



# City of Columbia, Missouri

## Meeting Agenda

### Planning and Zoning Commission

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Thursday, March 21, 2024  
7:00 PM

REGULAR MEETING

Council Chambers

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I. CALL TO ORDER

II. INTRODUCTIONS

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES

March 7, 2024 Regular Meeting

Attachments: [Regular Meeting Minutes](#)

V. REZONINGS AND SUBDIVISIONS

Case # 105-2024

A request by Engineering Surveys & Services (agent), on behalf of Burrell, Inc. (owner), seeking approval to rezone a 1.03-acre property addressed 107 E. Texas Avenue from M-OF (Mixed Use Office) to PD (Planned Development) and revision of the existing Phoenix House C-P Development Plan and associated Statement of Intent governing the use of property addressed as 90 E. Leslie Lane. The C-P Plan revision expands its acreage to incorporate 107 E. Texas Avenue and the statement of intent is revised to meet current UDC regulatory standards. The revised C-P plan will be known as “Phoenix House PD - Development Plan” and would permit the development of the site with an additional 7,500 square foot building. The 4.88-acre subject site is located south of the intersection at Newton Drive & E Leslie Lane, and includes the addresses 90 E Leslie Lane and 107 E. Texas Avenue.

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

[Locator Maps](#)

[PD Plan](#)

[Statement of Intent](#)

**Case # 103-2024**

A request by Engineering Surveys & Services (agent), on behalf of Burrell, Inc. (owner), to consolidate two existing lots into a single a 1-lot final minor plat, to be known as "H.E. Johnson Subdivision Plat 2". Of the two lots, 90 E. Leslie Lane is zoned PD (Planned Development) and 107 E. Texas Avenue is zoned M-OF (Mixed Use Office). The applicant has submitted a concurrent request (Case # 105-2024) to rezone 107 E. Texas Avenue to PD and amend the PD Plan governing 90 E. Leslie Lane such that it includes the E. Texas Avenue property. The revised PD Plan serves as a revised preliminary plat for the overall 4.88-acre subject site. The subject site is located south of the intersection at Newton Drive & E Leslie Lane and includes the addresses 90 E Leslie Lane and 107 E. Texas Avenue.

**Attachments:** [Staff Report to Planning and Zoning Commission](#)  
[Locator Maps](#)  
[Final Plat](#)

**VI. PUBLIC COMMENTS****VII. STAFF COMMENTS****VIII. COMMISSIONER COMMENTS****IX. NEXT MEETING DATE - April 4, 2024 @ 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 (573-874-2489) or email 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:** Due to cybersecurity concerns, flash drives and other media devices are no longer permitted for delivering files or presentation materials. 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. (Effective Jan. 1, 2023)