



City of Columbia, Missouri

Meeting Agenda

Planning and Zoning Commission

Tuesday, July 18, 2017
5:30 PM

Public Information Meeting
Upcoming PZC Cases

City Hall Lobby
Columbia City Hall
701 E. Broadway

I. PURPOSE AND INTRODUCTIONS

II. PENDING PROJECT OVERVIEW

Case # 17-169

A request by Crockett Engineering (agent), on behalf of G&L Holdings of Missouri (owner), for approval of a PD Plan to be known as "Lot 3 of Tower Drive Industrial Park" and a request for a design modification to allow a longer stem for driveway access to proposed Lot 3B. The 11-acre subject lot is located at the terminus of Tower Drive, north of Prathersville Road. **(Ward 2)**

Case Manager - Rusty Palmer (874-7394)

Attachments: [Locator Map](#)

Case # 17-171

A request by Crockett Engineering Consultants (agent) on behalf of Fred Overton Development, Inc. (owner) for approval of a 37-lot preliminary plat on R-1 (One-family Dwelling) zoned land, to be known as "Perche Ridge", pending the annexation and permanent zoning of the property. The 17-acre subject site is generally located on the north side of Gillespie Bridge Road, approximately 3,500 feet west of Louisville Drive. **(Ward 4)**

Case Manager - Clint Smith (874-7437)

Attachments: [Locator Map](#)

Case # 17-172

A request by Crockett Engineering Consultants (agent) on behalf of Fred Overton Development, Inc. & Andrews ET AL (owners) to annex 54 acres into the City of Columbia and apply R-1 (One-family Dwelling District) as permanent zoning. The subject site is located on the north side of Gillespie Bridge Road, approximately 1,500 feet west of Louisville Drive. **(Ward 4)**

Case Manager - Clint Smith (874-7437)

Attachments: [Locator Map](#)

Case #17-178

A request by Brush and Associates (agent), on behalf of Christina and Jerold Wilson (owners), for approval of a 2-lot minor subdivision of their property located at 2906 and 2908 Flora Drive. The parcel is currently known as Lot 7 of Northern Heights Subdivision Plat 2. The parcel contains 0.55 acres and two single-family residences. **(Ward 3)**

Case Manager - Rusty Palmer (874-7394)

Attachments: [Locator Map](#)

Case # 17-183

A request by Engineering Surveys and Services (agent), on behalf of Columbia College (owner), for approval of a 1-lot minor subdivision of the contiguous Columbia College properties north of Wilkes Boulevard, between Range Line Street and Eighth Street. **(Ward 1)**

Case Manager - Rusty Palmer (874-7394)

Attachments: [Locator Map](#)

Case # 17-186

A request by Simon & Struempff Engineering (agent), on behalf of Bisk, LLC (owner), for approval of a 1-lot minor subdivision to be known as "Lot 69 & East half of Lot 70 Guitars Subdivision and Park Addition". The 0.34 acre tract is addressed as 208 & 212 E. Forest Avenue. Currently 212 is zoned M-OF (Mixed-use Office District) and 208 is zoned R-2 (Two-Family Residential District). The parcel is also the site of a proposed rezoning and PD plan for potential coffee shop location with drive-thru facilities. (Case 17-166). **(Ward 1)**

Case Manager - Rusty Palmer (874-7394)

Attachments: [Locator Map](#)

Case # 17-187

A request by Crockett Engineering Consultants (agent) on behalf of Campus Lutheran Church (owner) for approval of a one-lot replat of R-MF (Multiple-Family Dwelling) zoned property previously platted as Lots 1-7 of the Amended Plat of J.H. Guitar's Subdivision, to be known as the final plat of Campus Lutheran. The 1.91-acre subject site is located at the northeast corner of College Avenue and Anthony Street, and addressed as 304 S. College Avenue. **(Ward 6)**

Case Manager - Clint Smith (874-7437)

Attachments: [Locator Map](#)

Case # 17-188

A request by McClure Engineering Company (agent) on behalf of the City of Columbia (owner) for a PD (Planned District) development plan to be known as the Clary-Shy Agriculture Park PD plan, with an associated Statement of Intent. The site is subject to an existing development plan known as the "Farmers Market" PD plan. The 17.21-acre subject property is located at the northwest corner of Ash Street and Clinkscapes Road. **(Ward 4)**

Case Manager - Clint Smith (874-7437)

Attachments: [Locator Map](#)

Case # 17-190

A request by A Civil Group (agent) on behalf of McGary Properties, LLC (owner) for approval of a one-lot final minor plat on A (Agricultural) zoned land, to be known as McGary Subdivision Plat 2, and for approval of a design adjustment to 29-5.1(d) to waive sidewalk construction along St. Charles Road. The 0.78-acre subject site is located at the northwest corner of St. Charles Road and Tower Drive. **(Ward 3)**

Case Manager - Clint Smith (874-7437)

Attachments: [Locator Map](#)

Case # 17-192

A request by McClure Engineering Company (agent) on behalf of the City of Columbia (owner) for approval of a one-lot final replat of PD (Planned District) zoned property previously platted as Lots 1-2 of Columbia Recreation Center final plat, to be known as the Clary-Shy Agriculture Park final plat. The 17.21-acre subject property is located at the northwest corner of Ash Street and Clinkscales Road. **(Ward 4)**

Case Manager - Clint Smith (874-7437)

Attachments: [Locator Map](#)

Case # 17-193

A request by Crockett Engineering (agent), on behalf of MFA Petroleum (owner), for approval of a 1-lot final-minor plat to be known as "Breaktime Vandiver-Route B". The subject 2.5 acre property is located at the northeast corner of Route B and Vandiver Drive and is improved with several buildings including the MFA Breaktime convenience store, closest to the intersection. **(Ward 3)**

Case Manager - Rusty Palmer (874-7394)

Attachments: [Locator Map](#)

Case # 17-194

A request by Brown Willbrand, P.C., (agent) on behalf of Dan Summers and Sylvia Greer (owners) to annex 2.09 acres into the City of Columbia and apply R-1 (One-family Dwelling) as permanent zoning. The subject site is located at the terminus of Cherry Bark Court, and is also known as Lot 10 of Country Woods Subdivision Plat No. 1. **(Ward 5)**

Case Manager - Clint Smith (874-7437)

Attachments: [Locator Map](#)

Case # 17-195

A request by A Civil Group (agent), on behalf of Woodland Hills Properties, LLC (owner), for approval of a 1-lot final-minor plat to be know as "Copperstone Plat 7A". The subject 0.93 acre is located at the intersection of Silver Valley Drive and Copperstone Creek Drive and consists of Lots 102A and 217A of Copperstone Plat 7. **(Ward 5)**

Case Manager - Rusty Palmer (874-7394)

Attachments: [Locator Map](#)

III. GENERAL COMMENT BY PUBLIC AND APPLICANT**IV. TENTATIVE PLANNING COMMISSION MEETING DATE FOR PROJECTS**

Projects reviewed tonight are tentatively scheduled for consideration at the **August 10, 2017, Planning and Zoning Commission Regular Meeting**. Staff reports related to these items are available four days prior to such meeting and can be obtained at <https://gocolumbiamo.legistar.com/Calendar.aspx>.

V. NEXT MEETING DATE - August 1, 2017 @ 5:30 pm (tentative)**VI. ADJOURNMENT**

Members of the public may attend any open meeting. For requests for accommodations related to disability, please call 573-874-7214. 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.