

**ST. CHARLES COUNTY  
PLANNING & ZONING COMMISSION  
REGULAR MEETING  
AUGUST 21, 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 - HAWNING ROAD**

Application No: RZ19-10

Applicants/Property Owners: Timothy J. Burkemper and Debra A. Burkemper,  
Kenneth C. Hawkins, and Ronald S. Bauers and  
Ruthann Bauers

Existing Zoning: I1, Light Industrial District

Requested Zoning: I2, Heavy Industrial District

2030 Master Plan: Recommends Industrial Uses

Parcel Size: 22.00 acres

Location: On the east side of Highway 94 North, approximately  
750 feet north of Hawning Road; adjacent to the  
City of St. Charles

Council District: 6

Account No.: 880770G000

Documents:

[PZ AGENDA PACKET - RZ19-10.PDF](#)

**PLATS**

**I. PRELIMINARY PLAT FOR THE ENCLAVE AT LAUDERDALE ESTATES - 9 LAUDERDALE LANE**

Application No: PRE19-10

Owner/Developer: Della S. Lauderdale

Property Surveyor: Bax Engineering Company

Property Zoning: RR, Single-Family Residential District

Proposed lots: 6

Parcel Size: 19.08 acres

Location: On the northwest corner of Lauderdale Lane and Highway DD

Council District: 2

Account No.: A850002957

Documents:

[PZ AGENDA PACKET - PRE19-10.PDF](#)  
[190819 - REVISED PRELIMINARY PLAT.PDF](#)

#### **TABLED / CONTINUED ITEMS**

##### **I. PRIVATE ROAD DEDICATION PLAT - LOCATED EAST OF HIGHWAY T**

Application No: PRE19-09

Owner/Developer: Interstate Drive, L.L.C.

Property Surveyor: Premier Design Group

Property Zoning: A, Agricultural District (5-acre minimum lot size)

Location: On the east side of Highway T; approximately 2,350 feet north of Westwood Trail

Council District: 2

Account No.: 610320A000

Documents:

[PZ AGENDA PACKET - PRE19-09.PDF](#)  
[190816 - REVISED PRELIMINARY PLAT.PDF](#)

#### **APPROVAL OF MINUTES FROM THE JULY 17, 2019 MEETING**

**Documents:**

[7-17-19 PZ MTG MINUTES - DRAFT.PDF](#)

#### **OTHER BUSINESS**

##### **I. PLANNING AND ZONING DIVISION UPDATES**

#### **ADJOURNMENT**