CITY OF CHESTERFIELD
PLANNING COMMISSION MEETING
MONDAY – JANUARY 10, 2011
7:00 PM

Link to Meeting Notice for Work Session

AGENDA

I. ROLL CALL

II. PLEDGE OF ALLEGIANCE

III. SILENT PRAYER

IV. PUBLIC HEARINGS

A. **P.Z. 13-2010 17417 N. Outer 40 Road (KLMR Properties):** A request for a "CUP" Conditional Use Permit in a "FPNU" Flood Plain Non-Urban District for a 30.65 acre tract of land located north of North Outer 40 Road west of the intersection with Boones Crossing. (16U220023)

The public may speak on this item tonight. This item is also on the Agenda under "Old Business" if the Planning Commission chooses to vote tonight.

B. **P.Z. 14-2010 Chesterfield Oaks (Capitol Land)**: A request for an amendment to City of Chesterfield Ordinance 2161 more specifically a request to permit the land use of Office, dental, in a "PC" Planned Commercial District of 6.494 acres in size and located on the east side of Clarkson Road south of its intersection of Chesterfield Parkway and north of its intersection with Baxter Road

The public may speak on this item tonight. This item is also on the Agenda under "Old Business" if the Planning Commission chooses to vote tonight.

V. APPROVAL OF MEETING MINUTES

A. **Approval of December 13, 2010 Planning Commission Minutes**

VI. PUBLIC COMMENT

VII. SITE PLANS, BUILDING ELEVATIONS AND SIGNS

VIII. OLD BUSINESS

A. **P.Z.07-2010 16624 Old Chesterfield Road (Gene Mainini):** A request for a change of zoning from "M2" Industrial District to "UC" Urban Core District and a Landmark Preservation Area (LPA) Procedure for a .226 acre tract of land located on the south side of Old Chesterfield Road, at its intersection with Santa Maria Drive (17V310083).

The Planning Commission may vote on this item tonight.

B. **P.Z. 10-2010 Schoettler Village PEU (Mlake 5, LLC)**: A request for an amendment to St. Louis County Ordinance 6059 more specifically a modification to the density requirements of a Planned Environmental Unit in a "R1A" Residence District, "R2" Residence District, "R3" Residence District, "R6" Residence District, and a "R6A" Residence District of 158.2 acres in size and located along Schoettler Valley Drive at the north from US Highway 40/Interstate 64 southward to Squires Way Drive, including the subdivisions of Schoettler Valley Apartments, West Ridge Estates, Schoettler Valley Estates, Highcroft Ridge School, and Bridle Creek and all those lots within.

The Planning Commission may vote on this item tonight.

C. **P.Z. 14-2010 Chesterfield Oaks (Capitol Land)**: A request for an amendment to City of Chesterfield Ordinance 2161 more specifically a request to permit the land use of Office, dental, in a "PC" Planned Commercial District of 6.494 acres in size and located on the east side of Clarkson Road south of its intersection of Chesterfield Parkway and north of its intersection with Baxter Road

The Planning Commission may vote on this item tonight.

D. **P.Z. 13-2010 17417 N. Outer 40 Road (KLMR Properties):** A request for a "CUP" Conditional Use Permit in a "FPNU" Flood Plain Non-Urban District for a 30.65 acre tract of land located north of North Outer 40 Road west of the intersection with Boones Crossing. (16U220023)

The Planning Commission may vote on this item tonight.

IX. NEW BUSINESS

X. COMMITTEE REPORTS

XI. ADJOURNMENT

Note: The Planning Commission will consider and act upon the matters listed above, and such other matters as may be presented at the meeting and determined to be appropriate for discussion at that time.