



**AGENDA
CITY OF CREVE COEUR
PLANNING AND ZONING
300 NORTH NEW BALLAS RD
NOVEMBER 21, 2022
6:00 PM**

CALL TO ORDER

ROLL CALL

Ms. Julie LaBonte (Chair)
Ms. Muriel Hall
Mr. Larry Potashnick
Ms. Marjorie Richter
Mr. AJ Wang
Ms. Rhonda O'Brien
Mr. Thomas Buelter

Mr. Carl Lumley, City Attorney
Mr. Jason Jaggi, Director of Community Development
Ms. Bethany L. Moore, City Planner
Ms. Megan Waller, Administrative Supervisor/Recording Secretary

ACCEPTANCE OF THE AGENDA

APPROVAL OF MINUTES

- 1. November 7, 2022 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

NEW BUSINESS

- 1. PUBLIC HEARING #22-031: A Conditional Use Permit with Associated Site Development Plan for A New Chick Fil A Restaurant with Drive Through Services Located at 12398 Olive Boulevard**
Summary: Request to continue to the December 5, 2022 meeting to allow the applicant additional time to address staff comments.
- 2. PUBLIC HEARING #22-032: Amended Conditional Use Permit with**



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Associated Site Development Plan for a New Residence Hall on the Chaminade College Preparatory School Campus Located at 425 South Lindbergh Boulevard

Summary: Robert Schnur, of Chaminade College Preparatory School, has submitted an application to amend the existing Conditional Use Permit with an associated site development plan for the construction of a new 3-story, 78-student capacity residence hall, located on the Chaminade campus at 425 South Lindbergh Boulevard in the "A" Single-Family Residential zoning district. The project would include the construction of the new residence hall on the vacant, former ball field to replace the existing residence hall which will be decommissioned. Under Section 405.250, Table A of the Zoning Code, Elementary and Secondary Schools (NAICS 611110) require the issuance of a conditional use permit in the "A" zoning district subject to the recommendation of the Planning and Zoning Commission and approval of the City Council.

3. PUBLIC HEARING #22-027: Conditional Use Permit for A 9,044 Square Foot Mexican Barrel House Restaurant Located at 1085 North Mason Road

Summary: Stewart MacGregor, of OSM, Inc., on behalf of Floroz Properties, LLC, has submitted an application for a Conditional Use Permit with associated site development plan for The Mexican Barrel House restaurant located at 1085 North Mason Road in the "GC" General Commercial zoning district. The restaurant would be located in the former Houlihan's restaurant building with revised exterior elevations, landscaping, and a new outdoor patio area. The building is 9,044 Square feet with 220 indoor seats and 84 outdoor seats.

WORK AGENDA

DEPARTMENT REPORTS

ADJOURNMENT

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.



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Posted by: _____

Date/Time posted: _____

If you need special accommodations to attend a meeting, services may be arranged by contacting the Office of the City Administrator in advance.