



## Tentative Agenda

**REVISED**

**Board of Aldermen Work Session Meeting  
City of St. Peters Justice Center  
1020 Grand Teton Drive, St. Peters, MO 63376  
March 12, 2026, at 5:00 PM**

- A. Call to Order, Board President Bateman
- B. Roll Call
- C. Communications from Board Members/Aldermanic Representatives
- D. Board of Aldermen Unfinished Business Items
- E. Board of Aldermen New Business Items
- F. Mayor and City Administrator Unfinished Business Items
- G. Mayor and City Administrator New Business Items
  - 1. Discussion/Change dates of November 2026, 2027, and 2028 BOA Regular Meeting - Mayor
  - 2. McClay Road Resurfacing & Improvements Engineering Services Recommendation - Sargent
  - 3. Suemandy Drive Resurfacing & Intersection Improvements Engineering Services Recommendation - Sargent
  - 4. Asphaltic Concrete Materials Purchase Order Renewals Recommendation - Sargent
  - 5. Pavement Marking Program Contract Renewal Recommendation - Sargent
  - 6. FY26 Sanitary Sewer Evaluation Survey Professional Services Recommendation - Haddock
  - 7. Consumable Industrial Hemp Regulations Ordinance - Ramirez
  - 8. Resolution Supporting State Elected Officials in Regulating Intoxicating Hemp Related Products - Ramirez
- H. Miscellaneous Updates
  - 1. General Hauling Services – Sargent
  - 2. Review Whistle Stop 301 Urban Markets Agreement & 2025 Twilight Market Events - Powers
  - 3. Queensbrooke/Woodstone Unwarranted Stop Sign Update – Sargent
  - 4. America 250 Banners – Emrick
  - 5. Rec-Plex South Ice Rink Lighting – Emrick
- I. Board Meeting Agenda Item Revisions

J. Executive Session re: Litigation, Real Estate, Personnel, and Security pursuant to Section 610.021(1)(2)(3)(9)(12)(13)(14)(18)(19)(20) & 610.022 (1-6)

K. Adjournment

Agenda Posted at City Hall: March 9, 2026

By: L. Schroeder, City Clerk

**Revised Agenda Posted at City Hall on March 11, 2026 at 3:00 p.m.**

**By: Scott Baumgartner, Deputy City Clerk**

**Revised Miscellaneous Update item H-01 and added items H-03, H-04, H-05**

Next Work Session: March 26, 2026

The meeting is available for viewing at [www.sptvnow.net](http://www.sptvnow.net)



## Request for Board Action

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**To:** Board of Aldermen

**From:** Mayor Pagano

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/26/2026

**Brief Description:** Discussion/Change dates of November 2026, 2027, and 2028 BOA Regular Meeting - Mayor

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**Staff:** No Position

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**Summary/Explanation:**

The November 2026, 2027, and 2028 Board of Aldermen meeting dates have a scheduling conflict that requires a date change. A recommendation to approve of this change is necessary.

Current meeting dates: November 19, 2026, November 18, 2027, and November 16, 2028

Proposed meeting dates: November 12, 2026, (Monday) November 15, 2027, and November 9, 2028

Upon your approval, a draft ordinance will be placed on the March 26, 2026, BOA agenda for consideration.

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**Budget Impact:**

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**Attachments:**

1. November 2026, 2027, and 2028 calendars (1)
2. DRAFT ORD Change of 2026, 2027, 2028 November BOA Meeting - FINAL

# November 2026

November 2026						
Su	Mo	Tu	We	Th	Fr	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

December 2026						
Su	Mo	Tu	We	Th	Fr	Sa
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
Nov 1	2	3	4 P/Z Meeting	5	6	7
8	9	10	11 Veteran's Day	12 *Proposed BOA Meeting	13	14
15	16	17	18	19 Scheduled BOA Meeting	20	21
22	23	24	25	26 Thanksgiving	27	28
29	30	Dec 1	2	3	4	5

# November 2027

November 2027							December 2027						
Su	Mo	Tu	We	Th	Fr	Sa	Su	Mo	Tu	We	Th	Fr	Sa
7	1	2	3	4	5	6	5	6	7	1	2	3	4
14	8	9	10	11	12	13	12	13	14	8	9	10	11
21	15	16	17	18	19	20	19	20	21	15	16	17	18
28	22	23	24	25	26	27	26	27	28	22	23	24	25
	29	30								29	30	31	

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
Oct 31	Nov 1	2	3 P/Z Commission Meeting	4	5	6
7	8	9	10	11 Veterans Day	12	13
14	15 *Proposed BOA Meeting	16	17	18 Scheduled BOA Meeting	19	20
21	22	23	24	25 Thanksgiving	26	27
28	29	30	Dec 1	2	3	4

# November 2028

November 2028

Su	Mo	Tu	We	Th	Fr	Sa
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

December 2028

Su	Mo	Tu	We	Th	Fr	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
Oct 29	30	31	Nov 1 P/Z Meeting	2	3	4
5	6	7	8	9 *Proposed BOA Meeting	10 Holiday	11 Veteran's Day
12	13	14	15	16	17	18
				* Scheduled BOA Meeting		
19	20	21	22	23	24 Thanksgiving	25
26	27	28	29	30	Dec 1	2

BILL NO. 26-

ORDINANCE NO.

