



City of Columbia, Missouri

Meeting Agenda

Planning and Zoning Commission

Thursday, June 21, 2018
7:00 PM

Regular Meeting

Council Chambers
Columbia City Hall
701 E. Broadway

- I. CALL TO ORDER
- II. INTRODUCTIONS
- III. APPROVAL OF AGENDA
- IV. APPROVAL OF MINUTES

Attachments: [June 7, 2018](#)

V. **TABLING REQUESTS**

Case # 18-115

A request by Cypress Creek Renewables, LLC (agent), on behalf of Dunlop Development, LLC (owner), seeking rezoning of an 88-acre parcel of land located on the south side of I-70 Drive SE, approximately 2000 feet east of St. Charles Road. The property is currently zoned A (Agriculture District) and the applicant is requesting approval of PD (Planned District) zoning to allow for the installation of a 10MW solar energy facility. **(A request to table this item to the July 5, 2018 meeting has been received).**

Attachments: [Staff Report to the Planning and Zoning Commission](#)

[Locator Map](#)

[Applicant's Tabling Letter](#)

VI. PUBLIC HEARINGS**Case # 18-128**

A request by Crockett Engineering Consultants (agent) on behalf of Valley View Gardens, Inc. (owner) for approval to rezone Lot 97 within Bristol Ridge Plat 1 from PD (Planned Development) to R-1 (One-family Dwelling). The subject site is located at the northwest corner of Baxley Court and Bradington Drive, and addressed as 4705 Bradington Drive and was shown as a lot being within the Bristol Lake Tract 2 PUD plan.

Attachments: [Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[Previously Approved - Bristol Lake Plat 1](#)

[Previously Approved -Bristol Lake Tract 2 PUD](#)

VII. PUBLIC HEARINGS AND SUBDIVISIONS**Case #18-109**

A request by Crockett Engineering Consultants (agent) on behalf of Alan E. Easley Trust and Virginia Easley DeMarce Declaration of Trust (owner), Valley View Gardens, Inc. (owner), and Bristol Lake Home Owners Association Number 1, Inc (owner) to annex 18.88 acres, 11.22 acres and 0.79 acres, respectively, into the City of Columbia and apply R-1 (One-family Dwelling) as permanent zoning. The subject sites are zoned County A-1 (Agriculture), and generally located on the east side of Bearfield Road, approximately 1,400 feet north of Gans Road.

Attachments: [Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[Surrounding Zoning Graphic](#)

Case # 18-30

A request by Crockett Engineering Consultants (agent) on behalf of Fred Overton, Inc. (contract purchaser) for approval of a 67-lot preliminary plat on R-1 (One-Family Dwelling) zoned land, to be known as Bristol Ridge, pending annexation and permanent zoning. Additionally the application is seeking design adjustments from Sections 29-5.1(c)(3)(i)(H) and 29-5.1(c)(3)(ii) of the UDC pertaining to connection to undeveloped lands and block lengths, respectively. The 31.01-acre subject site is generally located on the east side of Bearfield Road, approximately 1,400 feet north of Gans Road.

Attachments: [Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[Preliminary Plat](#)

[Previously Approved - Bristol Lake Plat 1](#)

[Design Adjustment Worksheets](#)

[CATSO Major Roadway Plan](#)

Case # 18-121

A request by Simon & Struempf Engineering (agent) on behalf of the North American Islamic Trust, Inc. (owner) to rezone the 1.3 acre property east of Flat Branch Park, and currently occupied by the Islamic Center of Central Missouri Mosque, so that a proposed addition to the Mosque (a new school) may be designated as a "Civic Structure" on the M-DT (Mixed-use Downtown) Regulating Plan. The Mosque is presently designated as a Civic Structure on the Regulating Plan. The subject site is zoned M-DT (Mixed Use-Downtown) and is addressed 205 S. Fifth Street

Attachments: [Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[M-DT Regulating Plan](#)

[Applicant Supporting Documentation](#)

Case # 18-122

A request by Simon & Struempf Engineering (agent) on behalf of the North American Islamic Trust, Inc. (owner) for a one-lot replat and design adjustments to Sections 29-5.1(g)(4) and Appendix A.6(b) pertaining utility easements and lot corner truncations, respectively. The 1.3 acre subject property is located east of Flat Branch Park and is addressed 205 S. Fifth Street. The final plat will combine three existing lots for the purpose of redevelopment to allow construction of a new school on the site. The site is zoned M-DT (Mixed Use- Downtown).

Attachments: [Staff Report to the Planning and Zoning Commission](#)
[Locator Maps](#)
[Final Plat](#)
[Design Adjustment Request](#)

VIII. PUBLIC COMMENTS**IX. STAFF COMMENTS****X. COMMISSION COMMENTS****XI. NEXT MEETING DATE - July 5, 2018 @ 7 pm (tentative)****XII. ADJOURNMENT**

Members of the public may attend any open meeting. For requests for accommodations related to disability, please call 573-874-CITY (573-874-2489) or email CITY@CoMo.gov. In order to assist staff in making the appropriate arrangements for your accommodation, please make your request as far in advance of the posted meeting date as possible.