



The City of Ellisville, Missouri  
*City of Trails and Parks*

Annexation Plan of Intent

—

Old State Road Area  
An Unincorporated Pocket

April 15, 2007

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## **Section 1- Executive Summary**

### **EXECUTIVE SUMMARY**

The City is respectfully requesting consideration by the St. Louis County Boundary Commission to annex certain properties located on either side of Old State Road, between Pierside Road and Ridge Road. The subject area is completely surrounded by the City of Ellisville on all sides.

In 2006, the City of Ellisville requested (on behalf of the Kerryton Place Villas Subdivision) a Transfer of Jurisdiction for the Kerryton Place Villas Subdivision. At the time, the County requested that the City wait to annex the entire unincorporated area through the regular annexation process within the upcoming annexation cycle (April 2007). The City agreed to delay the request and revise the proposal to include the entire unincorporated area. This submittal represents the revised and delayed submittal as agreed upon with Saint Louis County.

The Old State Road Annexation area measures approximately 42 acres in size and consists of one residential subdivision, three parcels zoned County Non-Urban, and several parcels on the west side of Old State Road zoned M-3 Industrial.

The residents of the Kerryton Place Villas subdivision, located within the Old State Annexation Area in unincorporated St. Louis County, have on more than one occasion approached the City of Ellisville with a request to be annexed by the City of Ellisville. The subdivision measures less than 1 square mile in total area. There are 39 villa units in the community catering to retirees and “empty-nesters”. The residents of Kerryton Place Villas have approached the City and expressed their desire to become a part of the City of Ellisville. Additionally, the City of Ellisville has expressed its desire to eliminate existing unincorporated pockets as part of the City’s adopted Comprehensive Plan.

The City of Ellisville is 100% contiguous to the Old State Road Annexation area. The main access to the Old State Annexation area is via Old State Road, which crosses through the City’s corporate boundaries both north and south of the proposed area. According to the 2000 Census population counts, the Old State Road Annexation Area represents 7 residents within 42 acres resulting in a population density of one dwelling unit per six acres. This represents less than half the density required to define the area as an unincorporated pocket. However, the 2000 Census does take into account the Kerryton Place Villas Subdivision, which consists of 39 units.

As per the directions of St. Louis County staff, this Plan of Intent is to assume an estimated current population count of 124 residents for all calculations except the Sales Tax (1%), State Road Aid and Cigarette Tax. Using the

## City of Ellisville Old State Road Annexation

estimated current population count (124 residents) results in a population density of three dwelling units per acre, which exceeds the minimum population density of one dwelling unit per three acres needed to deem the area an unincorporated pocket.

The City of Ellisville measures approximately 4.12 square miles in size and has a population of approximately 9,104 residents. The City of Ellisville provides a full range of services to its citizens, as described in Section 2- Services, of this document. We believe that the proposed annexation is in the best interest of the City and of the residents within the Old State Road Annexation Area and Saint Louis County. Since our services and programs are provided using City resources, and not on a contract basis, we can ascertain that the level of service is nothing short of high quality. The City of Ellisville is committed to providing this same level of service to the residents and property owners of the Old State Road Annexation Area.

It is our understanding that the County desires to have “unincorporated pockets” annexed by the surrounding communities. By annexing the Old State Road Annexation Area, the City of Ellisville would be taking a step forward towards eliminating such pockets within St. Louis County.

The City of Ellisville, Missouri, as proposing agent, therefore requests the favorable consideration by the St. Louis County Boundary Commission of our request. The City of Ellisville has provided the enclosed Plan of Intent as required by the St. Louis County Boundary Commission for consideration of the request. Additionally, we are including a letter of support from Saint Louis County Executive, Charlie Dooley.

On behalf of the Kerryton Place Villas subdivision, the City of Ellisville is requesting expedited consideration of the Old State Road Annexation Area. The Kerryton Place Villas Subdivision has been anticipating their annexation into the City of Ellisville and benefiting from our full range of municipal services since 2006. The City of Ellisville and the Kerryton Place Villas Subdivision residents request the Boundary Commission’s assistance in placing the Old State Road Annexation Area proposal on the August 7, 2007 election ballot. In order to place the proposed annexation on the August ballot, a decision on the Plan of Intent must be made expeditiously. The deadline to register for the August 7, 2007 election is May 29, 2007.

The contact person for the proposing agent is Kevin Bookout, City Manager, City of Ellisville, One Weis Avenue, Ellisville, MO 63011. The City Manager’s telephone number is (636) 227-9660. Any questions or comments relating to the proposal can be directed to Kevin Bookout or Ada Hood, Director of Planning and Community Development, also at (636) 227-9660.

## Section 2- Plan of Intent

### GEOGRAPHIC

1. *Provide a general description of the boundaries of the area to be annexed by identifying key geographical descriptions such as highways, creeks, rivers, arterial roads, etc. What is the logic for the selection of the boundary for the area to be annexed?*

**The Old State Road Annexation Area is an unincorporated pocket located on either side of Old State Road, between Pierside Road and Ridge Road. The subject area is completely surrounded by the City of Ellisville on all sides. The logic for the selection of the proposed boundary is the elimination of existing unincorporated pockets.**

2. *Provide a map of the area to be annexed, identifying significant geographical features, such as arterial streets, highway, recreation facilities, schools, etc. and the area's relationship to the existing boundary of the municipality.*

**See the attached map, Proposed Annexation Map 1 of 4. As the map illustrates, the only public street is Old State Road. There is one private street within the Kerryton Place Villas Subdivision. There are two schools nearby the proposed annexation area.**

3. *Provide a second map of the area to be annexed, including the annexing municipality, surrounding municipalities, arterial roads and neighboring subdivisions adjacent to but not included in the area to be annexed. Identify the annexing municipality's public facilities, e.g. City Hall, Fire/Police facilities, recreation center, major parks, etc.*

**See the attached map, Proposed Annexation Map 2 of 4. As the map illustrates, the main arterials are Manchester Road and Old State Road, while Pierside Lane serves as a collector street. The surrounding subdivisions include Canterbury Estates, Polo Lake, Oaks at Kiefer Creek, Oaks at Ridge Meadows, Manors of Castle Ridge, and Copper Lakes.**

4. *In table format, provide the following information as it applies to the area to be annexed:*
  - a. *The population, (as of the most recent Census available, noting the year) estimated current population, as provided by St. Louis County Planning staff.*
  - b. *Land area in acres.*
  - c. *Number of dwelling units, as provided by St. Louis County Planning staff.*



# Proposed Annexation Map, 2 of 4

## City of Ellisville, St. Louis County Missouri



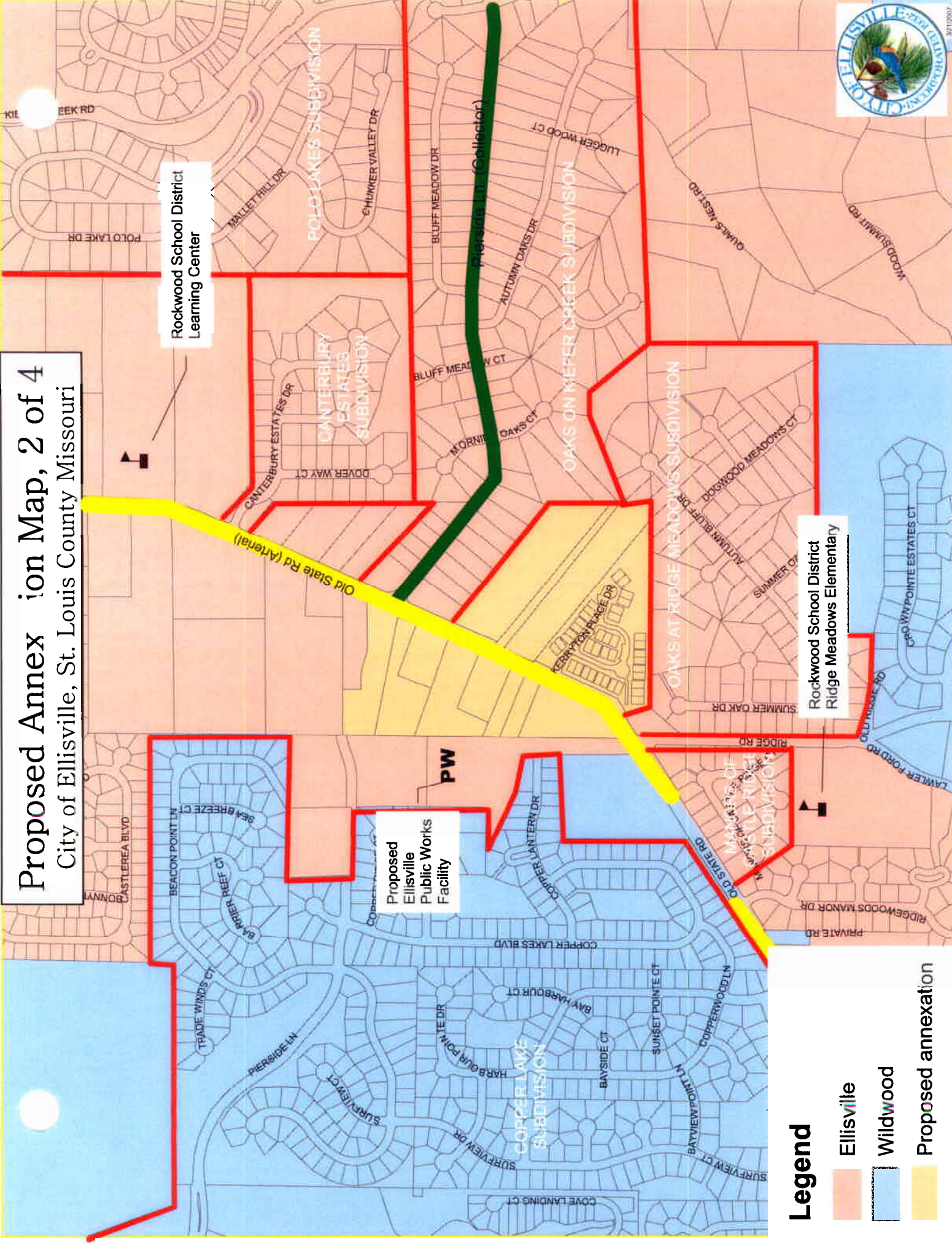
Rockwood School District  
Learning Center

Rockwood School District  
Ridge Meadows Elementary

Proposed  
Ellisville  
Public Works  
Facility

### Legend

- Ellisville
- Wildwood
- Proposed annexation



Old State Road Annexation Area Data	
Population (per 2000 Census)	7
Population <sup>1</sup>	124
Land Area (acres)	42
Number of Dwelling Units (per 2000 Census)	4
Number of Dwelling Units <sup>1</sup>	43

7. *In acres, compare the present size of the area to be annexed to the total combined area affected by the proposal.*

**The Old State Road Annexation Area measures 42 acres in size while the City of Ellisville measures 2,636.8 acres (4.12 square miles) in size for a total area of 2,678.8 acres.**

*In table format, provide the number of publicly and privately maintained street miles:*

	Private & Public Roads	
	Privately Maintained	Publicly Maintained
In the area to be annexed	.230 mile (1,400 linear feet)	.329 mile (2,000 linear feet)
In the annexing municipality	4 miles	72 miles
The total combined area	4.230 miles	72.329 miles

*Define the community of interest between the area to be annexed and the annexing municipality. Does the annexation affect existing or natural neighborhoods or communities.*

**The Old State Road Annexation Area is a pocket surround by the City of Ellisville. With this proposal, the City of Ellisville is responding to a request and petition by the residents of Kerryton Place Villas Subdivision (the only existing neighborhood in the area) and furthering the intent of the City, County and Boundary Commission to eliminate unincorporated pockets within the County.**

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<sup>1</sup> Estimated current population count and number of dwelling units as provided by St. Louis County Planning staff.