AN ORDINANCE OF THE CITY OF ST. PETERS, MISSOURI, ESTABLISHING THE DATE AND TIME OF THE REGULAR MEETINGS OF THE BOARD OF ALDERMEN FOR NOVEMBER 2026, NOVEMBER 2027, AND NOVEMBER 2028

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF ST. PETERS, MISSOURI AS FOLLOWS:

**SECTION NO. 1.** Notwithstanding any provision of the St. Peters City Code to the contrary, the Board of Aldermen of the City of St. Peters, Missouri, shall hold a regular meetings in November, 2026, on November 12, 2026; in November, 2027 on November 15, 2027; and in November, 2028, on November 9, 2028. Such meeting shall occur at 1020 Grand Teton Drive, St. Peters, Missouri 63376 at 6:30 P.M. local time. **Such regular meeting shall be held in lieu of any other regular meeting scheduled for the months of November, 2026; November, 2027; and November, 2028 pursuant to Section 110.060 of the St. Peters City Code.**

**SECTION NO. 2.** Except as set forth in Section No. 1 of this Ordinance, from and after the date of this Ordinance, the provisions of Section 110.060 of the St. Peters City Code shall remain in full force and effect.

**SECTION NO. 3.** Savings Clause

Nothing contained herein shall in any manner be deemed or construed to alter, modify, supersede, supplant or otherwise nullify any other Ordinance of the City or the requirements thereof whether or not relating to or in any manner connected with the subject matter hereof, unless expressly set forth herein.

**SECTION NO. 4.** Severability Clause

If any term, condition, or provision of this Ordinance shall, to any extent, be held to be invalid or unenforceable, the remainder hereof shall be valid in all other respects and continue to be effective and each and every remaining provision hereof shall be valid and shall be enforced to the fullest extent permitted by law, it being the intent of the Board of Aldermen that it would have enacted this Ordinance without the invalid or unenforceable provisions. In the event of a subsequent change in applicable law so that the provision, which had been held invalid is no longer invalid, said provision shall thereupon return to full force and effect without further action by the City and shall thereafter be binding.

No.

**SECTION NO. 5.** This Ordinance shall take effect and be in force from and after its passage by the Board of Aldermen and its approval by the Mayor of the City of St. Peters, Missouri.

Read two times, passed, and approved this 26th day of March, 2026.

\_\_\_\_\_  
Len Pagano, As Presiding Officer and as Mayor

Attest: \_\_\_\_\_  
Lisa Schroeder, City Clerk

No.



## Request for Board Action

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**To:** Board of Aldermen

**From:** LIANE SARGENT, Group Manager

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/12/2026

**Brief Description:** McClay Road Resurfacing & Improvements Engineering Services  
Recommendation - Sargent

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**Staff:** Recommended

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**Summary/Explanation:**

An ordinance to authorize the City Administrator to execute an engineering services agreement for design of the McClay Rd Resurfacing & Improvements Project (Federal Project No. STBG 7303(629)). Please reference the attached recommendation memo dated March 4, 2026.

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**Budget Impact:**

Approval of this recommendation will authorize the initial expenditure of \$360,000 for necessary engineering services budgeted within the FY26 Transportation Trust Fund.

The overall project is eligible to receive 80% federal reimbursement up to \$2,720,000 for design, property acquisition, and construction expenses through a Surface Transportation Block Grant (STBG) funding agreement. Based on the terms of this agreement, the total cost to the City for the recommended design services will be as follows:

Federal (80%):	\$288,000.00
City (20%):	\$72,000.00
Total:	\$360,000.00

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**Attachments:**

1. Memo - Recommendation - McClay Rd Resurfacing Design Services



**INTEROFFICE MEMORANDUM**

**TO:** WILLIAM J. MALACH, CITY ADMINISTRATOR  
**FROM:** LIANE SARGENT, MANAGER/TDS  
**SUBJECT:** ENGINEERING SERVICES AGREEMENT RECOMMENDATION –  
 MCCLAY RD RESURFACING & IMPROVEMENTS (STBG  
 7303(629))  
**DATE:** MARCH 4, 2026  
**CC:** AMANDA RICH, DIRECTOR OF TRANSPORTATION

**Recommendation:** After reviewing the proposals submitted for design services for the McClay Rd Resurfacing & Improvements project (STBG 7303-629, RFQ 26-121), I recommend executing an engineering services agreement with CDG Engineers in the initial amount of \$360,000.00.

The overall project is valued at \$3,400,000.00 and is eligible to receive 80% reimbursement funding, up to \$2,720,000.00, through a federal Surface Transportation Block Grant (STBG) funding agreement for design, property acquisition, and construction.

These engineering services are eligible for Federal as follows:

Funding Source	Eligible Reimbursement	
Federal	80%	\$288,000.00
City	20%	\$72,000.00
Total	100%	\$360,000.00

**Background:** On February 12, 2026, the City received and evaluated proposals from two (2) engineering consulting firms for the McClay Rd Resurfacing & Improvements project (STBG 7303-629, RFQ 26-121). The project will remove and replace concrete pavement, add an eastbound right turn lane on McClay Rd at Harvester Rd, remove and replace curb and gutter, replace the McClay Rd at Harvester Rd traffic signal, install permeable pavement and bioretention areas, and upgrade the sidewalk to meet ADA standards. In order to complete the project, a consultant is needed to prepare all required plans and specifications and prepare property acquisition descriptions.

Proposals were reviewed by staff and scored in the categories of Project Understanding, Project Approach and Scheduling, Experience Performing Similar Projects and Quality of

Past Projects Completed for St. Peters. Based on the proposals reviewed, the design efforts associated with this project as scoped will be between 1,909 and 2,108 hours. After scoring, the firms were ranked as follows:

1. CDG Engineers, Inc.
2. Shive Hattery

CDG Engineers submitted a proposal that scored the highest and provided the best combination of skilled staff, project approach, and related project experience.

