



**AGENDA**  
**PLANNING AND ZONING COMMISSION MEETING**  
**CITY OF CREVE COEUR, MISSOURI**  
**MONDAY, DECEMBER 5, 2016**

**6:30 PM**

Pursuant to Section 610.022 RSMO, the Planning and Zoning Commission could, at any time during the meeting, vote to close the public meeting and move to closed session to discuss matters relating to litigation, legal actions and/or communications from the City Attorney as provided under Section 610.021(1) RSMo. and/or personnel matters under Section 610.021(13) RSMo. and/or employee matters under Section 610.021(3) RSMo. and/or real estate matters under Section 610.021(2) or other matters as permitted by Chapter 610.

Reports, documents, plans, and related materials are available for examination at the Creve Coeur Government Center, 300 North New Ballas Road, prior to the meeting.

*Special disabled service may be arranged by contacting the Office of the City Administrator in advance.*

**CALL TO ORDER**

**ROLL CALL**

Ms. Beth Kistner (Chair)  
Mr. Tim Carney  
Ms. Muriel Hall  
Mr. Don Magruder  
Mr. Gene Rovak  
Ms. Heather Silverman  
Mr. Matthew Schuh  
Mr. Carl Lumley, City Attorney  
Mr. Jason Jaggi, Director of Community Development  
Ms. Whitney Kelly, City Planner  
Ms. Jessica Stutte, Planning Assistant/Recording Secretary

**ACCEPTANCE OF THE AGENDA**

**APPROVAL OF MINUTES**

- 1. November 21, 2016 Planning and Zoning Commission Draft Meeting Minutes**

### **PUBLIC COMMENT**

An opportunity for members of the public to address the Planning and Zoning Commission regarding issues or concerns not already on the agenda for this meeting. Those wishing to speak will be asked to limit comments to three minutes and to complete a speaker card.

### **UNFINISHED BUSINESS**

1. **Application: #16-030: Conditional Use Permit And Site Development Plan For A Panda Express Restaurant, With Drive-Thru Service At 10453 Olive Boulevard Within Creve Coeur Pavilion Shopping Center**

The Applicant has requested to postpone the matter to the December 19, 2016 Planning and Zoning Commission Meeting. A motion to continue the item until that time is necessary.

### **NEW BUSINESS**

1. **PUBLIC HEARING. Application #16-031: Rezoning, Conditional Use Permit, And Site Development Plan And Boundary Adjustment Approval Of A Mobil On The Run Convenience Store With Gas Pumps And Briteworx Car Wash Facility Located At 11109-11141 Olive Boulevard & 11100-11114 Oak Lake Court, Currently Zoned GC General Commercial And C Single Family Residential**

Kevin Kamp, of Civil & Environmental Consultants, Inc. has submitted an application on behalf of Wallis Companies (Arch Energy, LLC), for the rezoning of 11127,11135 & 11141 Olive Boulevard, from C-Single Family Residential District to GC-General Commercial District for a Conditional Use Permit and Site Development Plan application for a new Mobil on the Run convenience store with gas pumps and BriteWorx Car Wash facility encompassing 11109-11141 Olive Boulevard and 11100-11114 Oak Lake Court.

### **WORK AGENDA**

### **DEPARTMENT REPORTS**

1. Director of Community Development
  - a. Planning Review Comments Received
2. City Attorney

### **ADJOURNMENT**

Posted: \_\_\_\_\_

Jason W. Jaggi  
Director of Community Development