



**CITY PLAN COMMISSION**  
**CITY HALL - COUNCIL CHAMBERS - 4 EAST LOCKWOOD AVENUE**  
March 4, 2019

**MEMBERS:** Charles Sindel (Chair), Jeff Smith (Vice-Chair), Adam Field, Brandon Harp, Steve Hunkins, Christopher Michael, Scott Mueller, Annie Tierney, Anne Tolan (Secretary). **COUNCIL LIAISON:** \_\_\_\_\_ **STAFF:** Neil Bruntrager (City Attorney), Mara Perry (Director of Planning & Development), Danny Jendusa (Planner), Denise Bulejski (Recording Secretary).

**REGULAR SESSION**

1. MEETING CALL TO ORDER
2. APPROVAL OF MINUTES: February 4, 2019 meeting
3. PUBLIC COMMENT
4. PUBLIC HEARING
  - a) 19-PC-05 Everlove Dayclub: An application by Stephen Benz, Everlove Dayclub, for a Conditional Use Permit to allow an Adult Day Care Center use located on an 0.81 acre lot at 8969 Watson Rd. in a "PC" Planned Commercial District.
  - b) 19-PC-04 Zoning Code Text Amendment – Home Occupations: Proposed amendments include changes to Definitions in Section 53.020 and the Use Charts in Sections 53.100 and 53.159 of the Zoning Ordinance; and adding a new section 53.206 in order to clarify and update regulations for home occupations.
  - c) 19-PC-06 Zoning Code Text Amendment – Medical Marijuana Facilities: Proposed amendments include changes and additions to Sections 53.020, 53.159, 53.191 and 53.192 of the Zoning Ordinance in order to create regulations for medical marijuana facilities in commercial and industrial districts.
  - d) 19-PC-07 Text Amendment- Wireless Telecommunications Facilities: Proposed amendments include changes to the Wireless Telecommunications Facilities Code regulations in Sections 53.221 through 53.229 and Definitions in Section 53.020.

5. PLATS AND SITE PLANS

- a) **19-PC-08 Pocahontas Park Block 3, Lots 1, 14, 15, 16 and Part of Lot 2 Subdivision Plat:**  
An application by Brian J. Fischer, THD Design Group, Inc.. on behalf of David and Sarah Ringkor and David and Briget Wilke-Grimm to subdivide a 0.52 acre tract of land zoned "A4" Seventy Five Hundred Square Foot Residence District located at 12 S Iola Drive, 16 S Iola Drive, 37 Hart Avenue and 41 Hart Avenue.

6. ADJOURNMENT OF REGULAR SESSION

**EXECUTIVE SESSION**

VOTES

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7. OTHER BUSINESS –

8. NEXT REGULAR MEETING: April 1, 2019

9. ADJOURNMENT OF EXECUTIVE SESSION

The Public is welcome to comment on any item on this agenda following presentations by the Staff and petitioner. Comments concerning items not on the agenda should be made during the Public Comment section of the agenda, near the beginning of the meeting. When you address the Plan Commission, please step to the podium and state your name and address into the microphone. Unless otherwise directed by the Chairperson, individuals may speak for three minutes, while those representing a group may speak for six minutes. Individuals who require an accommodation (sign language, interpreter, listening devices, etc.) to participate in the meeting should contact the City Clerk at 314-963-5318 or Relay Missouri at 1-800-735-2966 (TDD) at least two working days prior to the meeting.