This federally funded project is being administered by the Missouri Department of Transportation (MoDOT). This recommendation has been submitted to MoDOT for approval.



## Request for Board Action

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**To:** Board of Aldermen

**From:** LIANE SARGENT, Group Manager

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/12/2026

**Brief Description:** Suemandy Drive Resurfacing & Intersection Improvements Engineering Services Recommendation - Sargent

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**Staff:** Recommended

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**Summary/Explanation:**

An ordinance to authorize the City Administrator to execute an engineering services agreement for design of the Suemandy Dr Resurfacing & Intersection Improvements Project (Federal Project No. STBG 7303(630)). Please see the attached recommendation memo dated March 3, 2026.

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**Budget Impact:**

Approval of this recommendation will authorize the initial expenditure of \$356,517.24 for necessary engineering services budgeted within the FY26 Transportation Trust Fund. The overall project is eligible to receive 80% federal reimbursement up to \$2,880,000 for design, property acquisition, and construction expenses through a Surface Transportation Block Grant (STBG) funding agreement. Based on the terms of this agreement, the total cost to the City for the recommended design services will be as follows:

Federal (80%):	\$285,213.79
City (20%):	\$71,303.45
Total:	\$356,517.24

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**Attachments:**

1. Memo - Recommendation - Suemandy Dr Resurfacing Design Services



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**INTEROFFICE MEMORANDUM**

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**TO:** WILLIAM J. MALACH, CITY ADMINISTRATOR  
**FROM:** LIANE SARGENT, MANAGER/TDS  
**SUBJECT:** ENGINEERING SERVICES AGREEMENT RECOMMENDATION -  
SUEMANDY DR RESURFACING & INTERSECTION  
IMPROVEMENTS (STBG 7303(630))  
**DATE:** MARCH 3, 2026  
**CC:** AMANDA RICH, DIRECTOR OF TRANSPORTATION

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**Recommendation:** After reviewing the proposals submitted for design services for the Suemandy Dr Resurfacing & Intersection Improvements project (STBG 7303-630, RFQ 26-123), I recommend executing an engineering services agreement with Horner & Shifrin in the initial amount of \$356,517.24.

The overall project is valued at \$3,600,000.00 and is eligible to receive 80% reimbursement funding, up to \$2,880,000.00, through a federal Surface Transportation Block Grant (STBG) funding agreement for design, property acquisition, and construction.

These engineering services are eligible for Federal as follows:

Funding Source	Eligible Reimbursement	
Federal	80%	\$285,213.79
City	20%	\$71,303.45
Total	100%	\$356,517.24

**Background:** On February 12, 2026, the City received and evaluated proposals from four (4) engineering consulting firms for the Suemandy Dr Resurfacing & Intersection Improvements project (STBG 7303-630, RFQ 26-123). The project will mill and overlay asphalt pavement, spot replace failed asphalt pavement base, replace damaged curb and gutter, fill in gaps in the sidewalk, replace the Suemandy Dr at Grand Teton Dr and the Suemandy Dr at Executive Centre Pkwy traffic signals, install permeable pavement and bioretention areas, and upgrade the sidewalk to meet ADA standards. In order to complete the project, a consultant is needed to prepare all required plans and specifications and prepare property acquisition descriptions.

Proposals were reviewed by staff and scored in the categories of Project Understanding, Project Approach and Scheduling, Experience Performing Similar Projects and Quality of Past Projects Completed for St. Peters. Based on the proposals reviewed, the design efforts associated with this project as scoped will be between 1,712 and 2,204 hours. After scoring, the firms were ranked as follows:

1. Horner & Shifrin
2. Civil & Environmental Consultants, Inc.
3. HR Green
4. Shive Hattery

Horner & Shifrin submitted a proposal that scored the highest and provided the best combination of skilled staff, project approach, and related project experience.

This federally funded project is being administered by the Missouri Department of Transportation (MoDOT). This recommendation has been submitted to MoDOT for approval.



## Request for Board Action

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**To:** Board of Aldermen

**From:** LIANE SARGENT, Group Manager

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/26/2026

**Brief Description:** Asphaltic Concrete Materials Purchase Order Renewals Recommendation - Sargent

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**Staff:** Recommended

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**Summary/Explanation:**

An ordinance authorizing the City Administrator to execute purchase order agreements for the procurement of asphaltic concrete materials for City street repairs and various projects. Please reference the attached recommendation memo dated February 19, 2026.

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**Budget Impact:**

Execution of this ordinance will authorize issuance of two blanket purchase order agreements, each in the amount of \$1,531,600, utilizing renewal clauses in the current agreements with Bridgefield LLC and Missouri Asphalt Products, LLC, for the procurement of asphaltic concrete materials. Funds for the use of these blanket purchase orders are incorporated within the various project and department budgets utilizing said asphaltic concrete materials.

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**Attachments:**

1. Memo - 2026 Asphalt Renewal Recommendation



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**INTEROFFICE MEMORANDUM**

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**TO:** LIANE SARGENT, MANAGER/TDS  
**FROM:** GENE RUGH, STREETS MAINTENANCE FOREMAN  
**SUBJECT:** RECOMMENDATION – RENEWAL OF ASPHALTIC CONCRETE  
BLANKET PURCHASE ORDERS  
**DATE:** FEBRUARY 19, 2026  
**CC:** AMANDA RICH, DIRECTOR OF TRANSPORTATION

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**Recommendation:** I recommend renewing the existing two (2) purchase orders for various types of asphaltic concrete material. Approval of this recommendation will authorize the renewal of the two established purchase orders with an expenditure of up to \$1,531,600.00 each. Funds for the asphaltic concrete will come from the project budget for which the services are provided.

