proposal includes two office buildings of approximately 560,000 square feet of first-class office space with a pedestrian bridge connecting to the parking facility at 7733 Carondelet. Retail space would also be constructed along Forsyth Boulevard and Carondelet Avenue. Within the next five years, the project would provide significant economic benefits to the City of Clayton through increased tax revenue and the addition of more than 1,000 jobs. Construction would be completed over three phases at an approximate cost of \$185 million in investment.

An overview of the proposal was presented to the Board of Aldermen at their July 12 meeting and City staff is continuing to meet with Centene representatives to discuss further details.

In addition to the Centene proposal, the City recently received plans for a mixed-use development from Mehlman Properties for the north side of Carondelet Plaza across from the Plaza in Clayton and adjacent to the Ritz-Carlton.

August Meeting Schedule

The following list of public meetings contains all regularly scheduled meetings of the City of Clayton. Meetings may be added, canceled or rescheduled, in accordance with the Open Meetings Act, as the need arises.

- Aug 1 Plan Commission/ARB
City Hall - 5:30 p.m.
- Aug 4 Board of Adjustment
City Hall - 5:00 p.m.
- Aug 8 Art Commission
City Hall - 6:00 p.m.
- Aug 9 Board of Aldermen
City Hall - 8:00 p.m.
- Aug 15 Plan Commission/ARB
City Hall - 5:30 p.m.
- Aug 18 Landscape Committee
City Hall - 5:00 p.m.
- Aug 19 CRSWC
The Center - 7:30 a.m.
- Aug 22 Parks & Recreation
The Center - 7:00 p.m.
- Aug 23 Board of Aldermen
City Hall - 8:00 p.m.
- Aug 25 Ecology & Environ.
City Hall - 5:30 p.m.

(For the budget meeting schedule, see Page 1 article.)

Clayton Aldermen are Sworn in

On April 5, 2005, Beverly Wagner of Clayton's Ward I, Ward II's Linda Goldstein and Alex Berger III of Ward III were reelected Aldermen to their respective districts. At the April 12th Board of Aldermen meeting, they were officially sworn into office.



From left: Assistant City Clerk June Waters, Ward II Alderman Linda Goldstein, Ward III Alderman Alex Berger and Ward I Alderman Beverly Wagner

Merger Study Blog Site

As previously reported, Clayton and Richmond Heights officials have been discussing the possibility of consolidating the cities. Both municipalities have recognized the need to share information with their constituents about these discussions. To facilitate the exchange of that information, Cheryl Verde, one of Clayton's interested citizens, volunteered to create a website, www.mergerstudy.org. The site is described as a community blog, an informational resource and open forum. Clayton and Richmond Heights citizens are encouraged to visit the site to obtain the latest on the evolution of the merger study, to present an opinion, to view other citizens' opinions and comments and to respond to those comments.

Ms. Verde has also generously volunteered to maintain the site. Questions or comments concerning the website can be directed to Ms. Verde via a link to her e-mail on the site.

Street Tree Inventory Reflects Valuable Asset

At the recommendation of the City's Landscape Committee, the City recently contracted with Skip Kincaid and Associates - Forestry Consultants to complete an inventory of the trees that stand along Clayton's roadways.

The main elements of the inventory, which was completed in April 2005, include the data collection methodology, a spreadsheet of the 7,921 trees inventoried, condition of the trees, tree maintenance needs and hazards, tree value and an urban risk management guide. The study placed a total value of street trees in the City of Clayton at \$17,015,928 with an average value of \$2,148 per tree. The study indicated that 75% of the total tree stock is in above-average condition. Species such as Bradford Pear, Sugar Maple, Green Ash and Sweetgum represent approximately 25% of the inventory. Since 2,829 or over 35% are Pin Oak, the consultant recommended a plan to reduce the Pin Oak population with alternative oak species.

Inventory details are contained in a database that will be updated regularly by the Public Works Department to help maintain the City's status in the field of urban forestry.

