

**ST. CHARLES COUNTY
PLANNING & ZONING COMMISSION
REGULAR MEETING
JUNE 19, 2019, 7:00 PM**

COUNTY EXECUTIVE BUILDING
THIRD FLOOR COUNCIL CHAMBERS
100 NORTH THIRD STREET
SAINT CHARLES, MO 63301

'Tentative'
Agenda

CALL TO ORDER

PLEDGE OF ALLEGIANCE

CHANGES TO THE AGENDA

PUBLIC HEARINGS

I. REZONING REQUEST - 1936 DUELLO ROAD

Application No: RZ19-05

Property Owner: James W. Clemens and Jill Bryant Clemens Living Trust
Current Zoning: A, Agricultural District
Requested Zoning: R2, Two-Family Residential District

2030 Master Plan: Recommends Low Density Residential (1 to 4 dwellings per acre)

Area: 1.097 acres

Location: On the north side of Duello Road, approximately 430 feet east of Charity Drive; adjacent to the City of Lake St. Louis

Council District: 2

Account Nos.: T132300004 and T132300003

Documents:

[PZ AGENDA PACKET - RZ19-05.PDF](#)

II. REZONING REQUEST - 1354 VALLI LN

Application No: RZ19-06

Owners: Daniel Lauders, Sydney Kroupa, and Audrey Bryant

Existing Zoning: RIA, Single-Family Residential District (1-acre minimum lot size)

Requested Zoning: R1C, Single-Family Residential District (15,000 square foot lot size)

2030 Master Plan: Recommends Low Density Residential (1 to 4 dwellings per acre)

Parcel Size: 1.01 acres

Location: On the east side of Valli Lane, approximately 900 feet north

of Highway N; adjacent to the City of Cottleville

Council District: 3

Account No.: 552000A000

Documents:

[PZ AGENDA PACKET - RZ19-06.PDF](#)

PLATS

I. PRELIMINARY PLAT FOR THE RESUBDIVISION OF LOT 12 VALLI ACRES- 1354 VALLI LN

Application No: PRE19-05

Owners/Developers: Daniel Lauders, Sydney Kroupa, and Audrey Bryant

Property Surveyor: Landmark Surveying Company

Existing Zoning: RIA, Single-Family Residential District (1-acre minimum lot size)

Requested Zoning: R1C, Single-Family Residential District (15,000 square foot lot size)

Proposed lots: 2

Parcel Size: 1.01 acres

Location: On the east side of Valli Lane, approximately 900 feet north of Hwy N; adjacent to the City of Cottleville

Council District: 3

Account No.: 552000A000

Documents:

[PZ AGENDA PACKET - PRE19-05.PDF](#)

TABLED ITEMS

NONE

APPROVAL OF MINUTES FROM THE MAY 15, 2019 REGULAR MEETING

Documents:

[5-15-19 PZ MTG MINUTES.PDF](#)

OTHER BUSINESS

I. PLANNING AND ZONING DIVISION UPDATES

ADJOURNMENT