**Background:** The Streets Department is the primary user of Bit Base, BP-1, BP-2, and curb mix asphaltic concrete materials to perform joint repair, pothole patching repair, and asphalt resurfacing operations. On March 10, 2025, the City of St. Peters received two quotes for the supply of various asphaltic concrete materials for the 2025/2026 paving season. Based on the bids received two separate blanket purchase orders were issued, one to Bridgefield, LLC of Bridgeton, Missouri and one to Missouri Asphalt Products of Fenton, Missouri.

The terms of the purchase order agreements allow for up to three (3) annual renewals if all parties agree. City staff contacted Bridgefield and Missouri Asphalt Products and both agreed to hold their prices for the 2026/2027 paving season. The existing purchase orders (P141829 and P141830) will expire on March 27, 2026.

I recommend that the City utilize the renewal clause for both purchase orders to allow procurement of Bit Base, BP-1, BP-2, and Curb Mix from Bridgefield and Missouri Asphalt Products as needed for the 2026/2027 paving season. Streets will continue to purchase Cold Mix directly from New Frontier Materials when needed as the current vendors do not carry this product.



## Request for Board Action

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**To:** Board of Aldermen

**From:** LIANE SARGENT, Group Manager

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/26/2026

**Brief Description:** Pavement Marking Program Contract Renewal Recommendation - Sargent

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**Staff:** Recommended

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### **Summary/Explanation:**

Proposed ordinance authorizing the City Administrator to enter in to a contract to perform long line and intersection pavement marking. Please refer to the attached recommendation memo dated March 4, 2026.

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### **Budget Impact:**

The FY 2026 Transportation Trust Fund budget for this project is \$385,990.00. Execution of this ordinance will authorize the initial expenditure of \$294,047.25 for placement of long line and intersection pavement markings at various locations, with the initial contract amount adjusted as necessary based on the final measured quantities at the unit prices bid in the contract.

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### **Attachments:**

1. Recommendation Memo - 2026 Pavement Marking Program



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**INTEROFFICE MEMORANDUM**

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**TO:** WILLIAM J. MALACH, CITY ADMINISTRATOR  
**FROM:** LIANE SARGENT, MANAGER/TDS  
**SUBJECT:** RECOMMENDATION – 2026 PAVEMENT MARKING PROGRAM  
**DATE:** MARCH 4, 2026  
**CC:** AMANDA RICH, DIRECTOR OF TRANSPORTATION; KELSEY BUFORD,  
TRAFFIC ENGINEER

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**Recommendation:** I recommend utilizing a renewal clause in the 2025 Pavement Marking Program (Bid 25-128), to award the 2026 Pavement Marking Program to America’s Parking Remarketing, Incorporated of St. Louis, Missouri. Approval of this recommendation will authorize the award of a contract in the initial amount of \$294,047.25

The FY 2026 Transportation Trust Fund budget for this project is \$385,990.00.

**Background:** On March 24, 2025, one (1) bid was received and opened for the 2025 Pavement Marking Program (Bid 25-128). The project consists of the placement of painted long line and intersection pavement markings throughout the City. America’s Parking Remarketing submitted the only bid of \$294,047.25.

The contract for the 2025 program includes language that allows the contract to be renewed if the bidder agrees to hold their unit cost pricing and if the City agrees. America’s Parking Remarketing has agreed to hold their 2025 pricing for the 2026 contract. The company has successfully completed the 2025 annual pavement marking program and has held each of the City’s annual pavement marking programs since 2013.

I recommend executing this renewal clause to complete long line and intersection pavement marking required for the 2026 Pavement Marking Program. This is the first of three optional contract renewals.



## Request for Board Action

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**To:** Board of Aldermen

**From:** Amy Haddock, Group Manager

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/26/2026

**Brief Description:** FY26 Sanitary Sewer Evaluation Survey Professional Services  
Recommendation - Haddock

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**Staff:**

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**Summary/Explanation:**

Recommending RJN Group, Inc. for a professional services contract to perform the FY26 SSES in Basin 14 (remaining north portion of Basin 14). Please see attached memorandum for detail.

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**Budget Impact:**

The annual SSES work is identified and budgeted in both the 5-yr CIP and the FY26 budget.

The FY26 budget was established at \$145,800 in Fund 700-4850-54800 for Professional Services in the Water/Sewer Operations Fund. RJN submitted a unit price and lump sum basis fee in a not-to-exceed amount of \$138,444.33.

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**Attachments:**

1. Memo - RJN Professional Services Recommendation SSES FY26



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**INTEROFFICE MEMORANDUM**

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**TO:** AMY HADDOCK, MANAGER, WES  
**FROM:** CHRIS PATRICK, DIRECTOR OF FIELD OPERATIONS, WES  
**SUBJECT:** ENGINEERING SERVICES AGREEMENT – FY26 SANITARY SEWER EVALUTION STUDY (SSES)  
**DATE:** MARCH 3, 2026  
**CC:** ERIN RUPPERT, FIELD OPERATIONS FOREMAN

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**Recommendation:**

I am requesting Board of Aldermen approval to issue the FY 26 Sanitary Sewer Evaluation Study (SSES) to RJN Group at a cost of \$138,444.33. This is a renewal of an annual contract.