8. *Provide a list of all subdivisions involved in the boundary change proposal. Are any of these subdivisions in the area to be annexed split because of the proposed boundary change? If yes, identify the subdivision(s) being split on a separate map. Explain how being split does not adversely affect the area to be annexed or the remaining unincorporated area?*

**The Kerryton Place Villas subdivision is the only subdivision within the unincorporated pocket. The Old State Annexation Area is completely surround by Ellisville and no unincorporated areas will remain.**

9. *To what extent is the boundary of the area to be annexed common to the annexing municipality? Specify actual percentage of adjacency to the annexing municipality.*

**The Old State Annexation Area is completely surround by Ellisville and is 100% contiguous to the City of Ellisville.**

9. *Address the compactness of the area to be annexed, by identifying:*
- The number of street connections between the area to be annexed and the annexing municipality.*
  - The accessibility of the entire area for efficient delivery of services.*
  - Any natural or man-made barriers that would impede the efficient delivery of services.*

**a. The Old State Road Annexation Area is 100% contiguous to Ellisville, and can only be accessed via right of way in Ellisville on Old State Road. There is only one street connection (Old State Road) and Ellisville connects to both ends of Old State Road.**

**b. In addition, since the proposed area is within an unincorporated pocket entirely surrounded by the City of Ellisville, there will be no difficulty accessing the area or providing services to the residents, as we currently provide service to properties north and south of the area along Old State.**

**c. The natural features also work in the City's favor, as there are no natural barriers (bluffs, rivers, etc.) which limit or restrict access to the proposed transfer area from the City.**

**Upon annexation, the area will be serviced directly from the City of Ellisville.**

10. *Upon annexation, would any contiguous unincorporated area be left stranded, or unable to be accessed, except through another municipality and/or another County?*

**No, the Old State Road Annexation Area will clean up a pocket. All unincorporated area will be eliminated.**

11. *Does the municipality have any plans or arrangements with other municipalities regarding growth or expansion? Explain how this annexation represents a logical extension of the municipality's future plans. How does the proposed boundary change relate to the municipality's plan for future annexation?*

**The Old State Road Annexation Area is not included in any other municipality's Map Plan, as submitted in 2006. However, the subject area was on the Ellisville Map Plan, as submitted to the St. Louis County Boundary Commission in 2006. The Ellisville Map Plan illustrates our intent for future annexations consistent with our Comprehensive Plan. Additionally, the City of Ellisville has expressed our desire to clean up borders and unincorporated pockets to both the City of Wildwood and the City of Ballwin during informal meetings between the three cities, prior to submittal of our Map Plan to the St. Louis County Boundary Commission.**

12. *Address how the annexation creates logical and reasonable municipal boundaries in the County.*

**The proposed annexation creates logical and reasonable boundaries in the County by reducing an existing unincorporated pocket including the associated street right-of-way in its entirety.**

## Section 2- Plan of Intent

### FINANCIAL

- In table format, project by general category the revenues and expenditures (cost of providing service) which are applicable to the area to be annexed. This projection shall be for a period of three (3) fiscal years after the annexation.*

#### Revenue/Expenditures of Annexed Area for a Three Year Period after Annexation

Using 2000 Census data of 7 population and 4 dwelling units, unless noted.

\* Using current estimates as provided by St. Louis County staff; 124 population and 43 dwelling units.

<u>Revenue</u>	<u>FY 1</u>	<u>FY 2</u>	<u>FY 3</u>
Cigarette Tax	\$25.55	\$25.55	\$25.55
Gasoline Tax*	\$3,696.44	\$3,696.44	\$3,696.44
Property Tax*	\$3,533.04	\$3,533.04	\$3,533.04
Road & Bridge Tax*	\$2,473.13	\$2,473.13	\$2,473.13
Sales Tax	\$997.22	\$997.22	\$997.22
Utility Tax*	\$20,491.87	\$20,491.87	\$20,491.87
Motor Vehicle Sales Tax*	\$452.60	\$452.60	\$452.60
Motor Vehicle Fees*	\$3,696.44	\$3,696.44	\$3,696.44
Permits/Licenses/Misc*	\$1,640.33	\$1,640.33	\$1,640.33
<b>Total</b>	<b>\$37,006.62</b>	<b>\$37,006.62</b>	<b>\$37,006.62</b>

<u>Expenditures</u>	<u>FY 1</u>	<u>FY 2</u>	<u>FY 3</u>
Administrative*	\$2,023.44	\$2,023.44	\$2,023.44
Courts*	\$246.26	\$246.26	\$246.26
PIE*	\$10,164.08	\$10,164.08	\$10,164.08
Police*	\$545.91	\$545.91	\$545.91
Public Works*	\$2,791.20	\$2,791.20	\$2,791.20
Parks*	\$435.85	\$435.85	\$435.85
Trash Collection*	\$6,491.28	\$6,491.28	\$6,491.28
<b>Total</b>	<b>\$22,698.01</b>	<b>\$22,698.01</b>	<b>\$22,698.01</b>

**No revenue will be recognized until the 2010 census per the State of Missouri**

- List, in table format, for the area to be annexed, all relevant tax rates before and after the boundary change. How will the changes in the tax structure, if any, affect the area to be annexed?*

#### Tax Rates

**Relevant tax rates before and after the annexation are as follows:**

<u>Property Tax</u>	<u>Tax Rate Before</u>	<u>Tax Rate After</u>
State of Missouri	0.030	0.030
County General	0.190	0.190
County Hospital/Health	0.165	0.165

County Park Maintenance	0.035	0.035
County Bond Retirement	0.063	0.063
County Road & Bridges	0.105	0.105
St. Louis Community College	0.223	0.223
Special School District	0.824	0.824
Metropolitan Zoological Park & Museum District	0.261	0.261
Sheltered Workshop	0.082	0.082
County Library	0.150	0.150
Rockwood School District	4.418	4.418
Metro West Fire Protection District	0.977	0.977
Metro Sewer District-Extension	0.019	0.019
Meramec River Basin Sewer District	0.070	0.070
City of Ellisville	0.000	0.150
<b>Total</b>	<b>\$7.611</b>	<b>\$7.762</b>

<b><u>Sales Tax</u></b>	<b><u>Tax Rate Before</u></b>	<b><u>Tax Rate After</u></b>
	6.075	6.825

<b><u>Utility Tax</u></b>	<b><u>Tax Rate Before</u></b>	<b><u>Tax Rate After</u></b>
	0.050	0.070

**There will be an additional \$.15 per \$100 of assessed valuation for property tax, which equates to \$28.50 more per each home valued at \$100,000.**

**There will be no impact on sales tax paid on retail purchases as no commercial retail in this area. Residents already shop in Ellisville and pay Ellisville's tax rate. Tax on the purchase of an automobile will increase their tax to Ellisville at a cost of \$150 on the purchase of a \$20,000 vehicle.**

**There will be a very little increase in the amount of utility tax. About \$43.67 more per person per year will be added.**

- In table format for the annexing municipality's General Operating Fund, provide a three year history of revenues, expenditures and fund balance. The three (3) year period is for the most recent three years, including the budget year in which the proposal is submitted.*

**Ellisville's General Operating Fund for a Three Year Period**

<u>Year</u>	<u>Revenue</u>	<u>Expenditures</u>	<u>GF Fund Balance</u>	<u>All Funds Fund Balance</u>
2005	\$5,097,333.00	\$4,631,545.00	\$950,655.00	\$8,206,329.00
2006	\$5,304,097.00	\$4,853,392.00	\$1,382,455.00	\$7,774,879.00
2007	\$5,360,850.00	\$4,931,398.00	\$1,219,886.00	\$3,716,482.00
2007 YTD Actual	\$184,193.00	\$690,805.00	NA	NA

4. *In table format for the area subject to the proposal and the municipality, provide a pro forma financial statement which projects revenues and expenditures for a three year period after annexation.*

**Pro Forma Financial Statements for a Three Year Period after Annexation**

For Ellisville and the proposed annexed areas, our three year projected revenue and expenditures are as follows:

<u>Year</u>	<u>Revenue</u>	<u>Expenditures</u>
FY 1	\$5,505,073.62	\$5,052,723.97
FY 2	\$5,615,175.09	\$5,225,699.61
FY 3	\$5,727,478.59	\$5,291,687.33

5. *Identify any existing or anticipated capital projects for the area to be annexed. Identify sources of revenue to fund these improvements.*

<u>Year</u>	<u>Anticipated Capital Improvement Projects</u>	<u>Sources of Revenue for Funding</u>
FY 1	None	NA
FY 2	None	NA
FY 3	None	NA

6. Identify any extraordinary effect the proposed boundary change will have on the distribution of tax resources in St. Louis County.

**The City does not presume to know in any great detail the extraordinary effect this proposed annexation will have on the distribution of tax resources in St. Louis County. St. Louis County itself can best present this information.**

**Since this annexed area is primarily residential, we feel the distribution of those revenues determined by population from St. Louis County to Ellisville will be fair, appropriate and completely justifiable, especially relative to the increased quality and level of services offered.**

**We feel the City of Ellisville can provide services more cheaply and more quickly because we don't have the overhead in buildings, staff and equipment that the County does and, of course, our proximity affords us a quicker response. Therefore, any loss in revenues to St. Louis County may be more than offset by the savings in not having to provide certain services to this annexed area.**

7. *In table format, identify sources of revenue which, if the proposed boundary change was approved, would no longer be a resource for any other taxing jurisdiction. Provide a one year projection of the value for each resource.*

**Lost Revenue to County**

Revenue sources which would no longer be available to St. Louis County are as follows:

	<u>St. Louis County</u>
Cigarette Tax	\$25.55
Gasoline Tax	\$3,696.44
Road & Bridge Tax	\$2,473.13
Sales Tax	\$997.22
Utility Tax (5%)	\$14,637.05
<b>Total</b>	<b>\$21,829.39</b>

\*County will continue to receive this revenue source until 2010 census.

