PLANNING AND ZONING MINUTES
March 23, 2009

Agenda

Item 1 call to order

The meeting was called to order at 6:30pm by Commissioner Mark Mais. Commissioners Nick Correnti, Kevin Lambeth, Mark Mais, and Mike Nichols present. Commissioners Shawn Battagler, Dick Snelson, Theresa Stockton, and James UpDegraff absent.

Item 2 approve previous minutes

Motion by Mark Mais to approve October 27, 2008 minutes, as amended. Second by Mike Nichols. Roll call vote with Shawn Battagler absent, Nick Correnti aye, Kevin Lambeth aye, Mark Mais aye, Mike Nichols aye, Dick Snelson absent, Theresa Stockton absent, and James UpDegraff absent. Motion passed.

Motion by Mark Mais to approve February 9, 2009 minutes, as amended. Second by Mike Nichols. Roll call vote with Shawn Battagler absent, Nick Correnti aye, Kevin Lambeth aye, Mark Mais aye, Mike Nichols aye, Dick Snelson absent, Theresa Stockton absent, and James UpDegraff absent. Motion passed.

Public Hearing

Item 1 sidewalk text amendment

Commissioner Mark Mais opened the public hearing at 6:45pm. Commissioner Mais asked for comments in favor of the sidewalk text amendment. No comment. Commissioner Mais asked for comments against the sidewalk text amendment. No comment. Motion by Mark Mais to recommend approval of the sidewalk text amendment to the Board of Aldermen. Second by Kevin Lambeth. Roll call vote with Shawn Battagler absent, Nick Correnti aye, Kevin Lambeth aye, Mark Mais aye, Mike Nichols aye, Dick Snelson absent, Theresa Stockton absent, and James UpDegraff absent. Motion passed.

Old Business

Item 1 open

Commissioner Lambeth suggested the Major Subdivision text amendment Ordinance and the Minor Subdivision text amendment Ordinance be given to all Planning and Zoning Commissioners so that they may keep up-to-date on all rules. City Clerk to take care of this request.

New Business

Item 1 review sketch plan for Wilson Creek Marketplace

Mike Nichols, recused himself as a Planning and Zoning Commissioner for this line item, as he is the attorney for Paul Larino, developer of Wilson Creek Marketplace. Paul Larino is in the process of annexing in and rezoning 31 acres of the northwest corner of FF Highway and M Highway. Mr. Larino informed the Commission that Lot 14 will be retained by the landowner, Ford Carr, for his own future personal use. The 3.01 acres north of the proposed commercial development is tentatively going to be used as a storm water detention easement. That area will remain outside city limits and will be reviewed by Greene County inspectors for compliance. Commissioner Mais voiced his concern about possible "bottlenecking" traffic at the four lane access between lot 11 and lot 12. Mr. Larino assured the Commission that he will be following MoDOT rules 100% and that he will be voluntarily dropping the hill on M Highway at that point by approximately eight feet so that there is a better line of vision for commuters. Mr. Larino will be meeting with City Utilities for their review of the sketch plat on March 24th.

Mike Nichols thanked Mr. Larino for coming to the meeting and stepped back into the position of a Planning and Zoning Commissioner.

Item 2 review future land use map

Motion by Kevin Lambeth to postpone new business item two until the next planning and zoning meeting to be held on April 13, 2009. Second by Mark Mais. Roll call vote with Shawn Battagler absent, Nick Correnti aye, Kevin Lambeth aye, Mark Mais aye, Mike Nichols aye, Dick Snelson absent, Theresa Stockton absent, and James UpDegraff absent. Motion passed.

Item 3 open

No discussion.

Adjournment

Motion by Mike Nichols to adjourn meeting. Second by Mark Mais. Roll call vote with Shawn Battagler absent, Nick Correnti aye, Kevin Lambeth aye, Mark Mais aye, Mike Nichols aye, Dick Snelson absent, Theresa Stockton absent, and James UpDegraff absent. Motion passed. Meeting adjourned at 7:43pm.

_____Commissioner Mark Mais _____Date

ATTEST:

_____Susan R Diehl, CMC/MRCC _____Date