**Background:**

An SSES program is a condition assessment program that includes inspection of public-sector sanitary sewer assets to identify structural deficiencies and sources of inflow and infiltration (I/I). The SSES program established by the City recommends contracting yearly with an engineering company to perform a condition assessment of certain sections of the City's sanitary sewer system to identify structural deficiencies, sources of I/I and submit a summary of finding and associated rehabilitation methods.

In 2017, the City received proposals from consulting firms and selected the RJN Group for the Sanitary Sewer Flow Monitoring Services project based on their qualifications-based proposal. That flow monitoring study divided the City's sanitary sewer system into 15 basins (or areas), and prioritized those basins for further evaluation based on the severity of I/I. This is an annual budgeted item in the Water Sewer Fund (700-4850-54800) to inspect and evaluate the sanitary sewers within these basins, following the recommended priority listing. The FY26 budget amount is \$145,800.

The FY 26 SSES program will be the ninth phase of the program and will be performed in Meter Basin 14-North (Cave Springs Estates, Brentmoore, Le-Jer Acres, Cap-Au-Gris, Bethel Christian Center, Twill Valley, Cave Springs Shopping Center, Misty Valley Commercial, Blackstone Centre, Chezik Imports, Cave-Springs Crossing, I-70 Parkway, Braewood, and portions of Ellington Place, Bommarito Subdivision, Misty Valley Estates, Chapman, Koenig Subdivison, Orchard Hills, Hi-Pointe Acres and Cloverleaf Park West). This will then complete Meter Basin 14.

This program will include smoke testing, mapping, and closed-circuit television (CCTV) inspections. This work includes 65,523-LF of smoke testing and CCTV pipe reviews. Following these inspections, recommendations for dyed water flooding may be made based on the smoke testing results. Rehabilitation recommendations will be summarized for public-sector sewer mains and manholes. Private-sector connections and defects identified by smoke testing will also be noted for repair/disconnection as appropriate and if they are cost-effective.

The RJN Group has performed the inspections and provided the rehabilitation recommendations annually for the last eight years. They provide quality services, on time and within budget; they communicate well and coordinate the work with City staff. In addition, the project data is maintained on a web module that allows us to view, track and download all inspection data, photos, and rehabilitation recommendations.

It will take approximately 4 months to complete the field work and another 4 months to complete the report. The draft report will be submitted by December 5, 2026, and the final report will be submitted within 2 weeks of City comments.



## Request for Board Action

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**To:** Board of Aldermen

**From:** Andrew Ramirez, Group Manager

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/26/2026

**Brief Description:** Consumable Industrial Hemp Regulations Ordinance - Ramirez

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**Staff:** Recommended

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**Summary/Explanation:**

The City Attorney has drafted an ordinance regarding consumable industrial hemp. This ordinance establishes regulations for the sale of consumable industrial hemp products. It requires products to be stored in a manner that prevents direct customer access and prohibits sales to individuals under the age of 21,

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**Budget Impact:**

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**Attachments:**

1. Draft Ord Amending Business License Regs re Hemp Option 1

BILL NO.

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE OF THE CITY OF ST. PETERS,  
MISSOURI, AMENDING VARIOUS PROVISIONS OF  
CHAPTER 605 OF THE ST. PETERS CITY CODE AND  
REGULATING CERTAIN BUSINESSES RELATING TO  
THE DISPLAY AND SALE OF CONSUMABLE  
INDUSTRIAL HEMP**

**WHEREAS**, pursuant to Section 94.270, RSMo., municipalities are authorized to regulate and license certain businesses and occupations; and

**WHEREAS**, pursuant to the authority granted in Section 94.270, RSMo., the Board of Aldermen of the City of St. Peters, Missouri (the “Board of Aldermen”), enacted Chapter 605 of the Code of the City of St. Peters, Missouri (the “St. Peters City Code”) establishing conditions and restrictions applicable to the issuance and renewal of business licenses; and

**WHEREAS**, reports show that certain industrial hemp products, as that term is defined by Section 195.010(24), RSMo., as amended, and particularly those products containing intoxicating cannabinoids, when consumed are known to impair cognitive function and cause marked changes in consciousness, see Paula F. Nickelson, Director, Health Advisory: Health Risks Associated with Hemp-Derived Intoxicating Cannabinoids, Mo. Dep’t of Health & Senior Servs. (Apr. 18, 2024), <https://health.mo.gov/emergencies/ert/alertsadvories/pdf/advisory041824.pdf>; and

**WHEREAS**, certain products derived from industrial hemp that cause marked changes in consciousness have been designed to resemble popular snack and candy brands; and

**WHEREAS**, the Board of Aldermen finds and determines that amending Chapter 605 of the St. Peters City Code, regarding the operation of businesses within the City in connection with the issuance and renewal of business licenses, is necessary to ensure products that are derived from industrial hemp (which are designed to resemble popular snacks and candy bars) which cause marked changes in consciousness are not purchased by children;

**NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF ST. PETERS, MISSOURI, AS FOLLOWS:**

**SECTION NO. 1.** That Section 605.001 of the Code of the City of St. Peters, Missouri, be and hereby is amended by adding the following definitions:

**CONSUMABLE INDUSTRIAL HEMP**

Industrial hemp, or any extract, cannabinoid, concentrate, derivative, or product thereof, that is intended for human consumption by any method, including but not limited to ingestion, inhalation, absorption, or topical application. Consumable

industrial hemp includes hemp-derived products containing cannabinoids, including but not limited to delta-8 THC, THC-A, THC-P, and HHC, regardless of form, concentration, or method of delivery. Consumable industrial hemp does not include industrial hemp used exclusively for fiber, grain, seed, or other non-consumptive agricultural or industrial purposes.