8. *Does the municipality assess development impact fees as part of any new development?*

**Development Impact Fees**

No, Ellisville does not assess development impact fees as part of any new development.

9. *Does a St. Louis County Traffic Generation Assessment Trust Fund area exist in the area to be annexed? If so, does the municipality intend to require continued participation in that Fund for any new development? Does the municipality have any policies or ordinances which would prohibit participation?*

**St. Louis County Traffic Generation Assessment Trust Fund**

No, I don't believe this trust fund exists in this area.

10. *Are there any policies or ordinances in the municipality which would affect the existing Subdivision Escrow Accounts in the area to be annexed?*

**Existing Escrow Accounts**

No, Ellisville does not have any policies or ordinances affecting existing subdivision escrow accounts. Additionally, there are no existing escrows in the Old State Annexation Area.

11. *Discuss what impact the annexation would have on the tax base or the ability to raise revenue of:*  
 (a) *The area subject to the proposed boundary change and its residents;*

**The proposed area to be annexed would produce a positive impact on the tax base or the ability to raise taxes for the City of Ellisville. As the Table to question #1 indicates the City of Ellisville can expect to receive approximately \$114,309 dollars in net revenue from the proposed annexation after the 2010 Census.**

*(b) The existing municipality proposing the boundary change and the residents thereof;*

**Since the City of Ellisville is in such close proximity to the annexation area, we believe that we can service the area more promptly, effectively and efficiently. Furthermore, because of the size of the City, we are able to absorb this additional territory and still provide top level service with existing staff. The City of Ellisville is not stretched out to maximum capacity as it currently exists, and can accommodate for the proposed annexation area.**

*(c) Adjoining areas not involved in the boundary change and the residents thereof, and*

**The City does not presume to know in any great detail the impact this proposed annexation area will have on the tax base or the ability to raise taxes for the City of Wildwood or the City of Ballwin or its residents. The Cities of Wildwood and Ballwin can best present this information. However, since the area is located within an unincorporated pocket completely surrounded by Ellisville and is not a part of either municipalities' Map Plan, it seems logical that there would not be an impact.**

*(d) The entire geographic area of the County and its residents.*

**The proposed annexation area would not have an impact on the tax base or the ability to raise revenue of the entire geographic area of the County or its residents. St. Louis County currently receives all revenues associated with the Kerryton Place Villas subdivision, and would stand to lose such revenues as a direct result of the transfer. However, we believe that the cost of providing services to the Kerryton Place Villas subdivision residents offsets any revenues collected or lost. In fact, due to the area being within an unincorporated pocket, service provision is likely to be more costly for the County than for other areas. Therefore, we believe that the impact on the tax base or the ability to raise revenue for St. Louis County would be negligible.**

## Section 2- Plan of Intent

### SERVICES

1. In table format, provide:

(a) A list of services currently provided to the area to be annexed, who is responsible for providing these services and whether the service is provided by contract or in-house.

<b><u>CURRENT SERVICES</u></b>		
<b>Type of Major Services</b>	<b>Provider</b>	<b>Contract or In-House</b>
Police	St. Louis County Police Department	In-House
Fire/EMS	Metro West Fire Protection District	In-House
Trash Collection	Multiple Providers	Contractual with resident
Curbside Recycling	Not provided	Not provided
Public Works	St. Louis County Public Works Department	In-House
School District	Rockwood School District	Resident Pays
Sewer/Wastewater	Metropolitan St. Louis Sewer District (MSD)	Resident Pays
Electric	Ameren UE	Resident Pays
Natural Gas	Laclede Gas Company	Resident Pays
Water	Missouri American Water Co.	Resident Pays
Planning	St. Louis County Planning Department	In-House
Permits and Inspections	St. Louis County Public Works Department	In-House
Parks & Recreation	St. Louis County Department of Parks & Recreation	In-House
Court	St. Louis County Courts	In-House
Street Maintenance	St. Louis County Public Works Department	In-House
Snow Removal	St. Louis County Public Works Department	In-House
Street Lighting	Ameren UE Electric Company	Home Associations Pay
Sidewalk Installation/Maintenance	Developer/St. Louis County Public Works Department	In-House
Cable	Charter Communications	Resident Pays



(b) *A list of services which will be provided to the area after the annexation and who will be responsible for providing the service and whether it will be provided by contract or in-house.*

<b><u>EXPECTED SERVICES</u></b>		
<b>Type of Major Services</b>	<b>Provider</b>	<b>Contract or In-House</b>
Police	City of Ellisville Police Department	In-House
Fire/EMS	Metro West Fire Protection District	In-House; No change in service responsibility.
Trash Collection	City of Ellisville	City Pays (Contracted Hauler)
Curbside Recycling	City of Ellisville	City Pays (Contracted Hauler)
Public Works	City of Ellisville Public Works Department	In-House
School District	Rockwood School District	Resident Pays; No change in service responsibility.
Sewer/Wastewater	Metropolitan St. Louis School District (MSD)	Resident Pays
Electric	Ameren UE	Resident Pays
Natural Gas	Laclede Gas Company	Resident Pays
Water	Missouri American Water Co.	Resident Pays
Planning	City of Ellisville Planning Department	In-House
Permits and Inspections	City of Ellisville/St. Louis County Department of Public Works	Both; City of Ellisville has a contract with St. Louis County to handle electrical & mechanical inspections.
Parks & Recreation	City of Ellisville Parks & Recreation Department	In-House
Court	City of Ellisville Courts	In-House
Street Maintenance	City of Ellisville Public Works Department	In-House
Snow Removal	City of Ellisville Public Works Department	In-House
Street Lighting	Ameren UE Electric Company	Contract (City pays energy and maintenance charges to Ameren UE)
Sidewalk Installation/Maintenance	City of Ellisville	In-House & Contract
Cable	Charter Communications (soon also AT&T)	Resident Pays

- (c) *A list identifying any change in the fee for service which will apply to all residents and/or businesses in the jurisdiction to be transferred.*

<b>CURRENT SERVICES – FEE CHANGE</b>	
<b>Type of Major Services</b>	<b>Cost Difference or Change</b>
Police	No change anticipated
Fire/EMS	No change anticipated
Trash Collection	Each residence will realize a savings equivalent to their current cost for trash collection. City of Ellisville pays for all curbside trash and recycling, which amounts to approximately \$150 a year.
Curbside Recycling	Referenced above.
Public Works	No change anticipated
School District	No change anticipated
Sewer/Wastewater	No change anticipated
Electric	No change anticipated
Natural Gas	No change anticipated
Water	No change anticipated
Planning	No change anticipated
Permits and Inspections	No change anticipated
Parks & Recreation	Almost all events are free. Those programs with fees generally have a reduced resident rate.
Court	No change anticipated
Street Maintenance	The subdivision will realize a savings equivalent to their current cost for street maintenance. The City of Ellisville will assume all street maintenance costs upon transfer.
Snow Removal	Ellisville will provide curb-to-curb snow removal at no additional cost.
Street Lighting	Home Association would no longer be charged this cost.
Sidewalk Installation	No change anticipated
Cable	No change anticipated

2. *Provide a brief description of the major services offered by the annexing municipality.*

**In addition to major services to the proposed annexation area, residents are able to take advantage of many more services that heighten the quality of life and promote a sense of community. The following is a list of the many services currently available to the City residents and will be extended to the transferred area:**

**Police**

- **24 hour Police Protection**
- **40 Hours Per Week of Dedicated Residential Patrol Program**
- **Vacation Checks**
- **D.A.R.E.**
- **Crime Prevention Programs**
- **Educational Materials**
- **Community Relations Focused on Children**

**Parks and Recreation**

- **Resident Rates for Parks and Recreation Activities**
- **Early Registration for Activities, Camps, and Shelter and Ball Field Reservations**
- **Recreational Programs**
- **Extensive Youth Programs**
- **Senior Adults Programs**
- **Community Events such as Concerts In The Park and the Independence Day Celebration**
- **Recreational Facilities – Parks Trails**
- **Tree City USA**

**Public Works**

- **Snow Plowing**
- **Deicing**
- **Leaf Pickup Twice Each Fall**
- **One Fall Brush Pickup – One Spring Brush Pickup**
- **Christmas Tree Recycling**
- **Free Leaf and Brush Drop Off Year Round**
- **Free Mulch for Residents Year Round**
- **Sidewalk Maintenance**
- **Stormwater Improvement Program**
- **Sewer Lateral Repair Program**
- **Emphasis on Maintaining and Improving Public Infrastructure**
- **Street Light Service**
- **Sign Maintenance**

**Other Services**

- **Free Once Per Week Curbside Trash Collection**
- **Free Bulk Item Pickup**
- **Free Once Per Week Curbside Recycling Collection**
- **Resident Newsletter – Three Times Annually**
- **City Calendar**
- **Excellent Local Government Representation**
- **Inspections Services**
- **Mosquito Control**

**The City of Ellisville is continually looking for ways to improve the efficiency and effectiveness of existing services provided to the residents while investigating opportunities to implement new services for the benefit of the community.**

3. *Identify any natural or man-made barriers that may impede the efficient delivery of service to the area to be annexed.*

**The City of Ellisville has carefully evaluated this matter and has concluded that there are no natural or man-made barriers that would impede the efficient delivery of services to the jurisdiction being transferred.**

4. *Describe the municipality's policy in the area to be annexed regarding acceptance of the following for maintenance and or new construction/installation.*

- a) *Private Roads-* **the City has agreed to accept the roads within the Kerryton Place Villas subdivision for public maintenance. The gate at the entrance will be allowed in perpetuity; however, the upkeep and maintenance of the gate will rest with the home-owners association. Old State Road will remain under County's jurisdiction (but within Ellisville's corporate limits) and maintenance.**
- b) *Sidewalks-* **the City has agreed to accept the sidewalks within the Kerryton Place Villas subdivision for public maintenance. Old State Road will remain under County's jurisdiction (but within Ellisville's corporate limits) and maintenance.**
- c) *Driveway approaches-* **The driveways will remain the responsibility of the residents and property owners.**
- d) *Street lights-* **The City will assume responsibility for all street lights within the Kerryton Place Villas subdivision for public maintenance. Old State Road will remain under County's jurisdiction (but within Ellisville's corporate limits) and maintenance.**
- e) *Subdivision common ground-* **The common ground will remain the responsibility of the home owner's association/residents and/or property owners.**
- f) *Park land-* **There is no public park land within the Old State Road Annexation Area.**

