CITY OF CHESTERFIELD
PLANNING COMMISSION MEETING
MONDAY – SEPTEMBER 30, 2013
7:00 PM

Link to Site Plan Committee Agenda

AGENDA

I. ROLL CALL

II. PLEDGE OF ALLEGIANCE

III. SILENT PRAYER

IV. PUBLIC HEARINGS - None

V. APPROVAL OF MEETING SUMMARY

A. Approval of September 16, 2013 Planning Commission Meeting Summary

VI. PUBLIC COMMENT

VII. SITE PLANS, BUILDING ELEVATIONS AND PLATS

A. **2106 Bow Tree Court**: A request for a residential addition on the east side of an existing home zoned "R2" Residence District with a "PEU" Planned Environmental Unit Procedure, located at 2106 Bow Tree Court in the Bent Tree Subdivision (20T610606).

The Planning Commission may vote on this item tonight.

B. **Chesterfield Airport Commerce Park (P.Z. 15-2009 Second Time Extension):** A request for a one (1) year extension of time to commence construction for three properties totaling 10.546 acres zoned "PI" Planned Industrial District located at 17970 Chesterfield Airport Road, 609 Cepi Drive, and 17975 Edison Avenue.

The Planning Commission may vote on this item tonight.

C. **Justus Pointe at Chesterfield Village:** An Amended Site Development Concept Plan for a 1.132 acre tract of land zoned "R-6" Residential District with a "PEU" Planned Environment Unit District located on the north side of Milbridge Drive, approximately 300 feet west of Justus Pointe Road. (19S431943)

The Planning Commission may vote on this item tonight.

D. **Justus Pointe at Chesterfield Village:** An Amended Site Development Section Plan, Amended Landscape Plan, Architectural Statement of Design and Architectural Elevations for a 1.132 acre tract of land zoned "R-6" Residential District with "PEU" Planned Environment Unit District located on the north side of Milbridge Drive, approximately 300 feet west of Justus Pointe Road (19S431943).

The Planning Commission may vote on this item tonight.

E. **Monsanto**: An Amended Site Development Section Plan, Amended Lighting Plan, Amended Landscape Plan, Architectural Statement of Design and Architectural Elevations for a 200.51 acre tract of land zoned "C-8" Planned Commercial District on the north side of Chesterfield Pkwy West, approximately 2,000 feet east of City Center Dr. (17S210094).

The Planning Commission may vote on this item tonight.

F. **Spirit Valley Business Park**: An Amended Site Development Concept Plan for a 52.82 acre tract of land zoned "PI" Planned Industrial District, located south of Olive Street Road and east of Wardenburg.

The Planning Commission may vote on this item tonight.

G. **Spirit Valley Business Park II (P.Z. 42-2007 Second Time Extension)**: A request for a one (1) year extension of time to commence construction for a 27.4 acre tract of land zoned "PI" Planned Industrial District located south of Olive Street Road and west of Wardenburg Road (Locator ID: 17W420024).

The Planning Commission may vote on this item tonight.

VIII. OLD BUSINESS

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.

Notice is hereby given that the Planning Commission may also hold a closed meeting for the purpose of dealing with matters relating to one or more of the following: legal actions, causes of action, litigation or privileged communications between the City's representatives and its attorneys (RSMo 610.021(1) 1994; lease, purchase or sale of real estate (RSMo 610.021(2) 1994; hiring, firing, disciplining or promoting employees with employee groups (RSMo 610.021(3) 1994; bidding specification (RSMo 610.021(11) 1994; and/or proprietary technological materials (RSMo 610.021(15) 1994.