

AGENDA
PLANNING AND ZONING COMMISSION
CITY OF SUNSET HILLS, MISSOURI
WEDNESDAY, AUGUST 1, 2018
7:00 P.M.

There will be a meeting of the Planning and Zoning Commission in the Robert C. Jones Chambers of City Hall located at 3939 S. Lindbergh Blvd., Sunset Hills, Missouri 63127 on Wednesday, August 1, 2018 at 7:00 p.m. The Commission will consider the following:

1. Pledge Of Allegiance

2. Approval Of Minutes

2.I. June 27, 2018 Minutes

Documents:

[18 JULY MINUTES.PDF](#)

3. New Business

3.I. P-23-18 Petition For A Minor Subdivision, Submitted By Ryan Patton, To Divide The Property At 10311 Kennerly Road Into Two (2) Lots.

Documents:

[1\) P-23-18 APPLICATION.PDF](#)
[2\) P-23-18 STAFF REPORT.PDF](#)
[3\) P-23-18 SITE PLAN.PDF](#)

3.II. P-24-18 Petition For An Amended Conditional Use Permit, Submitted By Syberg's Family Restaurants, For Changes To The Approved Conditional Use Permit For A New Building In Excess Of 7,500 Square Feet At 10150 Watson Road.

Documents:

[1\) P-24-18 APPLICATION.PDF](#)
[2\) P-24-18 STAFF REPORT.PDF](#)
[3\) P-24-18 SITE PLAN.PDF](#)
[4\) P-24-18 PETITIONER INFORMATION.PDF](#)
[5\) P-24-18 PUBLIC NOTICE.PDF](#)

3.III. P-25-18 Petition For A Lot Split, Submitted By Syberg's Family Restaurants, To Divide The Property At 10150 Watson Road Into Two (2) Lots.

Documents:

- 1) P-25-18 APPLICATION.PDF
- 2) P-25-18 STAFF REPORT.PDF
- 3) P-25-18 SITE PLAN.PDF

- 3.IV. P-26-18 Petition For An Amended Development Plan, Submitted By Jubilee Church, To Construct A New Church At 10801 Sunset Office Drive.

Documents:

- 1) P-26-18 APPLICATION.PDF
- 2) P-26-18 STAFF REPORT.PDF
- 3) P-26-18 SITE PLAN.PDF
- 4) P-26-18 PETITIONER INFORMATION.PDF
- 5) P-26-18 PUBLIC NOTICE.PDF

- 3.V. P-27-18 Petition For A Text Amendment, Submitted By The City Of Sunset Hills, To Make Changes To Appendix B, Section 7.3-3(B) Traffic Requirements By Adding The Following Sentence: Such Traffic Impact Study Or Analysis Shall Be Performed By The City's Contracted Traffic Engineer And The Applicant Shall Reimburse The City For The Cost Of Such Traffic Impact Study Or Analysis.

Documents:

- 1) P-27-18 APPLICATION.PDF
- 2) P-27-18 STAFF REPORT.PDF
- 3) P-27-18 PUBLIC NOTICE.PDF

- 3.VI. P-28-18 Petition For A Text Amendment, Submitted By The City Of Sunset Hills, To Make Changes To Appendix B, Section 5.13-2 By Adding A New Subsection (A)3: In The Event That The Requirement For A Sight-Proof Fence Or Wall Ordinarily Required By Subsection 2 Of This Section Is Waived By The Board Of Aldermen, The Developer Shall Deposit Into The General Fund Of The City Of Sunset Hills An Amount Equal To The Cost Of Construction Of The Sight-Proof Fence Or Wall. The City May Hold The Deposit Or Use The Deposit For The Construction Of A Fence Or Wall At A Future Date, In The Sole Discretion Of The City.

Documents:

- 1) P-28-18 APPLICATION.PDF
- 2) P-28-18 STAFF REPORT.PDF
- 3) P-28-18 PUBLIC NOTICE.PDF

4. Other Matters Deemed Appropriate

5. Adjournment

Should you be unable to attend, please call City Hall at 314-849-3400 no later than

1:00 p.m. on August 1, 2018.