

**ST. CHARLES COUNTY  
PLANNING & ZONING COMMISSION  
REGULAR MEETING  
MAY 15, 2019  
7:00 PM  
COUNTY EXECUTIVE BUILDING  
THIRD FLOOR COUNCIL CHAMBERS  
100 NORTH THIRD STREET, ST. CHARLES, MO 63301  
TENTATIVE AGENDA**

**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**CHANGES TO THE AGENDA**

**PUBLIC HEARINGS**

**I. CONDITIONAL USE PERMIT REQUEST - 5055 NORTH HIGHWAY 94**

Application: CUP19-01

Applicants/Owners: Jerry and Kim Lindemann

Property Zoning: I1, Light Industrial District

Conditional Use Request: Outdoor storage lot for trailers, RV's, and boats

Area: 4.792 acres

Location: On the west side of Highway 94 North, approximately  
400 feet south of the Burlington Northern & Santa Fe  
Railroad

Council District: 6

Account No.: A905000080

**II. REZONING AND CONDITIONAL USE PERMIT REQUEST - 1112 BRYAN ROAD**

Application: CUR19-03

Applicant: KF Landscapes, LLC

Property Owner: Hillmann Bryan Road, LLC

Current Zoning: R3A, Medium Density Residential District

Requested Zoning: C2, General Commercial District

2030 Master Plan

Recommends: Medium Density Residential

Conditional Use Request: Landscaping Contracting Services

Area: 5.77 acres

Location: On the east side of Bryan Road, approximately 200 feet  
north of Pascale Court; adjoining the City of O'Fallon

Council District: 4

Account No.: 345030A003

**PLATS**

**I. PRELIMINARY PLAT FOR THE RESUBDIVISION OF FEMME OSAGE RIDGE LOT F**

Application: PRE19-04

Owner/Developer: Femme Osage Grove #10, LLC and Femme Osage Grove #11, LLC

Engineer: Stock & Associates Consulting Engineers, Inc.

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

Lots Proposed: 2

Parcel Size: 24.573 acres

Location: On the south side of Boone Ridge Trail, approximately  
2,000 feet east of Highway F

Council District: 2

Account Nos.: T191300027 and T191300026

**TABLED ITEMS**

NONE

APPROVAL OF MINUTES FROM THE APRIL 17, 2019 REGULAR MEETING

Documents:

[3-20-19 PZ MTG MINUTES - DRAFT.PDF](#)

**OTHER BUSINESS**

**ADJOURNMENT**