

**ST. CHARLES COUNTY  
PLANNING & ZONING COMMISSION  
REGULAR MEETING  
April 19, 2023  
7:00 PM**

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

This meeting is open to the public.  
The meeting will also be available live online via YouTube at [youtube.com/SCCMOTV](https://www.youtube.com/SCCMOTV).

Please note: This agenda may be modified and additional items or documents may be added through 5:00 p.m. on Wednesday, April 19, 2023

**Tentative Agenda**

CALL TO ORDER

PLEDGE OF ALLEGIANCE

CHANGES AND/OR ADDITIONS TO THE AGENDA

PUBLIC HEARINGS

I. ZONING MAP AMENDMENT REQUEST – 24 MAIN STREET

Application No:	RZ23-05
Property Owner:	David A. Wilke Trust
Applicants:	Boschert Brothers Storage LLC
Current Zoning District:	R1E, Single Family Residential District
Proposed Zoning District:	I1, Light Industrial
2030 Master Plan:	recommends Agricultural land uses
Rezoning Area:	4.32 acres of a 11.87-acre parcel
Location:	Western terminus of Main Street in Orchard Farm
County Council District:	6
Parcel Account No.:	876180A000

II. CONDITIONAL USE PERMIT AMENDMENT – 24 MAIN STREET

Application No:	CUP23-04
Property Owners:	Boschert Brothers Storage, LLC, and David A Wilke Trust
Applicant:	Boschert Brothers Storage, LLC
Current Zoning:	I1, Light Industrial and R1E, Single Family Residential District

Proposed Zoning: I1, Light Industrial District  
Conditional Use Request: Amend the conditions of Ordinance 21-060 to expand a storage lot for boats, trailers, autos, trucks, and recreational vehicles  
Location: Western terminus of Main Street in Orchard Farm  
County Council District: 6  
Parcel Account Nos.: 876180A000, T010500083, T020500006, T150500003, A965000451, 876600A000, 876480B000

PLATS

. NONE

TABLED ITEMS

**APPROVAL OF THE MINUTES FROM THE MARCH 15, 2023 REGULAR MEETING**

OTHER BUSINESS

. I. PLANNING AND ZONING DIVISION UPDATES

ADJOURNMENT