The cost of the project came to \$17,500. The City applied for and received a "Trim Grant" through the Missouri Department of Conservation for \$10,000 of the \$17,500 necessary to perform the street tree inventory.

City staff will use the living document and spreadsheets with associated computer software and equipment to nurture the Clayton street tree population. For additional key information derived from the inventory, visit www.ci.clayton.mo.us, select Tree Inventory from the menu bar on the right.

Citizens Academy

The Clayton Police Department is currently accepting applications for the fall session of Clayton's Citizens Academy. Participants in the academy will not only experience elements of police officer training, they will also meet Clayton police officers and learn about Clayton Police Department operations. Topics covered during academy classes include: criminal and juvenile laws and procedures, evidence identification and crime scene processing and patrol procedures. Use of firearms will be taught by trained officers, and Clayton Fire Department paramedics will provide instructions in cardiopulmonary resuscitation (CPR).

Applicants must be at least 21 years old and a resident or business owner in the City of Clayton. Admission to classes is by application only. Fall classes will be held on Tuesday evenings at the Clayton Police Department, 227 S. Central from September 27 through November 22, 2005. For more information about the program, contact Community Services Officer Jim O'Brien at 314-290-8424.

Cross County MetroLink Project

Progress on the MetroLink extension through Clayton continues with steel girders being set into the Forest Park Parkway bridge over Brentwood Boulevard in July. With good weather and no unexpected delays, Metro hopes to have the following roadway access improvements finished by late October or early November, 2005:

- Drivers eastbound from I-170 on Forest Park Parkway will be able to exit at the Brentwood or Central Avenue off-ramps
- Traffic on Bemiston will have one lane available to access eastbound Forest Park Parkway
- The Meramec Avenue on-ramp to westbound Forest Park Parkway will be open
- Sections of Shaw Park Drive will have staged openings
- Pedestrian access across Bemiston may be available
- Pedestrian access across the Ritz pedestrian bridge may also be available.

The entire Forest Park Parkway, that is east and westbound lanes and exits, should be completed by the spring of 2006.



Crews have taken measurements to prepare for construction and installation of the barrier wall on the St. Louis County right-of-way south of Forest Park Parkway. Engineers will then complete the design of the wall. Ameren UE will schedule relocation of the utilities that run along the back of properties south of the Parkway. Relocation of utilities is expected to take place in September. Wall panels and supports will be installed by late fall of this year.

For more information about the Cross County MetroLink Extension, including road closure and construction information, visit the Project Website at www.crosscountymetro.org or call the Cross County MetroLink Construction Hotline at 314.923.3050.

The Center of Clayton Celebrates Five Years

This year marks the five-year anniversary of the opening of The Center of Clayton. This 134,000 square foot multi-use recreation structure with state-of-the-art amenities is the product of a unique and award-winning collaboration between the City of Clayton and the School District of Clayton. Both entities committed to substantial investments and combined forces to finance and construct The Center.

To recognize this milestone, Clayton's Parks & Recreation Department staff has planned special festivities called the "5 days of fitness" program. Each day from September 12th through the 16th, one of the departments at The Center will host activities. Fitness will be highlighted on Monday, aquatics on Tuesday, sports on Wednesday, and general recreation on Thursday. On Friday, The Center will hold a "free family night". The week-long celebration will feature free activities, free classes and gifts. For details, call Darren Young at 314.290.8512.

Clayton History Walks

To encourage health, fitness and the cultural arts Clayton's Parks & Recreation Department is developing a program which will include various special interest tours. Walk for fitness through City parks or enjoy a public art lecture and tour through downtown Clayton.

Besides the art lecture and tour series that was held this past April, the Parks & Recreation Department is offering a series of historical walks. Esley Hamilton, the preservation historian for St. Louis County Parks, conducts the walks through historic Clayton neighborhoods. The walks are held on Saturdays from 9:00 to 11:00 a.m. A walk on June 18th through Old Town included the Linden Avenue and Maryland Terrace historic districts. The next tour, which is scheduled for October 1st, will focus on historical architecture in the Wydown/Forsyth area.

