

**ACTIONS**  
**AGENDA**  
**CITY OF LAKE SAINT LOUIS**  
**200 CIVIC CENTER DRIVE**  
**PLANNING AND ZONING COMMISSION**  
**REGULAR MEETING**  
**JANUARY 13, 2014**  
**AT**  
**CIVIC CENTER**  
**BOARD CONFERENCE ROOM**  
**7:00 PM**

**I. CALL TO ORDER:**

**II. ROLL CALL:**

**PRESENT      ABSENT**

Gary Turner, Chairman	_____	_____X_____
Pearson Buell, Vice Chairman	_____X_____	_____
Rhonda Ferrett	_____	_____X_____
William Fridley	_____X_____	_____
Frank Guerrettaz	_____	_____X_____
Glen Heiman	_____	_____X_____
Norman Underkofler	_____X_____	_____
Mayor Ralph Sidebottom	_____X_____	_____
Alderman Karen Vennard	_____X_____	_____

ALSO PRESENT:    Steve Schertel, Director of Community Development  
                              Brenda Cueller, Recording Secretary

**III. PUBLIC COMMENT**

**NONE**

**IV. APPROVAL OF AGENDA:**

**APPROVED AS AMENDED**

**V. PUBLIC HEARING:**

Application for a proposed Zoning Amendment to PD (Planned Development) and a proposed Preliminary Development Plan for a residential subdivision of 85 lots having a minimum size of

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9,000 square feet. The site is on 35.18 acres and zoned SR1 (Single Family Residential, 15,000 square foot minimum). The property is generally located on the north side of Highway N, approximately 2400' west of Lake Saint Louis Boulevard and approximately 2800' east of Duello Road. Application submitted by Artisan Residential Services, LLC.

**PUBLIC HEARING CLOSED.**

**VI. NEW BUSINESS:**

1. Zoning Amendment and Preliminary Development Plan – Mason Glen

Application for a proposed Zoning Amendment to PD (Planned Development) and a proposed Preliminary Development Plan for a residential subdivision of 85 lots having a minimum size of 9,000 square feet. The site is on 35.18 acres and zoned SR1 (Single Family Residential, 15,000 square foot minimum). The property is generally located on the north side of Highway N, approximately 2400' west of Lake Saint Louis Boulevard and approximately 2800' east of Duello Road. Application submitted by Artisan Residential Services, LLC.

**RECOMMEND APPROVAL TO THE BOARD OF ALDERMEN.**

**VII. PUBLIC HEARING: *(Continued)***

Application for a proposed Amendment to the Municipal Code to create a new Section 430.435: Solar Energy Systems under Article IV. Environmental Design Standards of Chapter 430 of Title IV. to allow and regulate the placement of Solar Photovoltaic Power Systems (Solar Panels) on residential and non-residential properties. Application submitted by City of Lake Saint Louis.

**PUBLIC HEARING CLOSED.**

**PUBLIC HEARING:**

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Application for a proposed Amendment to the Municipal Code to Section 430.470 I. 4. a. to increase the maximum enclosed fence area surrounding a residential swimming pool from three (3) times the pool surface area to four (4) times the pool surface area, under certain circumstances. Application submitted by City of Lake Saint Louis.

**PUBLIC HEARING CONTINUED.**

**VIII. MINUTES:** December 5, 2013

**APPROVED**

**IX. OLD BUSINESS:**

**X. NEW BUSINESS: (*Continued*)**

2. Code Amendment – Solar Panels

Application for a proposed Amendment to the Municipal Code to create a new Section 430.435: Solar Energy Systems under Article IV. Environmental Design Standards of Chapter 430 of Title IV. to allow and regulate the placement of Solar Photovoltaic Power Systems (Solar Panels) on residential and non-residential properties. Application submitted by City of Lake Saint Louis.

**TABLED**

3. Code Amendment – Fence area around swimming pools

Application for a proposed Amendment to the Municipal Code to Section 430.470 I. 4. a. to increase the maximum enclosed fence area surrounding a residential swimming pool from three (3) times the pool surface area to four (4) times the pool surface area, under certain circumstances. Application submitted by City of Lake Saint Louis.

**TABLED**

**XI. COMMISSION DISCUSSION & COMMENTS FROM STAFF:**

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**XII. ADJOURNMENT:**

**8:30 PM**