

# Aurora City Council Agenda

Aurora City Hall  
City Council Chambers  
2 W. Pleasant  
Aurora, Missouri

Tuesday, May 11, 2021 - 5 P.M.

**The "Regular Session" will take place at 6:00 PM or at the conclusion of the "Closed Session".**

## 1. CLOSED SESSION

### **Pursuant to RSMo 610.021**

(1) Legal actions, causes of action or litigation involving public government body and any confidential or privileged communications between a public governmental body or its representatives and its attorneys.

(2) Leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor. However, any minutes, vote or public record approving a contract relating to the leasing, purchase or sale of real estate by a public governmental body shall be made public upon execution of the lease, purchase or sale of the real estate;

## 2. CALL TO ORDER

## 3. PRAYER AND PLEDGE

## 4. ROLL CALL

Mayor Jason Lewis  
Chairman Pro Tem Dawn Oplinger  
Councilman Doyle Ferguson  
Councilwoman Theresa Pettit  
Councilman Tony Kennedy

## 5. COUNCIL FORUM

Council Forum provides an opportunity for Council Members to share information with the rest of the Council regarding communications with constituents, meetings attended, request items to be put on the agenda, make requests of staff, or direct questions to staff regarding issues that are not on the agenda.

## 6. OLD BUSINESS

### 6.1. Second Reading Of Ordinance 2021-3222

AN ORDINANCE ADOPTING AND ENACTING A NEW CODE OF ORDINANCES OF THE CITY OF AURORA, COUNTY OF LAWRENCE, STATE OF MISSOURI; ESTABLISHING THE SAME; PROVIDING FOR THE REPEAL OF CERTAIN ORDINANCES NOT INCLUDED THEREIN, EXCEPT AS HEREIN EXPRESSLY PROVIDED; PROVIDING FOR THE MANNER OF AMENDING SUCH CODE OF ORDINANCES; PROVIDING PENALTY FOR THE VIOLATION THEREOF; AND PROVIDING WHEN THIS ORDINANCE SHALL BECOME EFFECTIVE

Documents:

[ORDINANCE 2021-3222 COVER SHEET.PDF](#)  
[ORDINANCE 2021-3222 STATUTORY UPDATES.PDF](#)  
[ORDINANCE 2021-3222 SCHED A.PDF](#)

6.II. Second Reading Of Ordinance 2021-3223

AN ORDINANCE OF THE CITY OF AURORA, MISSOURI, REPEALING TITLE IV  
“LAND USE” CHAPTER 400 “ZONING REGULATIONS” ARTICLE III  
“SUPPLEMENTARY REGULATIONS BY REPLACING IT WITH A NEW ARTICLE III  
“SUPPLEMENTARY REGULATIONS”

Documents:

[ORDINANCE 2021-3223 SMALL HOUSES COVER SHEET.PDF](#)  
[ORDINANCE 2021-3223 CHAPTER 400 SUPPLEMENTARY REGULATIONS  
FINAL 2021.PDF](#)  
[ORDINANCE 2021-3223 SMALL HOUSES ADOPTION MEMO TO  
COUNCIL.PDF](#)  
[ORDINANCE 2021-3223 700 SQ FT EXAMPLE.PDF](#)

6.III. Second Reading Of Ordinance 2021-3224

AN ORDINANCE OF THE CITY OF AURORA, MISSOURI, AMENDING CHAPTER  
400 “ZONING REGULATIONS” ARTICLE IV “SPECIAL CLASSES”, ARTICLE V  
“ADMINISTRATIVE REGULATIONS” AND ARTICLE VI “BOARD OF ZONING  
ADJUSTMENT” BY UPDATE TO SECTION NUMBERS WITHIN EACH ARTICLE.

Documents:

[ORDINANCE 2021-3224 COUNCIL COVER SHEET.PDF](#)  
[ORDINANCE 2021-3224 ARTICLE IV-V-VI ADMENDMENT 2021.PDF](#)

6.IV. Second Reading Of Ordinance 2021-3225

AN ORDINANCE OF THE CITY OF AURORA, MISSOURI, AMENDING CHAPTER  
400 “ZONING REGULATIONS” ARTICLE II “SPECIFIC DISTRICT REGULATIONS”  
SECTION 400.130 “R-1 SINGLE-FAMILY RESIDENTIAL DISTRICT”.

