

**ACTIONS**  
**AGENDA**  
**CITY OF LAKE SAINT LOUIS**  
**200 CIVIC CENTER DRIVE**  
**PLANNING AND ZONING COMMISSION**  
**REGULAR MEETING**  
**AUGUST 6, 2015**  
**AT**  
**CIVIC CENTER**  
**BOARD CONFERENCE ROOM**  
**7:00 PM**

**I. CALL TO ORDER:**

**II. ROLL CALL:**

**PRESENT                      ABSENT**

Pearson Buell, Chairman	<u>  X  </u>	<u>          </u>
Frank Guerrettaz, Vice Chairman	<u>          </u>	<u>  X  </u>
Rhonda Ferrett	<u>  X  </u>	<u>          </u>
William Fridley	<u>  X  </u>	<u>          </u>
Glen Heiman	<u>  X  </u>	<u>          </u>
Tom Mispagel	<u>  X  </u>	<u>          </u>
Norman Underkofler	<u>  X  </u>	<u>          </u>
Mayor Kathy Schweikert	<u>  X  </u>	<u>          </u>
Alderman Gary Torlina	<u>  X  </u>	<u>          </u>

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

**III. PUBLIC COMMENT**

**IV. APPROVAL OF AGENDA:**

**APPROVED**

**V. PUBLIC HEARING:**

Application for a proposed Preliminary Development Plan and Special Use Permit for a 22-unit apartment building to be known as Prospect Place Apartments. The parcel is 3.909 acres and zoned PD (Planned Development). The property is located south of Prospect Road, east of Civic Center Drive, west of Freymuth

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Road, and north of I-64. Application submitted by DeVault Lands, L.L.C.

**PUBLIC HEARING CLOSED.**

**PUBLIC HEARING:**

Application for a proposed Amended Preliminary Development Plan and Special Use Permit to construct two (2) new eight (8) unit buildings with associated improvements at The Waterways of Lake Saint Louis. The total acreage of the site is 69.08 acres and zoned PD (Planned Development). The property is located south of Lake Saint Louis Boulevard, east of Henke Road, west of Hanley Road, and north of Feise Road. Application submitted by Scott Brothers Investment Corporation.

**PUBLIC HEARING CLOSED.**

**PUBLIC HEARING:**

Application for a proposed Revised Preliminary Subdivision Plat and Final Subdivision Plat to create a twenty (20) lot single-family residential development to be known as Oak Bluff Estates. The property is on 19.03 acres and zoned SR1 (Single-Family Residential, 15,000 square foot minimum). The property is generally located at the terminus of Silver Fern Court in Villas at Crimson Oaks subdivision, east of Duello Road, west of Highway 40, south of Prospect Road. Application submitted by Jeremy Malensky, Dutchman Homes LLC.

**PUBLIC HEARING CLOSED.**

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**VI. MINUTES:** July 9, 2015

**APPROVED**

**VII. OLD BUSINESS:**

1. Extension of Site Plan Approval – Lutheran Senior Services (Lake Pointe)

**APPROVED**

**VIII. NEW BUSINESS:**

1. Preliminary Development Plan and Special Use Permit – Prospect Place Apartments

Application for a proposed Preliminary Development Plan and Special Use Permit for a 22-unit apartment building to be known as Prospect Place Apartments. The parcel is 3.909 acres and zoned PD (Planned Development). The property is located south of Prospect Road, east of Civic Center Drive, west of Freymuth Road, and north of I-64. Application submitted by DeVault Lands, L.L.C.

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

2. Amended Preliminary Development Plan and Special Use Permit – The Waterways of Lake Saint Louis

Application for a proposed Amended Preliminary Development Plan and Special Use Permit to construct two (2) new eight (8) unit buildings with associated improvements at The Waterways of Lake Saint Louis. The total acreage of the site is 69.08 acres and zoned PD (Planned Development). The property is located south of Lake Saint Louis Boulevard, east of Henke Road, west of Hanley Road, and north of Feise Road. Application submitted by Scott Brothers Investment Corporation.

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

3. Revised Preliminary Subdivision Plat and Final Subdivision Plat – Oak Bluff Estates

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Application for a proposed Revised Preliminary Subdivision Plat and Final Subdivision Plat to create a twenty (20) lot single-family residential development to be known as Oak Bluff Estates. The property is on 19.03 acres and zoned SR1 (Single-Family Residential, 15,000 square foot minimum). The property is generally located at the terminus of Silver Fern Court in Villas at Crimson Oaks subdivision, east of Duello Road, west of Highway 40, south of Prospect Road. Application submitted by Jeremy Malensky, Dutchman Homes LLC.

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

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

**X. ADJOURNMENT:**

**7:55 AM**