Registration fee is \$5.00. To register, please contact Ann Jacobs at 314.290.8505.

Parks & Recreation Department Earns 5-Star Status

Start Smart Sports Development Programs, created by the National Alliance for Youth Sports, are designed to help organizations teach kids teamwork, skill building and to promote self-esteem. Clayton is the first organization in the State of Missouri to implement Start Smart programs. Clayton's Parks & Recreation Department received a 5-Star status for conducting all five sports-specific programs: basketball, baseball, golf, soccer and the general sports program. Programs were well-attended in 2004 with 84 children signing up. The City will participate in the Start Smart Programs again this year. Parents interested in enrolling children ages 3 to 5 years should contact Eric Gruenenfelder at 314.290.8509.

Wilson School "Un-Gym" Engineering Feat

Founded in 1913, the Wilson School has maintained a long and dedicated commitment to academic excellence in an educational environment that supports and nurtures all facets of its students' lives. The Wilson School is an independent, coeducational school for children preschool through sixth grade. The original school building was designed by William B. Ittner and built in 1916. Recently, school officials saw the need to expand. Since the school is surrounded by residential property, the renovation presented a design challenge. The school and the designer of the project, Trivers & Associates, sought community input to provide renovation solutions. In spring of 2004, the City of Clayton approved the school's plan for a new underground gymnasium. The design retained the integrity of the original structure and allowed the school to maximize its space and provide the most functional facility for children.

Construction of the unique multi-purpose center began in October 2004. A capital campaign provided the funds for the \$3.5 million expansion project which was completed in May. The 8,100 square foot underground center has skylights and a new 11,000 square foot, above-grade playground. Along with the construction of the new multipurpose center, the lower level of the school was renovated to provide larger classrooms, a new science lab, three offices/conference rooms and a new dining area for the students.



Left to right: Richard Robinson (Wilson Campaign Parent Chair), John Qualy (Wilson Campaign Major Gift Chair), Andy Trivers (Architect), Gene Ruth (Head of The Wilson School), Marian Nunn (Wilson Board President), Judy Goodman (Clayton Ward 1 Alderwoman), Fred Jaeckle (SM Wilson) and Steve Koch (SM Wilson).

Clayton Enacts Litter and Pet Waste Ordinance

Clayton's Board of Aldermen recently authorized changes to the Clayton Municipal Code that will help mitigate unhealthy discharges into streams and storm water systems. The changes comply with a 1999 Environmental Protection Agency (EPA) ruling that requires political subdivisions in St. Louis County to develop a Phase II storm water management plan and to ratify an ordinance to control disposal of litter and pet waste that could affect water quality. The revised ordinance requires pet owners to remove animal waste from public and private property immediately and from their own property within 24 hours. Failure to do so will be deemed a misdemeanor and the violator will be fined. The ordinance also prohibits fastening commercial handbills to public property or to motor vehicles and private structures without the owner's consent.

To view Ordinance No 5879 in its entirety, go to the City's website: www.ci.clayton.mo.us, click City Hall, select Public Works from the list of City Departments/Offices and scroll to the bottom of the Public Works page.

Barrister's Honored for Environmental Stewardship at the Taste of Clayton



From left: Barrister owner Mark Tilford, Mayor Ben Uchitelle and Barrister chef/owner Jason Tilford

Clayton's Ecology & Environmental Awareness Committee (EEAC) promotes ecologically sound practices within the Clayton community. Each year the committee coordinates with Taste of Clayton, St. Louis Jazz Festival and Saint Louis Art Fair event officials to encourage environmentally friendly activities.

Surveys were distributed to event participants and the answers to survey questions identify the conservation practiced at the event. Barrister received all 23 of the available points based on the survey criteria. Kaldi's Coffee House placed second with 18 points.

On June 28, Barrister's owners Jason and Mark Tilford accepted a proclamation from the Board of Aldermen recognizing the restaurateurs' efforts in conserving precious natural resources at the 2005 Taste of Clayton.

