

BOARD OF ADJUSTMENT MEETING MINUTES OF JANUARY 30, 2023



MEETING MINUTES City of Berkeley Board of Adjustment Monday, January 30, 2023 1:00 P.M.

Council Chambers & ZOOM, 8425 Airport Road, St. Louis, MO 63134

Note: The agenda for this meeting was posted in accordance with the Open Meetings Law.

Voting Members:

Gary Grotegeers (Chairman)	Present
Jean Holmes	Present
Judge Cleveland	Present
Carla West	Present at 1:17 pm (via Zoom)

Staff Present:

Gwen Verges	Councilwoman
Nathan Mai-Lombardo	City Manager
Art Jackson	Police Chief
James Linhardt	Fire Chief
Joanna Campbell	Public Works Secretary
Deanna Jones	City Clerk

Applicant(s) Present:

Roger Osthoff	Ameren Representative (via Zoom)
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CALL TO ORDER / QUORUM

Chairman Grotegeers called the meeting to order at 1:11 pm and a quorum was established.

MINUTES

Non-voting member made the **MOTION** to approve the minutes from August 20, 2021. Minutes will need to be reapproved at the next Board of Adjustment Meeting.

PUBLIC COMMENT

None

OLD BUSINESS

None

NEW BUSINESS:

Chairman Grotegeers brought forth Case No. BOA 23-01 – Ameren Missouri Easement Expansion variance request. Ameren Missouri is seeking to expand the easement along the Page-Sioux-4 overhead electric transmission line. This existing 21.5-mile corridor passes through St. Louis and St. Charles Counties in Missouri, including property owned by the City of Berkeley. The proposed easement expansion would increase the width of the existing right-of-way to 150 feet.

Easement locations are as follows:

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Parcel #11K340782	6223 Madison Avenue	“C-2” General Commercial District
Parcel #11K621805	6345 Madison Avenue	“R-3” Single Family Residence District
Parcel #10K320075	6605 Alder Avenue	“R-1” Single Family Residence District
Parcel #10K340435	6845 Berkrigde Court	“R-1” Single Family Residence District

Ameren Representative, Roger Osthoff, was present for the meeting.

Chairman Grotegeers asked Mr. Osthoff if he would like to proceed with the meeting with the four present members. Mr. Osthoff agreed.

City Manager Mai-Lombardo stated that the City has no objection and no notable issues with the request.

Mr. Osthoff presented the variance request and answered Board Members’ questions and concerns stating that Ameren was wanting to expand the easement at the four locations previously noted owned by the City of Berkeley. Ameren would not be purchasing the properties, but is seeking a permanent right to use the easement. The City will still own the properties. He addressed concerns in regards to easement upkeep and tree trimming stating that Ameren would need to be notified.

Chairman Grotegeers made the **MOTION** to recommend for Council approval the variance request for Case No. BOA 23-01. Member Cleveland **SEONDED** the motion. A voice vote was taken and the motion was approved with a voice vote 4:0: Grotegeers, Holmes, Cleveland, West.

APPOINTMENTS

None

ADJOURNMENT

No further business came before the Board of Adjustment.

Chairman Grotegeers adjourned the meeting at 1:33 pm.

Respectfully Submitted
Joanna Campbell, Public Works Secretary
Recording Secretary

Approved for submittal by:
Gary Grotegeers

These minutes are subject to the Board of Adjustment approval at their next scheduled meeting