5. *What is the proposed effective date for delivery of services? Will all services be provided upon that date? If not, which one(s) will not be provided? Explain.*

**The City of Ellisville is willing to provide all services associated with this Annexation Plan of Intent immediately following the positive results of an election. However, depending on the presence of pre-existing contracts, and the ability for those to be terminated, the City will work with the residents of Kerryton Place Villas to determine a mutually agreed upon start date for all services.**

## Section 2- Plan of Intent

### ZONING & LAND USE

1. *In table format, identify in the area to be annexed the percentage of the use of land by the following categories:*

Use	Size	%
Total Land Area	42 acres	100%
Commercial	0	0
Industrial	16.49 ac	39.26%
Institutional/Governmental	0	0
Single-Family Residential	18.13 ac	43.17%
Multi-Family Residential	0	0
Vacant	4.18 ac	9.95%
Right-of-way	3.2 ac	7.62%

2. *Provide two (2) maps of the area identifying the zoning of the area to be annexed.*
  - (a) *As the zoning currently exists.*

**See attached Proposed Annexation Map, 3 of 4.**

- (b) *How the municipality proposed to zone the area after annexation.*

**See attached Proposed Annexation Map, 4 of 4.**

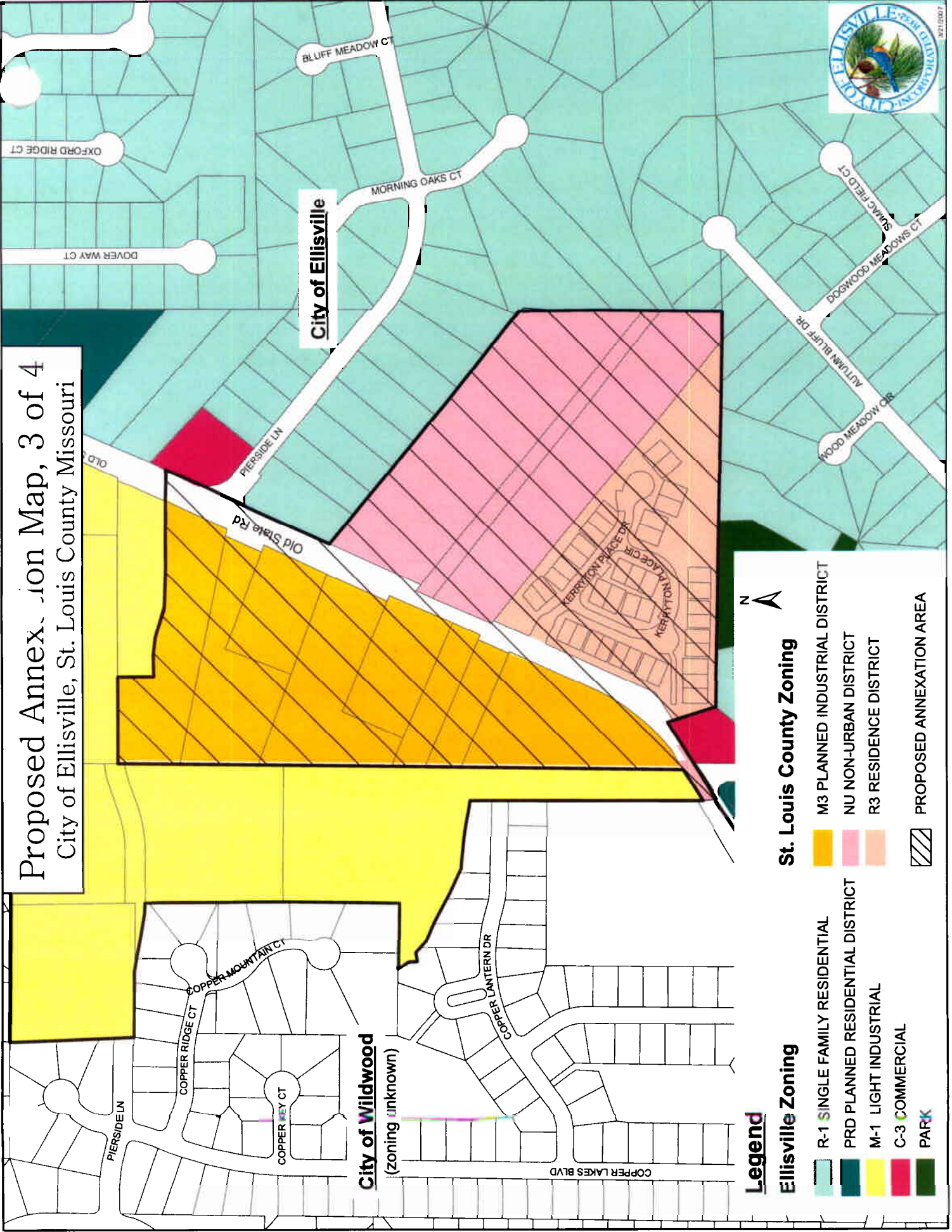
3. *Include a description of the relevant zoning and land use changes after the transfer. Describe the impact the proposed boundary change would have on zoning and land use changes.*

**The City of Ellisville proposes to change the industrial zoning designations on the properties along the west side of Old State Road to the City's M-1 Light Industrial Zoning District, which is consistent with the County's Industrial zoning designation. The City will go through the required rezoning procedure after annexation and conduct all the necessary public hearings.**

**We propose to change the Non-Urban zoning designation of the properties along the east side of Old State Road, just north of the Kerryton Place Villas Subdivision, to the City's R-1 single family Residential Zoning District which is less restrictive is lot size than the County Non-Urban Designation. The City will go through the required rezoning procedure after annexation and conduct all the necessary public hearings.**

# Proposed Annexation Map, 3 of 4

## City of Ellisville, St. Louis County Missouri



**City of Ellisville**

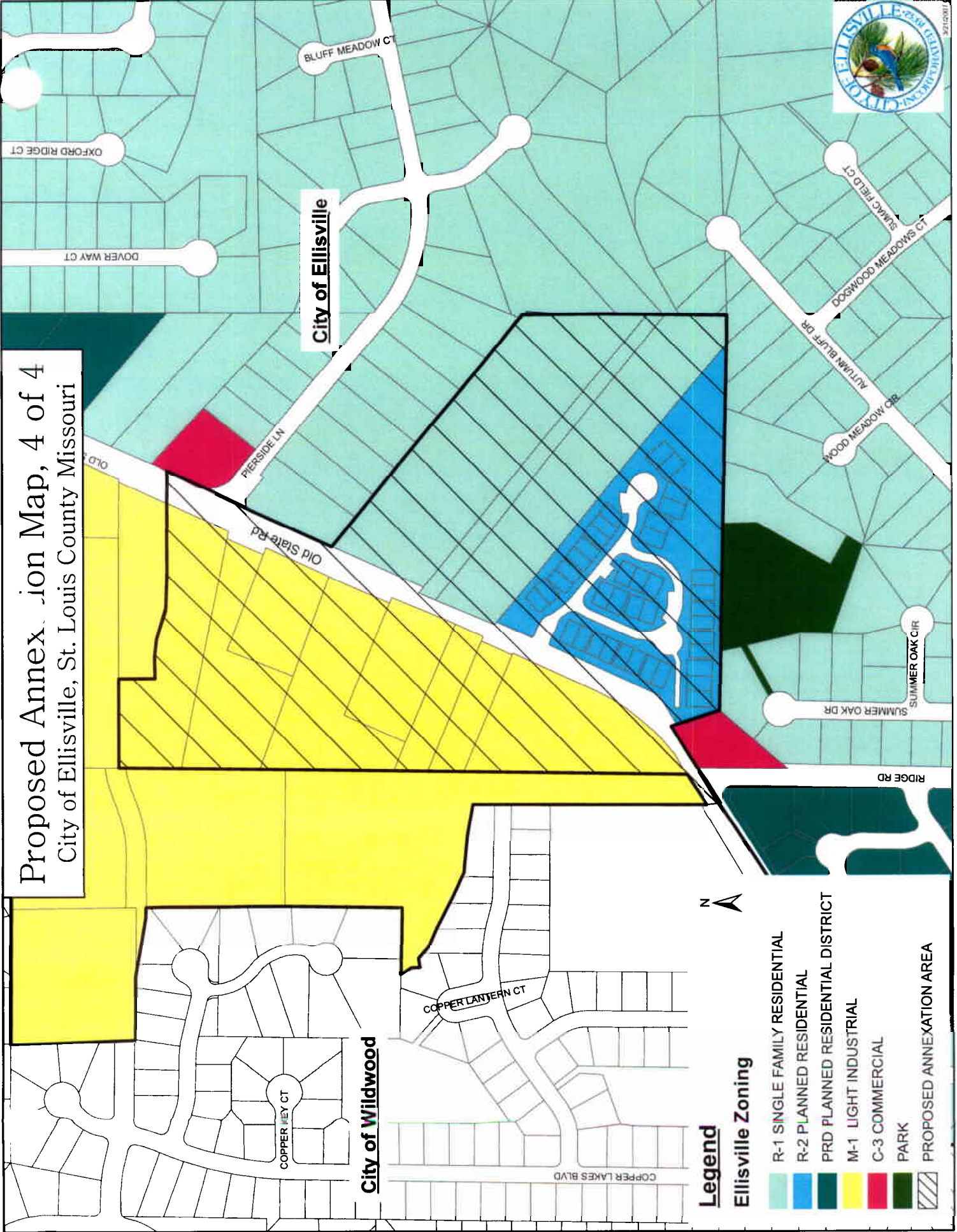
**City of Wildwood**  
(zoning unknown)



### Legend

- |  |                                  |  |                                |
|--|----------------------------------|--|--------------------------------|
|  | <b>Ellisville Zoning</b>         |  | <b>St. Louis County Zoning</b> |
|  | R-1 SINGLE FAMILY RESIDENTIAL    |  | M3 PLANNED INDUSTRIAL DISTRICT |
|  | PRD PLANNED RESIDENTIAL DISTRICT |  | NU NON-URBAN DISTRICT          |
|  | M-1 LIGHT INDUSTRIAL             |  | R3 RESIDENCE DISTRICT          |
|  | C-3 COMMERCIAL                   |  | PROPOSED ANNEXATION AREA       |
|  | PARK                             |  |                                |