Documents:

[ORDINANCE 2021-3225 COUNCIL COVER SHEET.PDF](#)  
[ORDINANCE 2021-3225 R1 SINGLE FAMILY RESIDENTIAL DISTRICT  
AMENDMENT 2021.PDF](#)

6.V. Second Reading Of Ordinance 2021-3226

AN ORDINANCE OF THE CITY OF AURORA, MISSOURI, REPEALING TITLE V  
“BUILDING CODE” CHAPTER 500 “BUILDING REGULATIONS” BY REPLACING IT  
WITH A NEW CHAPTER 500 “BUILDING REGULATIONS”

Documents:

[ORDINANCE 2021-3226 COUNCIL COVER SHEET.PDF](#)  
[ORDINANCE 2021-3226 REPEALING CH 500 REPLACING NEW CHP 500  
2021.PDF](#)

7. NEW BUSINESS

7.I. Discussion - Land Application Of Biosolids

Documents:

BIOSOLIDS DISCUSSION COVER SHEET.PDF  
BIOSOLIDS LAND APPLICATION MEMO.PDF  
BIOSOLIDS LAND APPLICATION RATES.PDF

7.II. Resolution 2021-1799

A RESOLUTION OF THE CITY OF AURORA, MISSOURI APPROVING A SPECIAL USE PERMIT FOR AN ACCESSORY BUILDING LARGER THAN 900 SQ FT LOCATED AT 1601 SOUTH JEFFERSON

Documents:

RESOLUTION 2021-1799 COUNCIL AGENDA COVER SHEET STANLEY SMALL BUILDING LARGER THAN 900 SQ FT.PDF  
RESOLUTION 2021-1799 ATTACHMENT LIST, STANLEY SMALL, ACCESSORY BUILDING.PDF  
RESOLUTION 2021-1799 SPECIAL USE PERMIT-1601 S JEFFERSON.PDF  
RESOLUTION 2021-1799 STANLEY SMALL, APPLICATION AND RECEIPT.PDF  
RESOLUTION 2021-1799 STANLEY SMALL, PROPERTY REPORT CARD.PDF  
RESOLUTION 2021-1799 STANLEY SMALL, ORIGINAL PLAT.PDF  
RESOLUTION 2021-1799 STANLEY SMALL, DEED.PDF  
RESOLUTION 2021-1799 STANLEY SMALL, 185 NOTICE TO OWNERS.PDF  
RESOLUTION 2021-1799 STANLEY SMALL, PUBLIC HEARING NOTICE TO NEWSPAPER.PDF  
RESOLUTION 2021-1799 STANLEY SMALL, CITY CODE 500.050 ACCESSORY BUILDINGS.PDF  
RESOLUTION 2021-1799 PLANNING AND ZONING MEETING MINUTES 5.4.21 - DRAFT.PDF

7.III. First Reading Of Ordinance 2021-3227

AN ORDINANCE OF THE CITY OF AURORA, MISSOURI ACCEPTING AND APPROVING THE REZONING OF PROPERTY LOCATED AT 1420 SOUTH ELLIOTT IDENTIFIED AS PARCEL 196013003001082001 FROM "C-1 (COMMERCIAL RETAIL SALES) TO "C-2" (COMMERCIAL GENERAL BUSINESS)

Documents:

ORDINANCE 2021-3227COUNCIL AGENDA COVER SHEET MARKS REZONE.PDF  
ORDINANCE 2021-3227 ATTACHMENT LIST, DAVID L MARKS REZONE.PDF  
ORDINANCE 2021-3227 REZONE- MARKS FROM C1 TO C2.PDF  
ORDINANCE 2021-3227 LARRY MARKS, APPLICATION AND RECEIPT.PDF  
ORDINANCE 2021-3227 LARRY MARKS, PROPERTY REPORT CARD.PDF  
ORDINANCE 2021-3227 LARRY MARKS, DEED REPORT FROM COUNTY RECORDER.PDF  
ORDINANCE 2021-3227 MARKS ZONING MAP.PDF.PDF  
ORDINANCE 2021-3227 LARRY MARKS, 185 NOTICE TO OWNERS.PDF  
ORDINANCE 2021-3227 LARRY MARKS, PUBLIC NOTICE TO NEWSPAPER.PDF  
ORDINANCE 2021-3227 PLANNING AND ZONING MEETING MINUTES 5.4.21 - DRAFT.PDF

7.IV. First Reading Of Ordinance 2021-3228

AN ORDINANCE OF THE CITY OF AURORA ESTABLISHING A CITY OF AURORA HISTORICAL PRESERVATION BOARD

Documents:

ORDINANCE 2021-3228 COVER SHEET.PDF  
ORDINANCE 2021-3228 ESTABLISHING A CITY OF AURORA HISTORICAL  
PRESERVATION BOARD.PDF

7.V. First Reading Of Bill No. 2021-3229

First Reading of Bill No. 2021-3229 An Ordinance of the City of Aurora,  
Missouri Amending Title VI "BUSINESS AND OCCUPATION" Chapter 605  
"BUSINESS REGULATIONS"

Documents:

ORDINANCE 2021-3229 AMENDING CHAPTER 605 BUSINESS  
REGULATIONS AGENDA COVER SHEET.PDF  
ORDINANCE 2021-3229 BUSINESS LICENSE AMENDMENTS CHAPTER 605  
BUSINESS REGULATION.PDF

8. STAFF REPORTS/ORGANIZATIONAL BUSINESS

1. Board Liaison Reports
2. City Manager Report

9. ADJOURNMENT