## INDUSTRIAL HEMP

Shall have the same meaning as prescribed in § 195.010(24), RSMo., as that term and section may be amended.

**SECTION NO. 2.** That Section 605.035 of the Code of the City of St. Peters, Missouri, previously reserved by the City, be and hereby is amended by enacting a new Section 605.035 of the Code of the City of St. Peters, Missouri, to read as follows:

### 605.035 Consumable Industrial Hemp.

A. As a condition of the issuance and renewal of any license issued under this Chapter, all persons shall comply with the following:

1. Any person required to obtain a license under this Chapter who sells or offers for sale consumable industrial hemp products, or any product packaged in a manner indicating that it contains any amount of consumable industrial hemp, shall store and display such products in a manner that prevents patrons from physically accessing the products prior to the sale and without the assistance of an employee of the business. To the extent practicable, all consumable industrial hemp products shall be kept behind the sales counter or within another area restricted to employees at the point of sale.
2. No licensee, or person acting on behalf of a licensee, shall sell, give, provide, or distribute any consumable industrial hemp product, or any product packaged in a manner indicating that it contains any amount of consumable industrial hemp, to any individual under the age of twenty-one (21) years, including through a vending machine owned by or under the control of the licensee.

It shall be a defense to any license denial (whether initial or renewal) or revocation based upon this section if the licensee whose license is at issue sold the consumable industrial hemp product, or any product that is packaged in such a manner that indicates that it contains any amount of consumable industrial hemp, to an individual under the age of twenty-one (21) years if the licensee had reasonable cause to believe the individual was at least twenty-one (21) years old and presented a driver's license, non-driver's identification card, or other official or apparently official document, containing a photograph of the individual and purporting to establish the individual was at least twenty-one (21) years old.

**SECTION NO. 3. Savings Clause.**

Nothing contained herein shall in any manner be deemed or construed to alter, modify, supersede, supplant or otherwise nullify any other Ordinance of the City or the requirements thereof whether or not relating to or in any manner connected with the subject matter hereof, unless expressly set forth herein.

**SECTION NO. 4. Severability Clause.**

If any term, condition, or provision of this Ordinance shall, to any extent, be held to be invalid or unenforceable, the remainder hereof shall be valid in all other respects and continue to be effective and each and every remaining provision hereof shall be valid and shall be enforced to the fullest extent permitted by law, it being the intent of the Board of Aldermen that it would have enacted this Ordinance without the invalid or unenforceable provisions. In the event of a subsequent change in applicable law so that the provision, which had been held invalid is no longer invalid, said provision shall thereupon return to full force and effect without further action by the City and shall thereafter be binding.

**SECTION NO. 5. Effective Date.**

This Ordinance shall take effect and be in force from and after its passage by the Board of Aldermen and its approval by the Mayor of the City of St. Peters, Missouri.

Read two times, passed, and approved this \_\_\_ day of \_\_\_\_\_, 2026.

\_\_\_\_\_  
Len Pagano, as Presiding Officer and as Mayor

Attest: \_\_\_\_\_  
Lisa Schroeder, City Clerk



## Request for Board Action

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**To:** Board of Aldermen

**From:** Andrew Ramirez, Group Manager

**Work Session Meeting Date:** March 12, 2026

**Proposed Board of Alderman Meeting Date:** 3/26/2026

**Brief Description:** Resolution Supporting State Elected Officials in Regulating Intoxicating Hemp Related Products - Ramirez

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**Staff:** Recommended

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**Summary/Explanation:**

This resolution expresses the City of St. Peters' support for Missouri House Bill 2641 and Senate Bill 904, which propose regulations on intoxicating hemp products. The resolution cites concerns about youth access and packaging that may appeal to children and urges the Missouri General Assembly and Governor to enact the legislation.

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**Budget Impact:**

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**Attachments:**

1. Draft Resolution - Supporting State Legislation re Hemp

RESOLUTION NO. \_\_\_\_\_

**A RESOLUTION OF THE CITY OF ST. PETERS SUPPORTING STATE ELECTED OFFICIALS IN REGULATING INTOXICATING HEMP RELATED PRODUCTS**

**WHEREAS**, the City of St. Peters is aware that intoxicating hemp products are unregulated and pose a threat to the youth of our community; and

**WHEREAS**, intoxicating hemp products are often packaged to resemble candy, cookies, cereal, and other items typically marketed to children; and

**WHEREAS**, the Federal Government recently established federal limits on intoxicating hemp products, which are scheduled to be effective later this year; and

**WHEREAS**, Missouri House Bill 2641 and Missouri Senate Bill 904 propose statutory amendments aimed at restricting intoxicating hemp products; and

**WHEREAS**, the City of St. Peters finds and determines that it is to the benefit of the residents of the City that House Bill 2641 and Senate Bill 904 be passed by the Missouri General Assembly;

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF ST. PETERS, MISSOURI, AS FOLLOWS:**

**SECTION 1:** The Board of Aldermen of the City of St. Peters expresses its support for the passage of House Bill 2641 and Senate Bill 904 and urges the Missouri General Assembly and the Governor of Missouri, Mike Kehoe, to enact this legislation as a matter of public safety to protect children and the community.

**SECTION 2:** The City Clerk is hereby directed to forward a copy of this Resolution to all the State Senators and State Representatives that represent St. Charles County.