Proposed Annexation Map, 4 of 4  
 City of Ellisville, St. Louis County Missouri



**Legend**

**Ellisville Zoning**

- R-1 SINGLE FAMILY RESIDENTIAL
- R-2 PLANNED RESIDENTIAL
- PRD PLANNED RESIDENTIAL DISTRICT
- M-1 LIGHT INDUSTRIAL
- C-3 COMMERCIAL
- PARK
- PROPOSED ANNEXATION AREA



**City of Ellisville**

**City of Wildwood**

**The City proposes to change the zoning designation of the Kerryton Place Villas from R-3 Residence Zoning District to R-2 Planned Residential Development. The new designation will be customized to allow the existing development pattern and uses within the subdivision. Under the County R-3 zoning designation, the subdivision could be used with several different land uses, many of which are inconsistent with the subdivision's indentures, which are only enforceable by the subdivision and not the County. Again, the City will go through the required rezoning procedure after annexation and conduct all the necessary public hearings.**

4. *Would the changes in zoning create any non-conformities in the area to be annexed? If yes, how will the municipality handle these non-conformities?*

**As mentioned, the City of Ellisville plans to incorporate the Old State Annexation Area into the City's existing zoning designations. Of course, the necessary procedures will occur as part of any rezoning. All existing uses would be deemed "grandfathered in." The proposed zoning changes would not any additional non-conformities than already exist, as the proposed Ellisville zoning designations are very similar to the existing County zoning designations.**

5. *Identify any regulations, such as subdivision, flood plain management, historic preservation district, neighborhood improvement district or other regulations that would affect the area to be annexed.*

**Once annexed the properties within the Old State Annexation Area would be required to secure approval from the City of Ellisville for any proposed subdivisions. The City of Ellisville does not have historic preservation districts, neighborhood improvement districts or other regulations that would affect the area to be annexed.**

6. *Would prospective development be affected directly or indirectly by the proposed boundary change?*

**No, prospective development will be affected directly or indirectly by the proposed boundary change.**

7. *How does the municipality plan to address code compliance with on-going development projects in the area to be annexed?*

**There are no on-going development projects in the area to be annexed.**

8. *What is the likelihood of any significant future growth or development in the area to be annexed within the first three (3) years after annexation?*



**We believe any significant future growth or development in the area to be annexed within the first three (3) years after annexation is unlikely.**

## Section 2- Plan of Intent

### SUMMARY

*Provide a summary as to why the proposal is in the best interest of:*

*1a. The affected municipality:*

**As stated earlier, the annexation of the Old State Road Annexation Area is in the City's best interest for the following reasons and goals:**

- **Meet the request and needs of the residents of area's residents, especially the Kerryton Place Villas Subdivision residents.**
- **Progress towards the elimination of existing "unincorporated pockets."**
- **Realign City limits to logical and natural borders and boundaries.**
- **Ensure quality of life through proper community planning and zoning.**
- **Prevent adverse land development and improper land usage along adjacent commercial and residential areas.**
- **Allow the County residents the opportunity to receive City of Ellisville services and the use of City facilities.**
- **Welcome residents into the City who share common goals and interests, who are also in search of a higher quality of life.**
- **Offer a more convenient, more accessible level of government to County residents who share the City's commitment to maintain property values and to improve their quality of life.**

**Additionally, the City of Ellisville will benefit from the proposed transfer through increased revenues, while still providing top-level services to the proposed transfer area. The City can easily provide services to the residents within the annexation area without adding any new personnel.**

*1b. The areas of the County next to such proposed boundary:*

**There are no areas of the County that will remain unincorporated if the annexation is approved. The proposed annexation furthers the goals of the County, Boundary Commission and the City of Ellisville by eliminating an existing unincorporated pocket.**

*1c. The unincorporated areas affected by the proposal:*

**We believe the unincorporated area affected by the annexation will benefit from the proposal. The subject area is an unincorporated pocket completely surrounded by the City of Ellisville. As such, the subject area shares the same community interests as Ellisville. However, as an unincorporated pocket, they do not have a voice or vote in what happens in Ellisville. As residents and businesses within our community they will have a voice and vote.**

**Furthermore, the residents of Kerryton Place Villas approached the City with a request for annexation. We believe that all residents in the unincorporated area stand to benefit from the proposal. Ellisville's services and amenities include a full range of municipal services, good schools, parks, trails for recreation, and other public facilities.**

## Section 3- Certifications

### CERTIFICATIONS

*The following information shall be addressed in the proposal. If the proposing agent determines that such information is not applicable to its proposal, it shall so state in writing.*

- i. Certification declaring that the area covered by the proposal is not an unincorporated area.*
- ii. Certification declaring that no platted subdivisions are being split by the boundary change.*
- iii. Certification declaring that at the time of submittal no part of the Old State Road Annexation Area proposal overlaps with any other proposal before the Commission.*
- iv. Certification declaring that at least fifteen percent (15%) of the boundary of the territory proposed for annexation is adjacent to the municipality which proposing the annexation.*
- v. Certification declaring that one (1) copy of the municipality's most recently adopted budget and audit report have been provided to the office of the Boundary Commission along with twenty-one (21) copies of this proposal.*
- vi. Certification declaring that the proposing agent will bear all costs of the Boundary Commission relating to publications, notifications, copies, etc., and the proposing agent has paid the Application Fee and will pay any expenses incurred by the Commission in excess of such application fee.*
- vii. Certification declaring that identical copies of the proposal have been either delivered or mailed to:
  - (1) The St. Louis County Clerk;*
  - (2) No other municipality has a contiguous border with the proposed annexation area.**
- viii. Certification declaring that the proposed boundary change:
  - (1) Contains no more than sixty percent (60%) of the area subject to previous boundary change which was disapproved by the voters within two (2) years of the date of the official submittal of the newly proposed boundary change.*
  - (2) Does not contain any unincorporated area which is currently in an established unincorporated area.**



April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that the area covered by the proposal is not an unincorporated area.

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development



April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that there are no plotted subdivisions being split as part of this proposal.

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development



April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that at the time of official submittal no part of the area covered by the proposal overlaps with any other proposal.

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development



April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that at least fifteen percent (15%) of the boundary of the territory proposed for annexation is adjacent to the City of Ellisville.

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development





April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that one (1) copy of the City of Ellisville's most recently adopted budget and audit report and twenty-one (21) copies of the Plan of Intent have been provided to the St. Louis County Boundary Commission.

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development



The City of  
Ellisville Missouri

75<sup>TH</sup> ANNIVERSARY  
1932 ~ 2007

April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that the City of Ellisville will bear all costs of the St. Louis County Boundary Commission relating to publications, notifications, copies, etc. I also certify that the City has paid the Application Fee and will pay any expenses incurred by the Commission in excess of the Application Fee.

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development



April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that an identical copy of official submittal constituting the proposal by the City of Ellisville for annexation of the Old State Road Annexation Area has been delivered to the Saint Louis County Clerk. There are no municipalities with boundaries contiguous to the area covered by the proposal.

The County Clerk of St. Louis County  
St Louis County Government Center  
41 South Central Avenue  
Clayton, MO 63105

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development



April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that the proposed annexation of the Old State Road Annexation Area was not disapproved by the voters within the last two (2) years nor is it part of an "Established Unincorporated Area."

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development

## Section 4- Supporting Documents

### SUPPORTING DOCUMENTS

*At minimum the following information shall be addressed in the proposal. If the proposing agent determines that such information is not applicable to its proposal, they shall so state in writing.*

- i. *A certified copy of the ordinance adopting the Annexation Boundary Change Proposal—**See attached.***
  
- ii. *A list of no fewer than three (3) sites, (including contact person, address and telephone number) which can accommodate a public hearing appropriate for the size of the application. They must be:*
  - (1) *A facility generally open to and used by the public, including private schools and churches:*
  - (2) *Handicap accessible;*
  - (3) *Geographically located based on the following priorities:*
    - (a) *Within the area covered by the proposal*
    - (b) *Within two (2) miles of the area covered by the proposal;*
    - (c) *The offices of the Boundary Commission;*
    - (d) *Within the County seat of St. Louis County.*

**Ridge Meadows Elementary School**  
**777 Ridge Road**  
**Ellisville, MO 63021**  
**Contact Person: Meckie Trupka**  
**Phone: 207-2661**  
**Capacity: Cafeteria 100**

**Ellisville City Hall**  
**One Weis Avenue**  
**Ellisville, MO 63011**  
**Contact Person: Donna Wright**  
**Phone: 636 227-9660**  
**Capacity: 75**

**St. Louis County Library- Daniel Boone Branch**  
**300 Clarkson Road**  
**Ellisville, MO 63011**  
**Contact Persons: Eric Button, Kalyani Veeraraghavan, Sandy Bauer**  
**Phone: 636 227-9630**  
**Capacity: Auditorium 200**

- iii. *A copy of a legal opinion to the proposing agent(s) stating that all statutory requirements, which are applicable to the proposing agent(s), have been satisfied. **See attached.***
  
- iv. *Written statement from the proposing agent that:*

- (1) *It does not seek any change in fire protection and emergency medical services, or*
- (2) *if a change in service is planned, the proposing agent shall include a certified copy of an ordinance or binding resolution of the fire protections district(s) approving the proposal for fire protection and emergency medical services by the proposing agent.*

**See attached statement.**

vi. *A draft of the proposed language, provided as to form by the Commission, for a public notice hearing which shall include:*

- (1) *The identity of the proposing agent(s);*
- (2) *A clear, concise description of the proposed boundary change, which may include but not necessarily be confined to a legal description;*
- (3) *The proposal's official submittal date;*
- (4) *"Blanks" for the date, time and location of the hearing identifying it as a function of the Boundary Commission, St. Louis County, Missouri*

**See attached Notice.**

vii. *A metes and bounds legal description of the area covered by the proposal. The Boundary Commission, at its discretion, may require the proposing agent to verify the legal description by a registered surveyor.*

**See attached Land Description.**

viii. *A statement identifying a proposed effective date for the proposed transfer change.*

**See attached Statement.**



**AN ORDINANCE ADOPTING AN ANNEXATION PROPOSAL FOR SUBMISSION TO THE ST. LOUIS COUNTY BOUNDARY COMMISSION; AUTHORIZING PAYMENT OF CERTAIN FEES RELATED THERETO; AUTHORIZING THE FILING OF SAID PROPOSAL; ADOPTING A PLAN OF INTENT WITH RESPECT TO SUCH ANNEXATION; AUTHORIZING AN ELECTION WITH RESPECT TO SUCH ANNEXATION; AND PROVIDING FOR THE EXTENSION OF THE CITY LIMITS OF THE CITY OF ELLISVILLE, MISSOURI, BY EMBRACING AND INCLUDING UNINCORPORATED REAL PROPERTY LOCATED IN ST. LOUIS COUNTY MISSOURI.**

**WHEREAS**, the Council of the City of Ellisville has considered the question of annexing a certain unincorporated area adjacent to the City and identified herein as the Old State Road Annexation Area; and

**WHEREAS**, to proceed with annexation the City must file its Plan of Intent and accompanying annexation materials with the St. Louis County Boundary Commission and wishes to do so on April 16, 2007; and

**WHEREAS**, the Council has determined that the proposed annexation (i) is necessary for the proper development and land use of the City, (ii) would serve the public peace, health, safety and welfare of the City, its residents and the residents of the unincorporated area, (iii) is in the best interests of the City, its residents and the residents of the unincorporated area, and (iv) in light of the aforementioned deadline, is necessary for the immediate protection and advancement of the best interests of the City, its residents and the residents of the unincorporated area; and

**WHEREAS**, the annexation hereinafter described is authorized by the Charter of the City of Ellisville and the laws of the State of Missouri and satisfies all criteria established by state law and by the Boundary Commission of St. Louis County; and

**WHEREAS**, a copy of this proposed Ordinance has been made available to the public prior to its consideration by the Council.

