



City of Olivette Planning and Community Design Commission  
Agenda for January 17, 2019  
6:00 PM  
Olivette City Center  
1140 Dielman Road  
Olivette, MO 63132

**1. Roll Call**

**2. Public Comments**

**3. Review of Commission Procedures**

The Commission Chair shall provide an overview of the scheduling of agenda items, the role of the Commission review, and the actions the Commission may consider.

**4. Old Business**

Old Business consist of applications that have been previously introduced to the Commission, in which the action of the Commission was to defer.

**A. Text Amendment: Article V "AR" Attached Single-Family Residential District**

Proposal: Amend Zoning Code specifically regarding permitted density in the "AR" District

Review: Recommendation to City Council

Applicant: City of Olivette

Property Owner: None

[Staff Reports](#)

**B. Text Amendment: 'CC' City Center Zoning District**

Proposal: Create new zoning district for the Olivette City Center.

Review: Recommendation to City Council

Applicant: City of Olivette

Property Owner: None

[Staff Reports](#)

**5. New Business**

New Business consist of applications being presented to the Commission for the first time. The Commission may act on New Business items in the form of approval, deferral, or table.

**A. 19 Queensbrook Place**

Proposal: Residential Addition, 342 sf.

Review: Community Design & Site Plan Review

Applicant: Rob McManus, McManus Construction

Property Owner: John and Charlotte Salozzo

[19 Queensbrook Place Plans](#)

[19 Queensbrook Place Staff Report and Attachments](#)

**B. 1 Beechmont Court**

Proposal: Installation of Solar Panels

Review: Community Design & Site Plan Review

Applicant: T. Daniel Schulze, Daniel Enterprises

Property Owner: Katherine and Deven Holzer

[1 Beechmont Court Staff Reports and Attachments](#)

**C. 19 Crosswinds Court, Request for Variation to Required Driveway Setback**

Proposal: Request for Driveway Variance

Review: Site Plan Review

Applicant: Jeffrey Aiello

Property Owner: Stephanie and Jeffrey Aiello

[19 Crosswinds Drive Staff Report and Attachments](#)

**D. 8 Lynne Court**

Proposal: New Single Family Home

Review: Community Design, Site Plan, Concept Stormwater Management Plan Review

Applicant: Doug Cohen

Property Owner: Doug Cohen Real Estate Company

[8 Lynne Court Plans](#)

[8 Lynne Court Staff Report and Attachments](#)

**E. 727 Harvest Lane, New Single Family Home**

Proposal: New Single Family Home

Review: Community Design, Site Plan, and Concept Stormwater Management Plan Review

Applicant: Helmut Weber

Property Owner: Helmut Weber Construction Company

[727 Harvest Lane Plans](#)

[727 Harvest Lane Staff Report and Attachments](#)

**F. Olivette Center, 9598 through 9656 Olive Boulevard Parking/Restaurant Use SPU**

Proposal: Amend parking calculations for shopping centers and authorize up to 20% for leasable area of a shopping center for restaurant use.

Review: Recommendations to City Council

Applicant: Paul Schroeder, Property Manager of Bianco Properties

Property Owner: OI3 Bp Associates, LLC

[Staff Reports](#)

**6. Other Business**

**A. Meeting Minutes**

**B. Reports**

Under this agenda item, the Planning and Community Design Commission is provided updates by:

- Director of Planning and Community Development regarding planning and development activity; and
- City Council Liaison regarding City Council and city wide activities.

**7. Adjournment**

AGENDA ITEMS WILL NOT NECESSARILY BE DISCUSSED IN ORDER.

IF YOU HAVE ANY QUESTIONS, PLEASE CALL CITY HALL AT (314) 993-0444.

THE NEXT SCHEDULED MEETING IS FEBRUARY 7, 2019

The City of Olivette hereby advises the public, employees and qualified job applicants that they are afforded an equal opportunity to participate in the programs and service of the City regardless of race, color, religion, veteran status, national origin, sex, age, sexual orientation, the existence of a physical or mental disability, or any other classification

protected by law. If you are a person with a disability and have special needs, please call Barbara Sondag, City Manager at 314.993.0444 as soon as possible but no later than one day prior to the event or call 314.993.3610 VOICE TDD, 1.800.735.2466 RELAY MISSOURI. Thank you..

Posted this 11th day of January, 2019 at 2:30 PM.