

**ACTIONS**  
**AGENDA**  
**CITY OF LAKE SAINT LOUIS**  
**200 CIVIC CENTER DRIVE**  
**PLANNING AND ZONING COMMISSION**  
**REGULAR MEETING**  
**OCTOBER 6, 2016**  
**AT**  
**CIVIC CENTER**  
**BOARD CONFERENCE ROOM**  
**7:00 PM**

**I. CALL TO ORDER:**

**II. ROLL CALL:**

**PRESENT      ABSENT**

Pearson Buell, Chairman	_____X_____	_____
Tom Mispagel, Vice Chairman	_____X_____	_____
Rhonda Ferrett	_____X_____	_____
William Fridley	_____X_____	_____
Glen Heiman	_____X_____	_____
Dominique Stoddard	_____X_____	_____
Norman Underkofler	_____X_____	_____
Mayor Kathy Schweikert	_____X_____	_____
Alderman Jason Law	_____	_____X_____

ALSO PRESENT:    Paul Markworth, City Administrator  
                          Brenda Cueller, Recording Secretary

**III. PUBLIC COMMENT**

**IV. APPROVAL OF AGENDA:**

**APPROVED**

**V. PUBLIC HEARING:**

Application for a proposed Site Development Plan on a 4,895 square foot building for West Community Credit Union. The parcel is 1.06 acres and zoned PD (Planned Development). The property is at the northeast corner of State Highway N and Ridgeway Drive, south of Pond

**CITY OF LAKE SAINT LOUIS  
PLANNING AND ZONING COMMISSION  
OCTOBER 6, 2016**

Fort Trail, and west of Ronald Reagan Drive.  
Application submitted by West Community Credit  
Union.

**PUBLIC HEARING CLOSED.**

**PUBLIC HEARING:**

Application for a proposed Site Plan Review to  
construct a 13,363 square foot building for the  
Wentzville Fire Protection District Fire House #4.  
The parcel is 1.91 acres and zoned PA (Public  
Activity). The property is at the intersection of Orf  
Road and “old” State Highway N, south of Hawk  
Ridge Trail. Application submitted by Wentzville  
Fire Protection District.

**PUBLIC HEARING CLOSED.**

**PUBLIC HEARING:**

Application to amend various provisions of the Municipal  
Code in Title III. Traffic Code and Title IV. Land Use to  
reduce the Architectural Review Board’s responsibilities  
in Sections 365.100, 400.070, 410.190, 430.106,  
430.375, and 430.435. Application submitted by City of  
Lake Saint Louis.

**PUBLIC HEARING CONTINUED.**

**PUBLIC HEARING:**

Application for proposed Amendments to Municipal  
Code Title IV. Land Use, Chapter 410: Zoning District &  
Regulations, Article XII. “HC” Highway Commercial  
District, Section 410.580 Permitted Uses and Section  
410.590 Special Permit Uses eliminating “gymnasiums”  
under Special Permit Uses and placing it under  
Permitted Uses. Application submitted by City of Lake  
Saint Louis.

**CITY OF LAKE SAINT LOUIS  
PLANNING AND ZONING COMMISSION  
OCTOBER 6, 2016**

**PUBLIC HEARING CLOSED.**

**PUBLIC HEARING: (Continued from September 1<sup>st</sup> meeting.)**

Application for proposed Amendments to Municipal Code Section 410.110 and/or other appropriate sections of the Code allowing basketball goals. Application submitted by City of Lake Saint Louis.

**ITEM REMAINED TABLED.**

**VI. MINUTES:** September 1, 2016

**APPROVED**

**VII. OLD BUSINESS:**

1. Code Amendment – Basketball Goals

**ITEM REMAINED TABLED.**

**VIII. NEW BUSINESS:**

1. Site Development Plan – West Community Credit Union

Application for a proposed Site Development Plan on a 4,895 square foot building for West Community Credit Union. The parcel is 1.06 acres and zoned PD (Planned Development). The property is at the northeast corner of State Highway N and Ridgeway Drive, south of Pond Fort Trail, and west of Ronald Reagan Drive. Application submitted by West Community Credit Union.

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

2. Site Plan Review – Wentzville Fire Protection District Firehouse #4

Application for a proposed Site Plan Review to construct a 13,363 square foot building for the Wentzville Fire Protection District Fire House #4. The

**CITY OF LAKE SAINT LOUIS  
PLANNING AND ZONING COMMISSION  
OCTOBER 6, 2016**

parcel is 1.91 acres and zoned PA (Public Activity). The property is at the intersection of Orf Road and “old” State Highway N, south of Hawk Ridge Trail. Application submitted by Wentzville Fire Protection District.

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

3. Code Amendment – Reduce Architectural Review Board’s responsibilities in Title III. Traffic Code and Title IV. Land Use

Application to amend various provisions of the Municipal Code in Title III. Traffic Code and Title IV. Land Use to reduce the Architectural Review Board’s responsibilities in Sections 365.100, 400.070, 410.190, 430.106, 430.375, and 430.435. Application submitted by City of Lake Saint Louis.

**TABLED**

4. Code Amendments – Sections 410.580 Permitted Uses and 410.590 Special Permit Uses regarding gymnasiums in HC Zoning District

Application for proposed Amendments to Municipal Code Title IV. Land Use, Chapter 410: Zoning District & Regulations, Article XII. “HC” Highway Commercial District, Section 410.580 Permitted Uses and Section 410.590 Special Permit Uses eliminating “gymnasiums” under Special Permit Uses and placing it under Permitted Uses. Application submitted by City of Lake Saint Louis.

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

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

**X. ADJOURNMENT:**

**8:25 PM**