

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

PLANNING & ZONING COMMISSION  
AGENDA  
NOVEMBER 8, 2017  
7:00 P.M.

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**CALL MEETING TO ORDER**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL** Mayor Zucker  
Alderman Koch  
Chairman Etzkorn  
Commissioners:  
Brockmann  
Shea  
Stankovich  
Bailey  
Rowley  
Helms  
Wooldridge

**OPEN FORUM**

**PUBLIC HEARINGS**

1. Conditional Use Permit Application for approximate 14.630 acres of land commonly known as 7717 Highway N, and being more particularly described in the Conditional Use Permit application received by the City on October 2, 2017, on file with the City Clerk, from Applicant Bax Engineering and Owner St. Charles County Catholic Church Real Estate Trust, Immaculate Conception Dardenne.
2. Rezoning Request and P.U.D. Request - Area Plan for the approximate 32.19 acres of land commonly known as 2450 Technology Drive and being more particularly described in the P.U.D. Request - Area Plan rezoning application received by the City on October 2, 2017, on file with the City Clerk, from Applicant Payne Family Homes, LLC and Owner Dardenne Tech, LLC, David J. Hemsath Living Trust.

**NEW BUSINESS**

1. Conditional Use Permit Application for approximate 14.630 acres of land commonly known as 7717 Highway N, and being more particularly described in the Conditional Use Permit application received by the City on October 2, 2017, on file with the City Clerk, from Applicant Bax Engineering and Owner St. Charles County Catholic Church Real Estate Trust, Immaculate Conception Dardenne.
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**APPROVAL OF MINUTES**

Approval of 10-11-17 Minutes

**COMMISSION COMMUNICATIONS**

**ADJOURNMENT**

Posted 10-30-17 @ 4:30 pm by Kiri Clark

## PLANNING & ZONING MINUTES

NOVEMBER 8, 2017

The City of Dardenne Prairie Planning & Zoning Commission meeting was called to order at 7:00 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 Mayor Zucker, Alderman Koch, Chairman Etkorn, Commissioners Bailey, Shea, Stankovich, Rowley, Wooldridge and Helms. Commissioner Brockmann was absent. Also present were City Clerk Kim Clark, City Engineer Luke Kehoe and City Attorney John Young.

**OPEN FORUM** – No one present to speak.

### PUBLIC HEARINGS

1. Conditional Use Permit Application for approximate 14.630 acres of land commonly known as 7717 Highway N, and being more particularly described in the Conditional Use Permit application received by the City on October 2, 2017, on file with the City Clerk, from Applicant Bax Engineering and Owner St. Charles County Catholic Church Real Estate Trust, Immaculate Conception Dardenne.

Cliff Heitmann of Bax Engineering was in attendance to present the proposal.

2. Rezoning Request and P.U.D. Request - Area Plan for the approximate 32.19 acres of land commonly known as 2450 Technology Drive and being more particularly described in the P.U.D. Request – Area Plan rezoning application received by the City on October 2, 2017, on file with the City Clerk, from Applicant Payne Family Homes, LLC and Owner Dardenne Tech, LLC, David J. Hemsath Living Trust.

The applicant was not in attendance to present the proposal and requested it be postponed.

The following individuals were in attendance to speak:

Dale Kling – 835 Kingsgate Drive, O'Fallon, MO  
Suzanne Graham – 2361 Post Road

A motion was made by Commissioner Shea, Seconded by Mayor Zucker to continue Public Hearing item #2 until 12-13-17. Motion passed unanimously.

A motion was made by Alderman Koch, Seconded by Commissioner Helms to close Public Hearing item #1. Motion passed unanimously.

### NEW BUSINESS

1. Conditional Use Permit Application for approximate 14.630 acres of land commonly known as 7717 Highway N, and being more particularly described in the Conditional Use Permit application received by the City on October 2, 2017, on file with the City Clerk, from Applicant Bax Engineering and Owner St. Charles County Catholic Church Real Estate Trust, Immaculate Conception Dardenne.

A motion was made by Commissioner Rowley, Seconded by Commissioner Shea to recommend approval of the Conditional Use Permit. Motion passed unanimously.

2. Rezoning Request and P.U.D. Request - Area Plan for the approximate 32.19 acres of land commonly known as 2450 Technology Drive and being more particularly described in the P.U.D. Request – Area Plan rezoning application received by the City on October 2, 2017, on file with the City Clerk, from Applicant Payne Family Homes, LLC and Owner Dardenne Tech, LLC, David J.

## PLANNING & ZONING MINUTES

NOVEMBER 8, 2017

Hemsath Living Trust.

A motion was made by Mayor Zucker, Seconded by Commissioner Shea to postpone until 12-13-17. Motion passed unanimously.

### APPROVAL OF MINUTES

Approval of 10-11-17 Minutes

A motion was made by Commissioner Rowley, Seconded by Commissioner Helms to approve the 10-11-17 minutes. Motion passed unanimously.

### COMMISSION COMMUNICATIONS

The commission received a copy of the 2018 meeting & submittal calendar. A motion was made by Commissioner Bailey, Seconded by Commissioner Shea to approve the calendar. Motion passed unanimously.

Chairman Etzkorn thanked Penny King for her many years of service and welcomed Mr. Wooldridge to the commission.

### ADJOURNMENT

A motion was made by Alderman Koch, Seconded by Commissioner Rowley to adjourn the meeting at 7:34 p.m. Motion passed unanimously.

Respectfully submitted,

  
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Kim Clark, City Clerk