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ELLISVILLE, ST. LOUIS COUNTY, MISSOURI, AS FOLLOWS:**

**SECTION 1:** The annexation to the City of Ellisville of that unincorporated territory lying adjacent to the City and more fully described in Exhibit A and referred to as the Old State Road Annexation Area is hereby authorized and approved, subject to the review and approval process provided by law. The City Council also hereby finds and declares that the unincorporated territory described in Exhibit A has a length of common boundary between the City and proposed annex territory of 100 percent (100%) of the length of the perimeter of the territory proposed for annexation. The City Council further finds and declares that such annexation is reasonable and necessary to the proper development of the City of Ellisville.

**SECTION 2:** The Plan of Intent with respect to such annexation, shall be in substantial compliance with the attached Exhibit B, incorporated herein by this reference, and is hereby adopted and approved.



**SECTION 3:** The City Council hereby adopts and approves this annexation proposal to accomplish the annexation described herein consistent with its Plan of Intent. The City Manager is hereby authorized and directed to submit this annexation proposal, together with all necessary and appropriate reports, studies, projections, and supporting documents pertaining thereto, to the Boundary Commission of St. Louis County and to take all other reasonable and necessary steps required by law, rule or regulation to accomplish such annexation. The City Manager is also authorized and directed to pay any required filing fees or additional related expenses that may be necessary to accomplish such annexation.

**SECTION 4:** If an election to approve the annexation described herein is required by law or by the Boundary Commission of St. Louis County, such election is hereby authorized on behalf of the City of Ellisville.

**SECTION 5:** If the annexation described herein is approved as required by law, the city limits of the City of Ellisville, Missouri, shall be extended to embrace and include the annexation area described in Exhibit A, effective upon the date fixed by law for such matters.

**SECTION 6:** The City Manager, City Clerk, and other officers, agents and employees of the City of Ellisville are hereby authorized and directed to take any and all other reasonable and/or necessary steps to effectuate the annexation described herein and to carry out the intent of this Ordinance, and to execute on behalf of the City of Ellisville such documents as may be necessary or prudent to accomplish the annexation described herein.

**SECTION 7:** The City of Ellisville acknowledges that a portion of the subject property is zoned County "R-3 Residence District Regulations" known as the Kerryton Place Villas Subdivision and hereby agrees to continue to recognize and enforce the R-3 Residence District regulations until such time as the zoning may be amended by the Ellisville City Council as allowed by and in accordance with law.

**SECTION 8:** Upon transfer of jurisdiction, the Mayor of the City of Ellisville is hereby directed to cause all municipal officers, commissions, committees, chairmen and employees to extend the services rendered to the City to the area herewith annexed. The Mayor of the City of Ellisville is further directed to cause the City Attorney to have all contractual relations for services presently affecting the City of Ellisville amended to extend those contracts to the area herein annexed.

**SECTION 9:** Upon transfer of jurisdiction, all the streets and sidewalks within Kerryton Place Villas Subdivision in existence at the time of transfer will become dedicated streets and sidewalks of the City of Ellisville, for public use and maintenance, the cost of which will become the responsibility of the City of Ellisville.

**SECTION 10:** Upon transfer of jurisdiction, the City of Ellisville agrees to initiate the transition of street light maintenance and billing from the Kerryton Place Villas Homeowner's Association to the City of Ellisville.

**SECTION 11:** Upon transfer of jurisdiction, the City of Ellisville agrees to permit closing of the security gate at the entrance to the subdivision during the daily time-period of 5 P.M. to 5 A.M. in perpetuity without future restriction on that operation. The ownership of that

gate will remain with the Kerryton Place Villas Homeowner's Association. During the hours of closure the Kerryton Place Villas Homeowner's Association will coordinate rapid access for emergency vehicles of all appropriate agencies.

**SECTION 12:** Upon transfer of jurisdiction, the City of Ellisville agrees to work with Kerryton Place Villas Homeowner's Association to convey their concerns to the proper authority regarding the Phase II widening of Old State Road; the same representation afforded current Ellisville residents.

**SECTION 13:** Upon transfer of jurisdiction, the City of Ellisville agrees to work with Kerryton Place Villas Homeowner's Association with any future concerns that might arise with any of the utility services including among others Missouri American Water, Metropolitan Sewer District, Ameren UE, Charter Cable, and Laclede Gas; the same representation afforded current Ellisville residents.

**SECTION 14:** In order to facilitate the timely consideration of the annexation by the Boundary Commission and to permit ballot consideration, if necessary, at the August 2007 election, and so serve the health, safety, and welfare of the residents of the Kerryton Place Villas Subdivision and the City of Ellisville, this Ordinance shall be effective on its adoption, pursuant to Article III, Section 3.13(g) of the Charter as an emergency measure.

This Bill No. 3006 having been read by title or in full two times prior to passage and having been duly considered and voted upon was finally passed and approved this 4th day of April, 2007.

First Reading votes:

Second Reading votes:

DATE: 4-4-07

DATE: 4-4-07

	AYE	NAY	ABSTAIN
KNAPP	<u>X</u>		
COMPTON	<u>X</u>		
LACAILLE	<u>X</u>		
COOK	<u>X</u>		
BUENTE	<u>X</u>		
PAVLACK	<u>X</u>		
PIRRELLO	<u>X</u>		

	AYE	NAY	ABSTAIN
	<u>X</u>		
	<u>X</u>		
	<u>X</u>		
	<u>X</u>		
	<u>X</u>		
	<u>X</u>		
	<u>X</u>		

ATTEST:

CITY OF ELLISVILLE

Catherine Demeter  
CITY CLERK

Matt Pirrello  
MAYOR

# Legal Opinion

CURTIS, HEINZ, GARRETT & O'KEEFE, P. C.  
ATTORNEYS AT LAW  
130 SOUTH BEMISTON, SUITE 200  
ST. LOUIS, MISSOURI 63105  
(314) 725-8788  
FAX (314) 725-8789

PAUL E. MARTIN  
PRINCIPAL  
also licensed in Illinois

PMARTIN@LAWFIRMEMAIL.COM

April 2, 2007

Members of the City Council  
City of Ellisville  
#1 Weis Avenue  
Ellisville, MO 63011

*RE: Kerryton Place Villas Subdtvision*

Dear Members of the Council of the City of Ellisville, Missouri:

In accordance with the Rules and Regulations of the St. Louis County Boundary Commission, I am obligated to render an opinion with respect to the proposed annexation of the Kerryton Place Villas Subdivision. Based on my review of the proposal and the relevant documents it is my opinion that (1) all statutory requirements applicable to the City of Ellisville have been satisfied in connection with the proposed annexation and (2) the proposal meets all requirements of the statutes and rules of the Boundary Commission for an annexation proposal. If you have any questions or need anything further please do not hesitate to contact me.

Sincerely,



Paul E. Martin  
City Attorney

PEM:ir



April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that the City of Ellisville does not seek any change in fire protection and emergency medical services as part of the proposal for annexation of the Old State Road Annexation Area.

Sincerely,

Ada A. Hood, AICP  
Director of Planning and Community  
Development

Supporting Documents-8

# SAINT LOUIS COUNTY BOUNDARY COMMISSION

## NOTICE OF RECEIPT OF ANNEXATION PROPOSAL AND PUBLIC HEARING

Notice is hereby given that the St. Louis County Boundary Commission received a proposal for an annexation from the City Council of the City of Ellisville, Missouri on April 16, 2007. The following legal description has been submitted by the City of Ellisville for the area to be transferred, the "Old State Road Annexation Area," which encompasses approximately 42 acres including right-of-way along Old State Road. The Commission will consider the proposed annexation by City of Ellisville. A legal description of the area to be included in the corporate limits of the City of Ellisville is attached to this Notice.

Notice is hereby given that the St. Louis County Boundary Commission will hold a Public Hearing regarding the proposed boundary change at \_\_\_\_\_ p.m. on \_\_\_\_\_, 2007 at \_\_\_\_\_ in  
Ellisville, Missouri.

The St. Louis County Boundary Commission invites public comments on the proposal submitted. Written and oral comments may be presented at the commission in conjunction with the Public Hearing, or, in addition, may be received for a period of twenty-one (21) days after the close of the Public Hearing and will be filed for the reference of the Commission.

A copy of the proposal, which includes the proposing agent, a copy of the map depicting the proposed transfer area, the legal description, the Plan of Intent, and the required certifications, as received from the applicant, is available for review at the St. Louis County Boundary Commission Office, located at 168 N Meramec Avenue, Suite 140, Clayton, MO 63105, during weekdays between the hours of 9:00 a.m. and 3 p.m. If you have any questions regarding the proposal scheduled for Public Hearing, please contact the St. Louis County Boundary Commission, at (314) 863-3005.

