



**CITY OF DARDENNE PRAIRIE
2032 HANLEY ROAD
DARDENNE PRAIRIE, MO 63368**

**PLANNING & ZONING COMMISSION
AGENDA
JUNE 9, 2021
7:00 P.M.**

CALL MEETING TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL Alderman Wandling
 Chairman Etzkorn
 Commission members:
 Bailey
 Brockmann
 Detweiler
 Helms
 Rowley
 Shea
 Stankovich
 Wooldridge

OPEN FORUM

NEW BUSINESS

1. P.U.D. Request – Final Plan for the proposed 1st Amended P.U.D. Final Plan of Chestnut Creek, Lots 15, 16, 17, and Common Ground including Public Right-of-Way Vacation from Applicant Chestnut Creek Homeowners Association and Property Owners Chestnut Creek Homeowners Association, Ryan and Lauren Johnson, Jonathan Renken, and Joel H. and Deborah L. Olge.
2. P.U.D. Request – Final Plan for the proposed Salfen Farm Residential Subdivision from Applicant Luetkenhaus Properties, LLC and Property Owners Lorraine J. Salfen Trust and Margaret Prinster.
3. Site Plan for the proposed “Commerce Park West” development and Request to Vacate Public Right-of-Way application from Applicant Stock & Associates Consulting Engineers, Inc. and Property Owner Commerce Park West, LLC.

OLD BUSINESS

1. Proposed Resubdivision Plat for Lots 15, 16, 17, and Common Ground of Chestnut Creek Subdivision from property owners Chestnut Creek HOA, Ryan and Lauren Johnson, Jonathan Renken, and Joel H. and Deborah L. Ogle.
2. Presentation of Uptown Zoning District Modifications – PGAV

APPROVAL OF MINUTES

Approval of 05-12-21 Minutes

COMMISSION COMMUNICATIONS

ADJOURNMENT

Posted 3:24 pm on 6/2/21 by Ki Clark

The City of Dardenne Prairie Planning & Zoning Commission meeting was called to order at 7:01 p.m. The meeting was held at the Dardenne Prairie City Hall located at 2032 Hanley Road.

The meeting was opened with the Pledge of Allegiance.

Present at roll call were Alderman Wandling, Chairman Etzkorn and Commissioners Bailey, Brockmann, Detweiler, Helms, Rowley, Stankovich, and Wooldridge. Commissioner Shea was absent. Also present were City Clerk Kim Clark, City Engineer Luke Kehoe, City Administrator Dan Lang and City Attorney John Young.

OPEN FORUM – No one present to speak.

With no objection, the agenda was amended to move old business item # 1 up on the agenda to after new business item #1.

NEW BUSINESS

1. P.U.D. Request – Final Plan for the proposed 1st Amended P.U.D. Final Plan of Chestnut Creek, Lots 15, 16, 17, and Common Ground including Public Right-of-Way Vacation from Applicant Chestnut Creek Homeowners Association and Property Owners Chestnut Creek Homeowners Association, Ryan and Lauren Johnson, Jonathan Renken, and Joel H. and Deborah L. Ogle.

Joel Ogle was in attendance to present the proposal.

A motion was made by Alderman Wandling, seconded by Commissioner Bailey to recommend approval of the final plan.

A motion was made by Commissioner Rowley, seconded by Commissioner Brockmann to postpone the motion. Roll call was as follows:

Chairman Etzkorn – Nay	Alderman Wandling – Nay
Commissioner Brockmann – Aye	Commissioner Stankovich – Nay
Commissioner Bailey – Nay	Commissioner Wooldridge – Nay
Commissioner Rowley – Aye	Commissioner Helms – Nay
Commissioner Detweiler – Nay	Commissioner Shea - Absent

The roll call vote for recommending approval of the final plan was as follows:

Commissioner Stankovich – Aye	Commissioner Brockmann – Nay
Commissioner Helms – Aye	Alderman Wandling – Aye
Commissioner Rowley – Nay	Commissioner Detweiler – Aye
Commissioner Shea – Absent	Commissioner Bailey - Aye
Chairman Etzkorn – Aye	Commissioner Wooldridge – Aye

OLD BUSINESS

1. Proposed Resubdivision Plat for Lots 15, 16, 17, and Common Ground of Chestnut Creek Subdivision from property owners Chestnut Creek HOA, Ryan and Lauren Johnson, Jonathan Renken, and Joel H. and Deborah L. Ogle.

A motion was made by Alderman Wandling, seconded by Commissioner Bailey to recommend approval with the requirement of signatures from all homeowners.

City Attorney Young noted the city could not require the signatures. The signature requirement was withdrawn from the motion by Alderman Wandling.

A motion was made by Commissioner Rowley, seconded by Commissioner Brockmann to recommend disapproval of the plat. Roll call was as follows:

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| Chairman Etzkorn – Nay | Commissioner Stankovich – Nay |
| Commissioner Brockman – Aye | Commissioner Rowley – Aye |
| Commissioner Bailey – Nay | Alderman Wandling – Nay |
| Commissioner Detweiler – Nay | Commissioner Wooldridge – Nay |
| Commissioner Helms – Nay | Commissioner Shea - Absent |

The roll call vote for recommending approval of the resubdivision was as follows:

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| Commissioner Stankovich – Aye | Commissioner Brockmann – Nay |
| Commissioner Helms – Aye | Alderman Wandling – Aye |
| Commissioner Rowley – Nay | Commissioner Detweiler – Aye |
| Commissioner Shea – Absent | Commissioner Bailey - Aye |
| Chairman Etzkorn – Aye | Commissioner Wooldridge – Aye |

2. P.U.D. Request – Final Plan for the proposed Salfen Farm Residential Subdivision from Applicant Luetkenhaus Properties, LLC and Property Owners Lorraine J. Salfen Trust and Margaret Prinster.

A motion was made by Alderman Wandling, seconded by Commissioner Stankovich to recommend approval. Motion passed unanimously.

3. Site Plan for the proposed “Commerce Park West” development and Request to Vacate Public Right-of-Way application from Applicant Stock & Associates Consulting Engineers, Inc. and Property Owner Commerce Park West, LLC.

A motion was made by Commissioner Wooldridge, seconded by Commissioner Bailey to continue the item until the results of the variance and a traffic study are received. Motion passed unanimously.

OLD BUSINESS

2. Presentation of Uptown Zoning District Modifications – PGAV

John Brancaglione and Dan Lang were in attendance to present the modifications.

A motion was made by Alderman Wandling, seconded by Commissioner Brockmann to continue the discussion to the July meeting. Motion passed unanimously.

APPROVAL OF MINUTES

Approval of 05-12-21 Minutes

A motion was made by Commissioner Bailey, seconded by Commissioner Stankovich to approve the 05-12-21 minutes. Motion passed unanimously.

COMMISSION COMMUNICATIONS

Commissioner Bailey requested the status of the development project located on Feise Road. Commissioner Rowley requested the status of the Dragonstone development.

ADJOURNMENT

A motion was made by Commissioner Detweiler, seconded by Commissioner Wooldridge to adjourn the meeting at 8:40 p.m.

Respectfully submitted,



Kim Clark, City Clerk