

**CITY OF CHESTERFIELD  
PLANNING COMMISSION MEETING  
MONDAY – OCTOBER 13, 2008  
7:00 PM**

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

**AGENDA**

**I. ROLL CALL**

**II. PLEDGE OF ALLEGIANCE**

**III. SILENT PRAYER**

**IV. PUBLIC HEARINGS**

- A. [P.Z. 16-2008 Long Road Dental Office \(143 Long Rd.\)](#): A request to amend City of Chesterfield Ordinance 2278 to amend the Floor Area, Building Requirements and Setback Requirements for Long Rd. Dental Office (143 Long Rd.), a 0.5 acre tract of land zoned “PI” Planned Industrial District located 0.1 mile south of the intersection of Chesterfield Airport Rd. and Long Rd. (17U120221)**

*The public may speak on this item tonight. There will be no vote taken tonight.*

- B. [P.Z. 22-2008 St. Luke’s Hospital, Parcel D](#): A request for an amendment to City of Chesterfield Ordinance 2372 to amend the parking requirements and parking setbacks for a 14.0 acre tract of land zoned “MU” Medical Use District located to the northwest of the intersection of Conway Road and Woods Mill Road.**

*The public may speak on this item tonight.*

**V. APPROVAL OF MEETING MINUTES**

- A. [Approval of September 22, 2008 Planning Commission Minutes](#)**

**VI. PUBLIC COMMENT**

## VII. SITE PLANS, BUILDING ELEVATIONS AND SIGNS

- A. [Chesed Shel Emeth Society](#): A Minor Subdivision Plat for a 1.29 acre portion of a 23.4 acre tract of land zoned "NU" Non-Urban District, located along White Rd. approximately one-half mile south of Olive Blvd.

*The Planning Commission may vote on this item tonight*

- B. [Larry Enterprises and Lynch Hummer Lot B](#): Amended Site Development Section Plan, Amended Landscape Plan and Amended Lighting Plan for a 7.02 acre parcel zoned "PI" Planned Industrial District located west of Boone's Crossing on the north side of North Outer Forty Road.

*The Planning Commission may vote on this item tonight*

- C. [Plaza Tire Service \(17520 Chesterfield Airport Road\) Sign Package](#): A sign package for a 1.47-acre tract of land zoned "PC" Planned Commercial District located at 17520 Chesterfield Airport Road.

*The Planning Commission may vote on this item tonight*

- D. [St. Luke's Hospital Parcel A \(West Parking Lot Addition\) Site Development Section Plan](#): A Site Development Section Plan and Tree Stand Delineation Plan, Preservation Plan and Landscape Plan for a section of a 55 acre lot of land zoned "MU" Medical Use District located at the southeast corner of Highway 141 (Woods Mill) at the intersection with St. Luke's Drive.

*The Planning Commission may vote on this item tonight.*

## VIII. OLD BUSINESS

- A. [P.Z. 28-2007 THF Chesterfield Seven Development \(THF Chesterfield Seven Development LLC\)](#): A request for a change of zoning from "NU" Non-Urban District to "PC" Planned Commercial District for a 6.7 acre tract of land located on the north side of Chesterfield Airport Road, one half mile west of the corner of Chesterfield Airport Road and Boone's Crossing. (17U510028)

*The Planning Commission may vote on this item tonight.*

- B. **P.Z. 02-2008 Stallone Pointe (Conway Pointe LLC):** A request for a change of zoning from an “R3” Residential District (10,000 sq. ft.) and an existing “PC” Planned Commercial District to a new “PC” Planned Commercial District for a .68 acre tract of land located west of Conway Rd. and Chesterfield Parkway intersection (18S220050 and 18S310085).

*The Planning Commission may vote on this item tonight.*

- C. **P.Z. 17-2008 Clarkson Wilson Centre (2 Clarkson Wilson Ctr.):** A request for a change of zoning from “C-8” Planned Commercial District to “PC” Planned Commercial District for a 5.45 acre tract of land located south of Wilson Avenue and east of Clarkson Road (20T240171).

*Staff will discuss issues with the Planning Commission.*

- D. **P.Z. 22-2008 St. Luke’s Hospital, Parcel D:** A request for an amendment to City of Chesterfield Ordinance 2372 to amend the parking requirements and parking setbacks for a 14.0 acre tract of land zoned “MU” Medical Use District located to the northwest of the intersection of Conway Road and Woods Mill Road.

*The Planning Commission may vote on this item tonight.*

## **IX. NEW BUSINESS**

- A. **MOTION TO RECONSIDER - Valley Gates Subdivision lot 2 (Value Place Hotel):** Architectural Elevations for 3.06 acre tract of land located in a "PC" Planned Commercial District north of US Highway 40 and east of Boones Crossing.

*The Planning Commission may vote on this item tonight.*

## **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.