Taste of Clayton Contributions Approach 3/4 of a Million Dollars

At the event wrap up party this month, Taste of Clayton officials will present benefiting charities St. Vincent's Ministries, Lift for Life, LaClinica and Angels' Arms checks totaling \$80,000. This brings the total contributed to charitable organizations since the event's inception in 1993 to \$738,000.



CAC chair Joan Cohen and Chamber President Judy Murphy

Chamber Recognizes Art Commission's Efforts

On June 15, the Clayton Chamber of Commerce presented the Community Betterment Awards to the Clayton Art Commission (CAC) for its efforts to enhance Clayton's quality of life. The CAC has been the force behind the acquisition of works by world-renowned artists Alexander Calder, Carl Milles and Fernando Botero. The CAC has also played an important role in encouraging the placement of public art in private developments in Clayton. "The Clayton Art Commission is now poised to expand its role in the community as a cultural leader by implementing new public art projects," stated Chamber Board President Judy Murphy.



Friday, September 9
5:00 - 10:00 p.m.
Saturday, September 10
10:00 a.m. - 10:00 p.m.
Sunday, September 11
11:00 a.m. - 4:00 p.m.

2005 event features:

- original works by 165 visual artists
- artists demonstrations
- glass blowing
- Creative Castle for kids
- Pleasures of the Palate
- Performing Arts Village
- live music on three stages
- unique performance art activities



For details call 863.0278 or visit www.saintlouisartfair.com

Clayton Farmers' Market

Saturdays, 8:00 a.m. to noon

August 6, 13, 20, 27 & September 3, 17, 24 (no market on Sept 10)

North Central Avenue (Clayton's central business district)



Musical Nights in Oak Knoll Park

Sunday, Aug 28 & Sep 25, 4:00 - 6:00 p.m.

Oak Knoll Park

A new and exciting concert series is being held in Oak Knoll Park on the fourth Sunday of each month, May through September. The series began on May 22 and continues with performances by the Bottoms Up Blues Gang on August 28 and the Sawmill Band on September 25. Guests are encouraged to bring their lawn chairs and blankets. Concert series sponsored by City of Clayton's Parks and Recreation Department. Admission is free. For details, call 314.290.8544.

FACTS ABOUT CLAYTON

DID YOU KNOW?

In addition to maintaining (trimming, removing and replanting) 7,921 roadway trees, **Clayton's Public Works Department:**

- collects 15,000 cubic yards of leaves annually which are recycled into mulch
- maintains 2,200 street lights
- uses over 100 gallons of street paint annually
- maintains 14 surface parking lots and 3 multi-level parking structures
- maintains over 1,500 on and off-street parking meters
- uses and recycles 3,100 9-volt parking meter batteries annually.

What would you like to know? Clayton citizens are invited to ask questions of their City officials. Forward your questions to: City of Clayton, ATTN: Judy Kekich, 10 North Bemiston, Clayton, MO 63105; Fax them to 314/863-0295; E-mail them to: jakekich@ci.clayton.mo.us

IMPORTANT NUMBERS

<i>In Case of Emergency</i>	911
City Manager	290.8400
Communications	290.8473
Finance	290.8443
Fire (non-emergency)	721.9566
Planning and Development	290.8453
Mayor/Board of Aldermen/City Clerk	290.8469
Parks and Recreation	290.8500
Human Resources	290.8448
Police (non-emergency)	645.3000
Public Works	290.8540
TDD	290.8435

STATEMENT OF ACCESSIBILITY TO ALL CITIZENS

It is the City of Clayton's goal to make programs and facilities accessible to all individuals. If you or someone you know has a disabling condition and would like more information and support for accessibility of all programs and facilities, please contact us at 290.8501(V). Sign interpreters may be scheduled upon request. Suggestions for future programs are welcomed.

City of Clayton

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The Mission of Clayton City Government is to foster a vital, balanced community composed of outstanding neighborhoods, quality businesses, commercial and government centers, premier educational institutions, and a healthy natural environment through an open, accessible and fiscally responsible government.



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COVER: Aerial photo by Srenco Photography