\_\_\_\_\_  
St. Louis County Boundary Commission

Dated: \_\_\_\_\_

## ATTACHMENT TO NOTICE

### DESCRIPTION:

A tract of land being part of Section 5, Township 44 North, Range 4 East, St. Louis County, Missouri, and being more particularly described as follows:

Beginning at the northwest corner of Lot 2 of Old State Industrial Court as recorded in Plat Book 197, Page 9; thence leaving said northwest corner in an easterly and southeasterly direction along the north line of said Lot 2 and the prolongation of said north line to the intersection of said north line prolongation with the east right-of-way of Old State Road; thence along said east right-of-way in a southwesterly direction to the westernmost corner of Tract B of the Oaks on Kiefer Creek as recorded in Plat Book 289, Page 54; thence leaving said east right-of-way in a southeasterly direction along the west line of said subdivision to an angle point on the west line of Lot 122 of The Oaks on Kiefer Creek; thence continuing along the west line of The Oaks on Kiefer Creek and the prolongation thereof in a southerly direction to the southeast corner of a tract of land conveyed to Napoli in Deed Book 16360, Page 856; thence along the south line of said Napoli tract and the south line of Kerryton Place Villas as recorded in Plat Book 349 Pages 417 through 419 in a westerly and northwesterly direction to the intersection of said south line with the east right-of-way of Old State Road; thence leaving said south line in a southwesterly direction along the east right-of-way of Old State Road to the intersection of said east right-of-way with the prolongation of the west line of Krupp Subdivision as recorded in Plat Book 347, Page 217; thence leaving said east right-of-way in a northerly direction along the prolongation of said west line to the southwest corner of Lot 2 of Krupp Subdivision, said point also being on the west right-of-way line of Old State Road; thence along said west right-of-way to the southeast corner of Lot 2 of Krupp Subdivision; thence leaving said west right-of-way in a northerly direction along the east line of Krupp Subdivision and its prolongation to the point of beginning, containing approximately 42 acres, and having a perimeter distance of approximately 6,519 feet.

## **Legal Description**

### **DESCRIPTION:**

A tract of land being part of Section 5, Township 44 North, Range 4 East, St. Louis County, Missouri, and being more particularly described as follows:

Beginning at the northwest corner of Lot 2 of Old State Industrial Court as recorded in Plat Book 197, Page 9; thence leaving said northwest corner in an easterly and southeasterly direction along the north line of said Lot 2 and the prolongation of said north line to the intersection of said north line prolongation with the east right-of-way of Old State Road; thence along said east right-of-way in a southwesterly direction to the westernmost corner of Tract B of the Oaks on Kiefer Creek as recorded in Plat Book 289, Page 54; thence leaving said east right-of-way in a southeasterly direction along the west line of said subdivision to an angle point on the west line of Lot 122 of The Oaks on Kiefer Creek; thence continuing along the west line of The Oaks on Kiefer Creek and the prolongation thereof in a southerly direction to the southeast corner of a tract of land conveyed to Napoli in Deed Book 16360, Page 856; thence along the south line of said Napoli tract and the south line of Kerryton Place Villas as recorded in Plat Book 349 Pages 417 through 419 in a westerly and northwesterly direction to the intersection of said south line with the east right-of-way of Old State Road; thence leaving said south line in a southwesterly direction along the east right-of-way of Old State Road to the intersection of said east right-of-way with the prolongation of the west line of Krupp Subdivision as recorded in Plat Book 347, Page 217; thence leaving said east right-of-way in a northerly direction along the prolongation of said west line to the southwest corner of Lot 2 of Krupp Subdivision, said point also being on the west right-of-way line of Old State Road; thence along said west right-of-way to the southeast corner of Lot 2 of Krupp Subdivision; thence leaving said west right-of-way in a northerly direction along the east line of Krupp Subdivision and its prolongation to the point of beginning, containing approximately 42 acres, and having a perimeter distance of approximately 6,519 feet.







April 6, 2007

Chairman and Commission Members  
St. Louis County Boundary Commission  
168 North Meramec Avenue, #140  
Clayton, MO 63105

**RE: Old State Road Annexation Area**

Dear Chairman and Commission Members:

In accordance with the St. Louis County Boundary Commission Rules and Regulations, I certify that the proposed effective date for the annexation is six (6) months after a favorable vote at the first available election. We have requested an expedited review from the Boundary Commission to place the proposed annexation on the August 7, 2007 election.

Sincerely,

Ada A. Hood, AICP  
Director of Planning & Community  
Development

Supporting Documents-13

## Petition (Expired)

Petition 4115  
Group 1268

WH 036

### Petition for Simplified Boundary Change Kerryton Place Villas

We, the undersigned, hereby respectfully request the City of Ellisville to submit to the Saint Louis County Boundary Commission, a proposal requesting the annexation of the property, as set forth below in this petition, into the City of Ellisville. We request such proposal be submitted as soon as possible, in the form of a Simplified Boundary Change as provided for in Chapter 72.400 RSMo. Further we request that the annexation be approved without the requirement for an election.

In signing this petition, the undersigned sets forth that he/she is a registered voter at the address listed below and/or is an owner of record with a fee interest in the property as indicated below, and that the information provided is accurate to the best of his/her knowledge.

Name & Signature	Property Address Number, Street, Zip Code	St. Louis County Locator Number	Registered Voter (yes/no)	Owner of Record (yes/no)	Date Signed
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RAYMOND R. CAENEY Raymond R. Caeny	14005 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	11/23/05
THOMAS L. CAENEY Thomas L. Caeny	16005 KERRYTON PL. DR. BALLWIN MO 63021		YES	YES	11/23/05
RICHARD D. WINDSOR Richard D. Windsor	14020 Kerryton Pl Dr. Ballwin MO 63021		YES	YES	11-23-05
LINDA G. WINDSOR Linda G. Windsor	14020 KERRYTON PL DR. BALLWIN, MO 63021		YES	YES	11-23-05
SCOTT R. WINDSOR Scott R. Windsor	14020 KERRYTON PL DR. BALLWIN, MO 63021		YES	NO	11/23/05
DANIEL R. NIKROUCH Daniel R. Nikrouch	667 KERRYTON PLACE CIR BALLWIN MO 63021		YES	NO	11-28-05
FRANCIS NITOLICH Francis Nitolich	667 Kerryton Pl Cir Ballwin MO 63021		YES	NO	11-28-05
FRITH OF THE MOUNTAIN Frith of the Mountain	663 Kerryton Pl Cir Ballwin MO 63021		YES	YES	11-28-05
JUAN V. GAETA Juan V. Gaeta	663 KERRYTON PL CIR BALLWIN MO 63021		YES	YES	11-28-05
CHRISTOPHER M. EXETER Christopher M. Exeter	10632 WOODBOND DR BALLWIN MO 63021		YES	NO	11-25-05
DENNIS BEHM Dennis Behm	16012 Kerryton Pl Dr Ballwin MO 63021		YES	YES	11-30-05
Ann Behm Ann Behm	16012 Kerryton Pl Dr Ballwin MO 63021		YES	YES	11/30/05

Name & Signature	Property Address Number, Street, Zip Code	St. Louis County Locator Number	Registered Voter (yes/no)	Owner of Record (yes/no)	Date Signed
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ROBERT A. BARTHELLETT Robert A. Bartlette	16004 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-4-05
KARON A. BARTHELLETT Karon A. Bartlette	16004 KERRYTON PLACE DR. BALLWIN, MO 63021		YES	YES	12-4-05
JOAN U. ARLETT Joan U. Arlett	16000 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-04-05
JENNIFER WEST Jennifer West	611 KERRYTON BALLWIN, MO 63021		YES	YES	12-4-05
JANE KAUF Jane Kauf	16004 KERRYTON PL. DR. BALLWIN, MO 63021		YES	YES	12-5-05
DARLEEN WALSH Darleen Walsh	631 KERRYTON DR. BALLWIN, MO 63021		YES	YES	12-5-05
CAROL ANNE MORGAN Carol Anne Morgan	16045 KERRYTON PLACE ELLSVILLE, MO 63021		YES	YES	12/9/05
GLENN MORGAN Glenn Morgan	16045 KERRYTON PLACE ELLSVILLE, MO 63021		YES	YES	12/9/05
DOROTHY KELLY Dorothy Kelly	634 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-10-05
THOROSH VANTHMAN Thorosh Vanthman	655 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-10-05
RONALD F. BAUM Ronald F. Baum	619 KERRYTON PLACE DR. BALLWIN, MO 63021		YES	YES	12-11-05
MARIE BRIAN Marie Brian	619 KERRYTON PLACE DR. BALLWIN, MO 63021		YES	YES	12-11-05
ANNIE LA VENTUS Annie La Ventus	651 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-11-05
MYRA A. VENTUS Myra A. Ventus	651 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-11-05
JOSEFA HIGB Josefa Highb	659 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-11-05
MICHELLE A. THORNBURG Michelle A. Thornburg	643 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-11-05
AGNES HOERNER Agnes Hoerner	670 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-12-05
THEODORE PECKER Theodore Pecker	10033 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-12-05
KATHY J. PECKER Kathy J. Pecker	16033 KERRYTON PLACE BALLWIN, MO 63021		YES	YES	12-12-05

WSD

NR

WSD

19

Name & Signature	Property Address Number, Street, Zip Code	St. Louis County Locator Number	Registered Voter (yes/no)	Owner of Record (yes/no)	Date Signed
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Donald R. Lazo Donald R. Lazo	647 Kerryton Place CIRCLE 63021		yes	yes	11/30/05
PATRICIA A. LAZO Patricia A. Lazo	647 KERRYTON PLACE CIRCLE 63021		yes	yes	11/30/05
John W. Perego John W. Perego	16029 KERRYTON PL. DR ELLISVILLE 63021		YES	YES	12/1/05
Natalie E. Perego Natalie E. Perego	16029 Kerryton Pl. Dr. Ellisville 63021		yes	yes	12/1/05
Florelle Stevenson Florelle Stevenson	FLORELLE STEVENSON 11653 KERRYTON PL ELLISVILLE 63021		YES	YES	12-7-05
Donald V. Benjamin Donald V. Benjamin	603 Kerryton Pl Cir Ballwin MO 63021		yes	yes	12-7-05
JANET H BENJAMIN Janet H Benjamin	603 KERRYTON PL CT BALLWIN MO. 63021		yes	yes	12-7-05
Joyce Martin Joyce Martin	16037 Kerryton Place Dr. 63021		YES	YES	12/10/05
Barbara Hickenbottom Barbara Hickenbottom	16016 Kerryton PL Dr 63021 ELLISVILLE		yes	yes	12/14/05
Veronika F. Petrik Veronika F. Petrik	618 Kerryton Place Cir Ballwin Mo 63021		yes	yes	12/15/05
Johanna W. Johnson Johanna W. Johnson	618 Kerryton Pl. Cir Ballwin Mo 63021		yes	yes	12/15/05
Tammy Humberger Tammy Humberger	643 Kerryton Pl Circle Ballwin, mo 63021		yes	NO	12-15-05
DANNY GRIFFITH Danny Griffith	Ballwin Mo 63021 16025 Kerryton Pl Dr		yes	yes	12-16-05
John W. Johnson John W. Johnson	16033 Kerryton Pl Dr Ballwin, mo 63021		yes	yes	12-19-05
Beat S. Humberger Beat S. Humberger	643 Kerryton Place Cir Ballwin, MO 63021		yes	no	12-21-05
JENNIFER MARTIN Jennifer Martin	603 KERRYTON PL Ballwin, MO 63021		yes	NO	12-23-05

