



# City of Columbia, Missouri

## Meeting Agenda

### Planning and Zoning Commission

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Thursday, September 4, 2025  
7:00 PM

Regular Meeting

Council Chambers  
Columbia City Hall  
701 E. Broadway

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- I. CALL TO ORDER
- II. INTRODUCTIONS
- III. APPROVAL OF AGENDA
- IV. APPROVAL OF MINUTES

August 7, 2025 Regular Meeting

Attachments: [Regular Meeting Minutes \(corrected\)](#)

August 21, 2025 Regular Meeting

Attachments: [Regular Meeting Minutes](#)

**V. PUBLIC HEARINGS****Case # 231-2025**

A request by Crockett Engineering (agent), on behalf of Troy Miller Properties LLC (owner), for approval of a site-specific PD plan & new Statement of Intent (SOI) to be known as, "Ashford Place." The 24.13-acre subject site is located directly north of the terminus of Sagemoor Drive, and is currently zoned PD (Planned District). The rezoning establishes a development plan for the parcel, inclusive of 77 single-family attached dwelling units. Additional lots depicted on the plan are designated for common areas. **(This case was tabled at the July 10 and August 7, 2025 Planning and Zoning Commission meetings).**

**Attachments:** [Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[PD Development Plan](#)

[Statement of Intent](#)

[Tree Survey](#)

[Ashford Place Phasing - Preliminary](#)

[2010 Development Agreement \(Richland Road\)](#)

[2010 Statement of Intent \(Richland Road\)](#)

[Brooks Phase 2 Development Agreement \(2017\)](#)

[Brooks Phase 1 TIS \(2014\)](#)

[Brooks Phase 2 TIS \(2017\)](#)

[Public Correspondence \(as of 8-27-25\)](#)

**Case # 274-2025**

A request by Amber and Mark Weigel (owners) to allow 11 S. Heather Lane to be used as a short-term rental for a maximum of 8 transient guests and up to 210 nights annually pursuant to Sec. 29-3.3(vv) and Sec. 29-6.4(m)(2) of the Unified Development Code. The 3-bedroom, 2-bath home has an attached 2-car garage and sufficient driveway capacity to support 2 UDC-compliant parking spaces. The driveway and garage spaces are to be used when the dwelling is in use as an STR. The 0.21-acre subject site is located on the west side of S. Heather Lane, approximately 300 feet south of the intersection of W. Broadway and S. Heather Lane.

**Attachments:** [Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[STR Application](#)

[Supplemental Conditional Accessory - Conditional-Use Questions](#)

**Case # 277-2025**

A request by Colin Freeman (agent), on behalf of Black Dog Enterprises, LLC (owner), to allow 1501 Paris Road to be used as a short-term rental for a maximum of 4 transient guests and up to 210-nights annually pursuant to Sec. 29-3.3(vv) and Sec. 29-6.4(m)(2) of the Unified Development Code. The 2-bedroom, 1-bath home has sufficient driveway capacity to support 4 UDC-compliant on-site/off-street parking spaces. The 0.15-acre subject site is located at the northwest corner of Paris Road and Wilkes Boulevard.

**Attachments:** [Staff Report to Planning and Zoning Commission](#)  
[Locator Maps](#)  
[STR Application](#)  
[Supplemental Conditional Accessory - Conditional-Use Questions](#)  
[Public Correspondence \(as of 8-28-25\)](#)

**Case # 280-2025**

A request by Michaela Hayes (agent), on behalf of Matthew and Michaela Hayes (owners), to allow 103 Parkview Drive to be used as a short-term rental for a maximum of 4 transient guests and up to 210-nights annually pursuant to Sec. 29-3.3(vv) and Sec. 29-6.4(m)(2) of the Unified Development Code. The 3-bedroom, 1-bath portion of a home has an attached 1-car garage and sufficient driveway capacity to support 1 UDC-compliant parking space. This request, if approved, would allow the home's main level to be used as a short-term rental. The 0.40-acre subject site is located at the northwest corner of E. Walnut Street and Parkview Drive.

**Attachments:** [Staff Report to Planning and Zoning Commission](#)  
[Locator Maps](#)  
[STR Application](#)  
[Supplemental Conditional Accessory - Conditional-Use Questions](#)  
[Public Correspondence](#)

- VI. PUBLIC COMMENTS**
- VII. STAFF COMMENTS**
- VIII. COMMISSIONER COMMENTS**

**IX. NEXT MEETING DATE - September 18, 2025 @ 7 pm (tentative)****X. ADJOURNMENT**

Members of the public may attend any open meeting. For requests for accommodations related to disability, please call 573.874.CITY (2489) or email [CITY@CoMo.gov](mailto:CITY@CoMo.gov). In order to assist staff in making the appropriate arrangements for your accommodation, please make your request as far in advance of the posted meeting date as possible.

**USB DRIVES PROHIBITED:** A speaker who desires to display a presentation must upload the presentation, in advance, to the city network using an upload portal. To upload your files and learn more, visit [CoMo.gov/upload](http://CoMo.gov/upload).