



City of Columbia, Missouri

Meeting Agenda

Planning and Zoning Commission

Thursday, June 9, 2022
7:00 PM

Regular Meeting

Columbia City Hall
Council Chambers
701 E. Broadway

I. CALL TO ORDER

II. INTRODUCTIONS

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES

May 19, 2022 Regular Meeting

Attachments: [Regular Meeting Minutes](#)

V. TABLING REQUESTS

Case # 164-2022

A request by Engineering Survey and Services (agent) on behalf of Somerset Village Development, LLC (owner) for approval of a development plan and preliminary plat. The preliminary plat proposes three lots. The PD Plan, located on lot 2, proposes two 3-story multi-family structures, a community building, and associated parking. The 17.3-acre site is zoned Planned Development and is located northeast of the intersection of Battle Avenue and St. Charles Road. **(A request to table this project to the June 23, 2022 Planning Commission meeting has been received).**

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

VI. PUBLIC HEARINGS**Case # 109-2022**

A request by Crockett Engineering (agent), on behalf of Lyon Crest Properties, LLC (owners), seeking approval of a major amendment to the “Cotswold Villas at Bluff Creek Estates PUD Plan” and a design adjustment to Section 29-5.1 of the UDC relating to development access. The proposed revision will re-name the existing PD Plan to "PD Planned Development of Bluff Creek Estates, Plat No. 8" and includes proposed revisions that modify the lot arrangement and internal roadway network, and a revised statement of intent (SOI). The revised PD plan contains a total of 36-single-family lots and is consistent with the prior plan approval. **(This request was tabled at the April 7, 2022 Planning Commission meeting).**

Attachments: [Staff Report to Planning and Zoning Commission](#)
[Locator Maps](#)
[PD Plan](#)
[Statement of Intent \[2022\]](#)
[Statement of Intent \(2016\)](#)
[Design Adjustment Worksheet](#)
[Applicant Correspondence](#)
[Supportive Correspondence \(4-7-22 thru 6-3-22\)](#)
[Unsupportive Correspondence \(4-7-22 thru 6-3-22\)](#)

Case # 115-2022

A request by Crockett Engineering (agent), on behalf of Jeremy and Michelle Moore (owners), seeking approval of two design adjustments related to sidewalk installation and public improvements, 29-5.1(d) and 29-5.1(g), respectively. The requested design adjustments are sought in connection with a proposed two (2) lot final plat of approximately 6.55-acres of R-1 (One-Family Dwelling) zoned property. The property is located on the west side of Bluff Creek Drive, approximately 200 feet north of the intersection of Bluff Creek Drive and Pebble Creek Court.

Attachments: [Staff Report to the Planning and Zoning Commission](#)
[Locator Maps](#)
[Exhibit - Final Plat](#)
[Design Adjustment Worksheets](#)
[Sidewalk Alternative Graphic](#)

Case # 156-2022

A request by Anderson Engineering (applicant), on behalf Sunshine Family Home Center LLC (owner), seeking approval of a major PD amendment. The intent is to allow the existing site to be used as a "Family day care center". The subject property is located northeast of the intersection of Holly Avenue and Andy Drive and is addressed 2207 Holly Avenue. **(This request was tabled at the May 19, 2022 Planning Commission meeting).**

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

[Locator Maps](#)

[Statement of Intent](#)

[PD Plan](#)

[O-P Ordinance \(2009\)](#)

Case # 165-2022

A request by Crockett Engineering (agent), on behalf of The Housing Authority of the City of Columbia (owners), for approval of a major PD amendment to the existing *PD Plan for Kinney Point* and the associated statement of intent located at the northeast corner of Garth Avenue and Sexton Road and containing approximately 1.96-acres of land. The revised PD plan proposes 6, 4-plex buildings for a total of 24 units. The request also includes a design exception from the parking requirements of Section 29-4.3(b) of the UDC such that required on-site parking be reduced.

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

[Locator Maps](#)

[Proposed PD Plan](#)

[Proposed Statement of Intent](#)

[Approved PD Plan \(2021\)](#)

[Approved Statement of Intent \(2021\)](#)

- VII. PUBLIC COMMENTS
- VIII. STAFF COMMENTS
- IX. COMMISSIONER COMMENTS

X. NEXT MEETING DATE - June 23, 2022 @ 7 pm (tentative)**XI. 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.