

EXCERPTS
PLANNING AND ZONING COMMISSION MEETING
COLUMBIA CITY HALL COUNCIL CHAMBER
701 EAST BROADWAY, COLUMBIA, MO
OCTOBER 18, 2018

Case 18-185

A request by Allstate Consultants (agent), on behalf of Lake George Properties, LLC (owners), seeking a major amendment to the existing, "Lake George PD Plan." The property is located at 5000 Richland Road. The purpose of this major amendment is to add a 5-unit independent living facility on the north side of the existing side of the existing assisted living facility. The applicant is also seeking relief from the provisions of Section 29-4.6(c) of the UDC, which requires an entry door facing the street from which the property is addressed.

MS. LOE: May we have a staff report, please?

Staff report was given by Mr. Rusty Palmer of the Planning and Development Department. Staff recommends approval of the major PD Plan amendment subject to:

1. Approving the amended Statement of Intent to permit an independent living facility.
2. Granting the design exception to Section 29-4.6(c)(1) requiring the entry door to face the street from which the property is addressed.

MS. LOE: Before we go to staff or Commissioners' questions, I would like to ask if any Commissioner has had any ex parte prior to this meeting related to Case 18-185 to please disclose that now so all Commissioners have the same information to consider. Seeing none. Any questions for staff? Seeing none, I'm going to open the public comment period.

PUBLIC HEARING OPENED

MS. LOE: If you can please give us your name and address for the record.

MR. BOLTON: Sure. My name is Wes Bolton with Allstate Consultants, offices at 3312 Lemone Industrial Boulevard, 65201. I'm here on behalf of the applicant as the project engineer. We were before you in 2013 to do the original revision to this. This is what we had planned to do, but just based on the language of the Statement of Intent and the independent living use, we're back in front of you with this plan. I appreciate staff's report and just here to answer any questions you might have.

MS. LOE: Any questions for this speaker? I see none. I guess staff did a good report. Thank you, Mr. Palmer.

MR. PALMER: Thank you.

MS. LOE: Is there anyone else that would like to come forward and speak on this matter? If not, I'm going to close public comments.

PUBLIC HEARING CLOSED

MS. LOE: And move to Commission discussion. Ms. Russell?

MS. RUSSELL: How about a motion?

MS. LOE: That sounds wonderful.

MS. RUSSELL: Okay. In Case of 18-185, I move to approve the major PD Plan amendment subject to approving the amended Statement of Intent to permit an independent living facility and granting design exception to Section 29-4.6(c)(1) requiring the entry door to face the street from the property where it is addressed.

MR. STANTON: Second.

MR. MACMANN: Second.

MS. LOE: Second by Mr. Stanton. Sorry, Mr. MacMann.

MR. MACMANN: That's all right.

MS. LOE: You're just too slow on the draw tonight.

MR. MACMANN: That's all right.

MS. LOE: Ms. Burns, may we have a roll call, please?

MS. BURNS: Yes.

Roll Call Vote (Voting "yes" is to recommend approval.) Voting Yes: Mr. MacMann, Mr. Stanton, Mr. Strodman, Ms. Russell, Mr. Toohey, Ms. Burns, Ms. Loe, Mr. Harder. Motion carries 8-0.

MS. BURNS: Eight to zero, motion carries.

MS. LOE: Thank you, Ms. Burns. Recommendation for approval will be forwarded to City Council. That wraps up our cases for this evening.