NP

Also  
3

STATE\_DEMO2  
Signer Summary by Page  
Petition 4778 -- 1268 BOUNDARY CHANGE-KERRYTON PL VILLAS

Date: 03/02/06  
Time: 11.16

Status Code	NR	OK
Batch		
1	1	12
2	1	18
3	1	15
	2	45
		47

Batch	Page	Line	Full Name	Address Line 1	Stat	NR	OK
1	1	1	CARNEY, RAYMOND R	16008 KERRYTON PLACE DR	1	1	1
1	1	2	CARNEY, THERESA I	16008 KERRYTON PLACE DR	1	1	1
1	1	3	WINDSOR, RICHARD D	16020 KERRYTON PLACE DR	1	1	1
1	1	4	WINDSOR, LINDA G	16020 KERRYTON PLACE DR	1	1	1
1	1	5	WINDSOR, SCOTT RYAN	16020 KERRYTON PLACE DR	1	1	1
1	1	6	NIKOLICH, DANIEL R	667 KERRYTON PLACE CIR	1	1	1
1	1	7	NIKOLICH, FRANCES	667 KERRYTON PLACE CIR	1	1	1
1	1	8	GAETA, KATHERINE M	663 KERRYTON PLACE CIR	1	1	1
1	1	9	GAETA, JOHN V	663 KERRYTON PLACE CIR	1	1	1
1	1	10	GAETA, GINA MARIE	663 KERRYTON PLACE CIR	1	1	1
1	1	11	BEHM, DENNIS DUANE	16012 KERRYTON PLACE DR	1	1	1
1	1	12	BEHM, ANN ELIZABETH	16012 KERRYTON PLACE DR	1	1	1
1	2	1	BARTHELETTE, ROBERT A	16004 KERRYTON PLACE DR	1	1	1
1	2	2	BARTHELETTE, KAREN LYNN	1651 TIMBER RIDGE ESTAT	1	1	1
1	2	3	ARGENT, JOAN V	16000 KERRYTON PLACE DR	1	1	1
1	2	4	WEST, JEAN H	611 KERRYTON PLACE CIR	1	1	1
1	2	5	KAYS, JOAN H	839 BRAE CT	1	1	1
1	2	6	WALSH, DARLEEN R	631 KERRYTON PLACE CIR	1	1	1
1	2	7	MORGAN, CAROLE ANNE	16045 KERRYTON PLACE DR	1	1	1
1	2	8	MORGAN, GLENN STANLEY	16045 KERRYTON PLACE DR	1	1	1
1	2	9	KELLY, DOROTHY	639 KERRYTON PLACE CIR	1	1	1
1	2	10			1	1	1
1	2	11	BRIAN, DONALD F	619 KERRYTON PLACE CIR	1	1	1
1	2	12	BRIAN, MARIE M	619 KERRYTON PLACE CIR	1	1	1
1	2	13	VENTUS, MANUEL A	651 KERRYTON PLACE CIR	1	1	1
1	2	14	VENTUS, MYRA A	651 KERRYTON PLACE CIR	1	1	1
1	2	15	HIGA, JOSEFA	659 KERRYTON PLACE CIR	1	1	1
1	2	16	HORNBERGER, MAFTHA A	643 KERRYTON PLACE CIR	1	1	1
1	2	17	HOERNER, AGNES ANNA	670 KERRYTON PLACE CIR	1	1	1
1	2	18	PECKRON, THEODORE T	16033 KERRYTON PLACE DR	1	1	1
1	2	19	PECKRON, KATHY J	16033 KERRYTON PLACE DR	1	1	1
1	3	1	LOSO, DONALD RICHARD	647 KERRYTON PLACE CIR	1	1	1

Batch	Page	Line	Full Name	Address Line 1	Stat	NR	OK
1	3	2	LOSO, PATRICIA ANN	647 KERRYTON PLACE CIR	1	1	1
1	3	3	PEREGOY, JOHN WILLIAM	16029 KERRYTON PLACE DR	1	1	1
1	3	4	PEREGOY, NATALIE E	16029 KERRYTON PLACE DR	1	1	1
1	3	5	STEVENSON, FLORELLE H	16053 KERRYTON PLACE DR	1	1	1
1	3	6	BENJAMIN, DONALD V	603 KERRYTON PLACE CIR	1	1	1
1	3	7	BENJAMIN, JANET M	603 KERRYTON PLACE CIR	1	1	1
1	3	8	MARTIN, JOYCE ELLEN	16037 KERRYTON PLACE DR	1	1	1
1	3	9	HICKENBOTHAM, BARBARA S	16016 KERRYTON PLACE DR	1	1	1
1	3	10	PETRIK, VERNON FRANK	618 KERRYTON PLACE CIR	1	1	1
1	3	11	JOHNSON, JOHNNIE W	618 KERRYTON PLACE CIR	1	1	1
1	3	12	HORNBERGER, TAMMY RENEE	643 KERRYTON PLACE CIR	1	1	1
1	3	13			1	1	1
1	3	14	PECKRON, JONATHAN T	16033 KERRYTON PLACE DR	1	1	1
1	3	15	HORNBERGER, KENT STUART	643 KERRYTON PLACE CIR	1	1	1
1	3	16	GAETA, JENNIFER L	663 KERRYTON PLACE CIR	1	1	1
					2	45	47

JOHN J. DIEHL, JR.  
Chairman  
CHAIM H. ZIMBALIST  
Secretary  
JOSEPH A. GOEKE, III  
Director of Elections



ANITA YECKEL  
Commissioner  
BILL MILLER  
Commissioner  
JUDY TAYLOR  
Director of Elections

# Memorandum

**Date:** March 6, 2006  
**To:** Ray Carney  
**From:** Mary Wall  
St. Louis County Board of Elections  
**RE:** Kerryton Place Villas Petition

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At the time petition circulation began, there were 58 registered voters in the Kerryton Place Villas. The voter recap shows 64 registered voters. Six voters lived on Old State Road, therefore, would not be included in the total.

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BOARD OF ELECTION COMMISSIONERS

12 Sunnen Drive • Saint Louis, MO 63143 • PH 314/615-1800 • FAX 314/615-1999  
TTY 314/615-1884 • web <http://www.stlouisco.com/elections>



JOHN J. DIEHL, JR.  
Chairman  
CHAIM H. ZIMBALIST  
Secretary  
JOSEPH A. GOEKE, III  
Director of Elections



ANITA YECKEL  
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BILL MILLER  
Commissioner  
JUDY TAYLOR  
Director of Elections

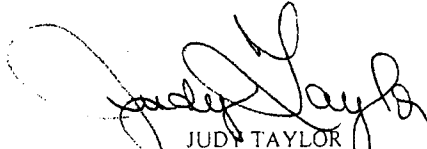
### CERTIFICATION

The Board of Election Commissioners of St. Louis County, Missouri acknowledges receipt of a petition consisting of three pages for a Simplified Boundary Change for the Kerryton Place Villas into the City of Ellisville in St. Louis County, Missouri. This petition was received in this office on March 1, 2006, to determine if signers of said petition are eligible voters. Said petition was entered in the Election Board's office files as Group #01268, Petition #4778. We certify, to the best ability and determination of this office, that of the 47 individuals who signed petition #4778, 45 signatures are of registered voters in good standing and are therefore eligible to vote.


A determination of the voter registration status of each signatory to the petition has been made next to the signer using the following codes and with the following results:

Code	Explanation	Total
OK	Registered/Valid	44
WID	Was In District-at time of signing	1
<b>Valid Signatures:</b>		<b>45</b>
NK	Not Registered	2
<b>Invalid Signatures:</b>		<b>2</b>
<b>Total Signatures:</b>		<b>47</b>

IN WITNESS WHEREOF, we have hereunto set our hand and the seal of the Board of Election Commissioners at this office in Maplewood, St. Louis County, Missouri, this 6<sup>th</sup> day of March, 2006.



JUDY TAYLOR  
Director of Elections



JOSEPH A. GOEKE, III  
Director of Elections

/mkw

BOARD OF ELECTION COMMISSIONERS

12 Sunnen Drive • Saint Louis, MO 63143 • PH 314/615-1800 • FAX 314/615-1999  
TTY 314/615-1884 • web <http://www.stlouisco.com/elections>

State of Missouri )  
 ) SS  
County of St. Louis )

**AFFIDAVIT OF CIRCULATOR**

We the undersigned circulator of this Verified Petition for Simplified Boundary Change, consisting Of 3 pages and 47 signatures attached hereto, being of lawful age and first duly sworn, states that each person whose signature appears on this Petition signed his or her name hereto in our presence. We further believe that each of these individuals who signed this Petition stated his or her name, address and residence correctly, and that each individual is a voter of the State of Missouri and unincorporated St. Louis County.

Raymond R. Carney  
(Signature)

RAYMOND R. CARNEY  
(Print Name)

John William Terregno  
(Signature)  
JOHN WILLIAM TERREGNO  
(Print Name)

*SEE ATTACHED NOTARY*

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 2006

\_\_\_\_\_  
Notary Public


Date: FEB 28, 2006

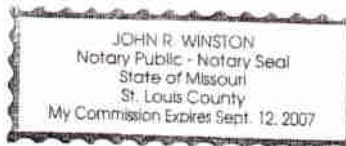
STATE OF MISSOURI  
COUNTY OF ST LOUIS

On this 28<sup>th</sup> day of FEB, 2006, before me personally  
appeared RAYMOND R. CANARY, to me known to be  
the person described in and who executed the foregoing instrument and  
acknowledged that he/she executed the same as his/her free act and deed.

IN WITNESS OF, I have here unto set my hand and affixed my official seal in the County of St Louis,  
State of Missouri, the day and year first above written.

My Commission expires: September 12, 2007.

  
John R. Winston  
Notary Public




Date: FEB 25, 2006

STATE OF MISSOURI  
COUNTY OF ST LOUIS

On this 25<sup>th</sup> day of FEB, 2006, before me personally  
appeared John WILLIAM PEREGON, to me known to be  
the person described in and who executed the foregoing instrument and  
acknowledged that he/she executed the same as his/her free act and deed.

IN WITNESS OF, I have here unto set my hand and affixed my official seal in the County of St Louis,  
State of Missouri, the day and year first above written.

My Commission expires: September 12, 2007.

  
John R. Winston  
Notary Public

