



**CITY PLAN COMMISSION**  
**CITY HALL - COUNCIL CHAMBERS - 4 EAST LOCKWOOD AVENUE**  
October 7, 2019 7:00 PM

**MEMBERS:** Charles Sindel (Chair), Jeff Smith (Vice-Chair), Adam Field, Brandon Harp, Steve Hunkins, Christopher Michael, Scott Mueller, Annie Tierney, Anne Tolan (Secretary). **COUNCIL LIAISON:** Pam Bliss **STAFF:** Neil Bruntrager (City Attorney), Mara Perry (Director of Planning & Development), Danny Jendusa (Planner), Denise Bulejski (Recording Secretary).

**REGULAR SESSION**

1. MEETING CALL TO ORDER
2. [APPROVAL OF MINUTES](#): September 9, 2019 meeting
3. PUBLIC COMMENT
4. PUBLIC HEARING
  - a) **19-PC-14 412 S. Elm Ave.:** An application by Navigate Realty LLC for a Change of Zoning from "A4" Seventy Five Hundred Square Foot Residence District to "PC" Planned Commercial District on an approximately 0.38 acre tract of land located at 412 S. Elm Avenue. **WITHDRAWN**
  - b) [19-PC-15 Zoning Code Text Amendment – Parking Development Standards](#): Proposed amendments include changes and additions to Sections 53.020, 53.047, 53.057, 53.067, 53.077, 53.117, 53.157, 53.180 through 53.189, 53.233, and 53.243 of the Zoning Ordinance in order to clarify and update regulations for parking development standards in residential, commercial, industrial, and multiple family residence districts.
  - c) [19-PC-16 Zoning Code Text Amendment – Commercial Kennels](#): Proposed amendments include changes and additions to Sections 53.020, 53.117, 53.157 and 53.159 of the Zoning Ordinance and adding a new section 53.120 in order to add Kennels as a Use and create development standards for Kennels in commercial and industrial districts.
  - d) [16-PC-17 Zoning Code Text Amendment- Development Standards for Other Conditional and Accessory Residential Uses](#): Proposed amendments include changes and additions to Sections 53.020, 53.047, 53.057, 53.067, 53.077, and 53.100 of the Zoning Ordinance in order to clarify and update Development Standards for other conditional and accessory uses in residential districts.

5. PLATS AND SITE PLANS

6. ADJOURNMENT OF REGULAR SESSION

**EXECUTIVE SESSION**

VOTES

- a) **19-PC-14 412 S. Elm Ave.:** An application by Navigate Realty LLC for a Change of Zoning from "A4" Seventy Five Hundred Square Foot Residence District to "PC" Planned Commercial District on an approximately 0.38 acre tract of land located at 412 S. Elm Avenue. **WITHDRAWN**

7. OTHER BUSINESS –

8. NEXT REGULAR MEETING: November 4, 2019

9. ADJOURNMENT OF EXECUTIVE SESSION

The Public is welcome to comment on any item on this agenda following presentations by the Staff and petitioner. Comments concerning items not on the agenda should be made during the Public Comment section of the agenda, near the beginning of the meeting. When you address the Plan Commission, please step to the podium and state your name and address into the microphone. Unless otherwise directed by the Chairperson, individuals may speak for three minutes, while those representing a group may speak for six minutes. Individuals who require an accommodation (sign language, interpreter, listening devices, etc.) to participate in the meeting should contact the City Clerk at 314-963-5318 or Relay Missouri at 1-800-735-2966 (TDD) at least two working days prior to the meeting.