**SECTION 3:** This Resolution shall take effect immediately upon its passage and adoption.

READ AND ADOPTED this \_\_\_\_ day of \_\_\_\_\_, 2026.

\_\_\_\_\_  
Len Pagano, as Presiding Officer and as Mayor

ATTEST: \_\_\_\_\_  
Lisa L. Schroeder, City Clerk

ORDINANCE NO. 7785

AN ORDINANCE AUTHORIZING THE CITY ADMINISTRATOR OF THE CITY OF ST. PETERS, MISSOURI TO EXECUTE AN AGREEMENT BY AND BETWEEN WHISTLE STOP 301 AND THE CITY OF ST. PETERS TO SUPPORT URBAN MARKETS IN OLD TOWN ST. PETERS

WHEREAS, it is a goal of the City to create a destination draw to the Old Town area, support existing commercial businesses in Old Town, and enhance economic development in Old Town; and

WHEREAS, the City conducted a study in 2022 that identified ways to initiate an urban market in Old Town; one strategy included partnering with an existing business to enhance current market activities; and

WHEREAS, economic activity in Old Town will be a benefit to all businesses, creating awareness of Old Town and additional commerce; and

WHEREAS, there is an important public purpose in creating activity and vitality in the original core of the City - Old Town.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF ST. PETERS, MISSOURI, AS FOLLOWS:

SECTION 1. That the City Administrator of the City of St. Peters, Missouri, be and he is hereby authorized to execute an agreement with Whistle Stop 301, on behalf of the City of St. Peters, which shall provide for support of eight urban markets during 2023.

SECTION 2. That the agreement shall be in substantially the same form as attached hereto and incorporated by reference herein as Exhibit "A".

SECTION 3. Whenever there is a conflict between this ordinance and any existing City ordinance, the provisions set forth herein shall govern.

SECTION 4. Each separate provision of this ordinance shall be deemed independent of all other provisions herein, and if any provision of this ordinance shall be declared invalid then all other provisions shall remain valid and enforceable.

SECTION 5. Savings Clause

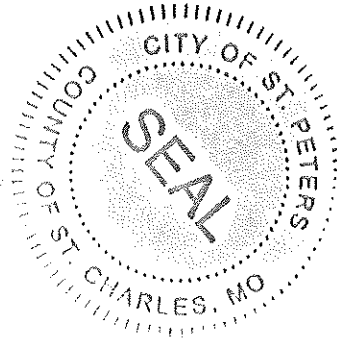
Nothing contained herein shall in any manner be deemed or construed to alter, modify, supersede, supplant or otherwise nullify any other Ordinance of the City or the requirements thereof whether or not relating to or in any manner connected with the subject matter hereof, unless expressly set forth herein.

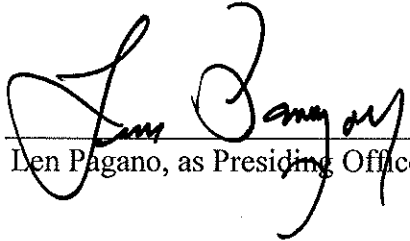
SECTION 6. Severability Clause

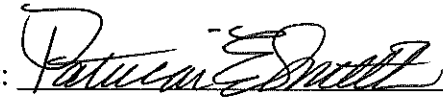
If any term, condition, or provision of this Ordinance shall, to any extent, be held to be invalid or unenforceable, the remainder hereof shall be valid in all other respects and continue to be effective and each and every remaining provision hereof shall be valid and shall be enforced to the fullest extent permitted by law, it being the intent of the Board of Aldermen that it would have enacted this Ordinance without the invalid or unenforceable provisions. In the event of a subsequent change in applicable law so that the provision, which had been held invalid, is no longer invalid, said provision shall thereupon return to full force and effect without further action by the City and shall thereafter be binding.

SECTION 7. This ordinance shall be in full force and take effect from and after the date of its final passage and approval.

Read two times, passed and approved this 23<sup>rd</sup> day of March, 2023.



  
\_\_\_\_\_  
Len Pagano, as Presiding Officer and as Mayor

Attest:   
\_\_\_\_\_  
Patricia E. Smith, City Clerk

**EXHIBIT A**  
**AGREEMENT**  
**REGARDING CITY SUPPORT AND RESOURCES**  
**BETWEEN THE CITY OF ST. PETERS AND**  
**WHISTLE STOP 301 (KATIE REUTHER)**

This Agreement (“Agreement”) is made and entered into by and between the City of St. Peters (“CSP”) and Whistle Stop 301 (“Whistle Stop”) as of the 23rd day of March, 2023.

In consideration of the promises, mutual covenants and consideration contained herein, the parties agree as follows:

**I. CSP shall provide the following to Whistle Stop 301:**

**A. Promotion of Urban Market:**

1. My Hometown Magazine – elected official mention
2. CSP website/calendar – April – November
3. Upfront e-newsletter reference – monthly between April – November
4. SPTV stories

**B. Installation of directional signage on Mid Rivers Mall Drive and the I-70 Outer Road North**

1. The location of the sign(s) shall be determined upon field survey and the location of utilities in the general area of the sign.
2. The location of the sign(s) shall be as generally shown in Attachment A.

**C. Barricades for a portion of Depot Street adjacent to the Whistle Stop site as generally shown in Attachment B.**

1. The street may be closed for a period of time from one hour prior to the start of the market to one hour after the end of the market.
2. Vehicular traffic will be prevented from using the street during the period of time designated in item C.1.
3. Whistle Stop may use the street area for vendors, food trucks, or other market related activities.
4. Whistle Stop shall advise CSP of the need for barricades at least one (1) week prior to the event date.

