

**CITY OF CHESTERFIELD
PLANNING COMMISSION MEETING
MONDAY – JANUARY 28, 2008
7:00 PM**

[Link to Site Plan Committee and Work Session Agenda/Meeting Time](#)

AGENDA

I. ROLL CALL

II. INVOCATION

III. PLEDGE OF ALLEGIANCE

IV. PUBLIC HEARINGS

V. APPROVAL OF MEETING MINUTES

A. [Approval of January 14, 2008 Planning Commission Minutes](#)

VI. PUBLIC COMMENT

VII. SITE PLANS, BUILDING ELEVATIONS AND SIGNS

A. [Chesterfield Commons Four \(Outparcel B\)](#): Amended Site Development Section Plan, Landscape Plan, and Architectural Elevations for a 1.029 acre tract of land located in a "PI" Planned Industrial District south of Chesterfield Airport Road and east of Public Works Drive.

The Planning Commission may vote on this item tonight.

B. [Chesterfield Commons Six \(Outparcel Four\)](#): Site Development Section Plan, Landscape Plan, Architectural Elevations, and Lighting Plan for a 1.346 acre tract of land located in a "C-8" Planned Commercial District north of Chesterfield Airport Road and west of Boones Crossing.

The Planning Commission may vote on this item tonight.

- C. **Delmar Gardens 14901 N. Outer Forty (Delmar Gardens Villas):** An Amended Site Development Plan and Amended Architectural Elevations for Delmar Gardens Villas; located on an 11.17 acre parcel at 14901 N. Outer Forty Drive, east of the intersection of Highway 40/Interstate 64 and Chesterfield Parkway East.

The Planning Commission may vote on this item tonight.

- D. **Delmar Gardens 14855 N. Outer Forty (Delmar Gardens of Chesterfield):** An Amended Site Development Plan and Amended Architectural Elevation for Delmar Gardens of Chesterfield; located on an 11.17 acre parcel at 14855 N. Outer Forty Drive, east of the intersection of Highway 40/Interstate 64 and Chesterfield Parkway East.

The Planning Commission may vote on this item tonight.

- E. **Wings Corporate Estates:** A Record Plat for a 39.5 acre lot of land zoned "PI" Planned Industrial District, located along Eatherton Rd. approximately 400 ft. north of Wardenburg Rd.

The Planning Commission may vote on this item tonight.

VIII. OLD BUSINESS

- A. **P.Z. 48-2007 Clocktower Plaza:** A request for amendment to City of Chesterfield Ordinance 2247 for the addition of the following use:

~~Recreational facilities, indoor and illuminated outdoor facilities, including swimming pools, golf practices driving ranges, tennis courts, and gymnasiums, and indoor theaters, including drive-in theaters.~~

Said request also includes establishment of hours of operation from 5:00 a.m. until 9:30 p.m. for said use. (17T240243)

Staff will discuss issues with the Planning Commission. The Planning Commission may vote on this item tonight.

- B. P.Z. 49-2007 Chesterfield Blue Valley, LLC: A request for consolidation of two "PC" Planned Commercial Districts located on the north side of Olive Street Road, west of its intersection with Chesterfield Airport Road. Total area proposed to be consolidated: 130.9 acres. (17W540078, 16W230053 part of, 17W520025, 17W530123, 16W210022 part of, 16W210033 part of, 16W230042 part of)

Staff will discuss issues with the Planning Commission. The Planning Commission may vote on this item tonight.

IX. NEW BUSINESS

X. COMMITTEE REPORTS

XI. ADJOURNMENT

Note: The Planning Commission will consider and act upon the matters listed above, and such other matters as may be presented at the meeting and determined to be appropriate for discussion at that time.