**D. Financial support for the cost of public restrooms or other public amenities at the urban markets. The costs shall be reimbursed on a monthly basis or annual basis as determined by the operator and the City. The costs shall not exceed \$300.00 per event or \$2,400 annually. Reimbursement for public amenities other than restrooms shall be subject to CSP approval prior to reimbursement.**

**E. Financial support for the cost of musical performers at the Urban Markets. The costs shall be reimbursed on a monthly basis or annual basis as determined by the operator and the City. The costs shall not exceed \$500.00 per event or \$4,000 annually.**

**II. Whistle Stop 301 shall provide the following to the CSP:**

- A. Host monthly urban markets per the stated and advertised schedule.
- B. A table or booth shall be made available for use by the CSP, or other public agency as assigned by the CSP, at each urban market event. The CSP or an assigned agency may staff the table/booth to provide public information including, but not limited to, recruiting, recreational opportunities, recycling information, historical information, safety information, and animal control information.

**III. Reimbursement:**

- A. Whistle Stop 301 shall provide a detailed invoice to CSP after each urban market event with receipts for restrooms, wash stations or other public amenities, and musical performers at each urban market. The costs shall not exceed the amounts stated in items I.D. and I.E. above.
- B. After review of costs as presented, CSP shall provide reimbursement to Whistle Stop 301.

**IV. Liability:**

- A. Indemnification. Whistle Stop 301 agrees to defend, indemnify, and hold harmless the CSP, its employees, agents, officers and officials from and against liabilities, losses, penalties, damages and expenses, including costs and attorney fees, arising out of all claims, liens, damages, obligations, actions, suits, judgements or settlements, or causes of action of every kind, nature and character arising or alleged to arise out of the negligent or willful acts or omissions of Whistle Stop 301, its officials, agents and employees and subcontractors in the performance of this Agreement, including installation of signs on CSP property, set-up of supplies and equipment and services provided by others. Whistle Stop 301 shall, at its sole cost and expense, appear, defend and pay all attorney fees and other costs and expenses arising hereunder. In addition, if any judgement shall be rendered against CSP in any such action, Whistle Stop shall, at its sole cost and expense, satisfy and discharge such obligation of the CSP. CSP shall have the right, at its own expense, to participate in the defense of any suit without relieving Center of any of its obligations hereunder. CSP retains final approval of any and all settlements or legal strategies which involve the interest of CSP. The indemnities set forth herein shall survive the expiration or termination of this Agreement.
- B. Insurance. Prior to the initial request for the temporary closing of Depot Street, Whistle Stop 301 further agrees to provide the CSP a Certificate of Insurance which names the CSP as an additional insured and which meets current minimum coverage requirements. Whistle Stop shall purchase, maintain and keep in force during the term of this Agreement at Whistle Stop's sole cost and expense the following insurance:

Commercial General Liability shall include endorsements naming City of St. Peters, its Officers, Agents, Volunteers and Employees as additional insured. Endorsement for General Liability shall state that the Licensee's insurance is "primary" and the City of St. Peters is "non-contributory," or copies of the complete policy which state the equivalent may be submitted in their entirety.

Minimum Insurance Requirements – General Liability Insurance:

One million dollars (\$1,000,000) each occurrence (combined single limit). One million dollars (\$1,000,000) for personal injury liability. One million dollars (\$1,000,000) in the aggregate. Certificate must be provided to the CSP 30 days prior to the date of the event.

**V. Termination**

- A. Unless otherwise terminated as provided below, this Agreement shall remain in full force and effect until December 1, 2023, and shall automatically renew each year thereafter unless either party shall give the other prior written notice of its intention to terminate this agreement as set forth in Section V. B below.
- B. Either party may terminate this Agreement without cause upon 30 days written notice.

**VI. Notices**

- A. All notices of termination shall be sent postage prepaid, delivery confirmation required.
- B. For purposes of this provision, notice shall be sent as follows:

To the City of St. Peters:  
 Attn: City Administrator  
 One St. Peters Centre Blvd.  
 St. Peters, MO 63376

To the Whistle Stop 301:  
 Attn: Katie Reuther  
 Whistle Stop 301  
 301 Main Street  
 St. Peters, MO 63376


**VII. Governing Provisions**

- A. The provisions of this Agreement will be governed by the laws of the State of Missouri.
- B. This Agreement constitutes the entire Agreement between CSP and Whistle Stop 301, and supersedes all prior understandings, whether oral or written, between the parties with regard to the subject matter hereof. Any amendments or modifications to this Agreement must be in writing and signed by the parties.
- C. This Agreement shall inure to the benefit of and be binding upon the parties hereto and their respective successors and assigns. There are no third party beneficiaries to this Agreement, and both CSP and Whistle Stop 301 agree that this Agreement is not intended to extend to, or create, any third party beneficiary.

WHEREFORE, the parties have caused this Agreement to be executed as of the date last written below.

CITY OF ST. PETERS  
 One St. Peters Centre Blvd.  
 St. Peters, MO 63376

Whistle Stop 301  
 301 Main Street  
 St. Peters, MO 63376

  
 \_\_\_\_\_  
 William J. Malach  
 City Administrator

  
 \_\_\_\_\_  
 Katie Reuther

5-10-23  
 \_\_\_\_\_  
 Date

4-7-2023  
 \_\_\_\_\_  
 Date

**ATTACHMENT A**



**ATTACHMENT B**

