



City of Columbia, Missouri

Meeting Agenda

Planning and Zoning Commission

Thursday, October 6, 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

September 22, 2022 Regular Meeting

Attachments: [Regular Meeting Minutes](#)

V. TABLING REQUESTS

Case # 272-2022

A request by Crockett Engineering Consultants (agent) on behalf of Columbia's Woodcrest Chapel (owner) to approve the rezoning of the property from A (Agriculture) to PD (Planned Development) and to approve a PD development plan known as Woodcrest Chapel PD, to allow limited additional uses of personal services, indoor recreation, restaurant, and commercial kitchen, but with no new construction on the site. The approximately 9.62-acre property is located at the northwest corner of Nifong Boulevard and Sinclair Street, and includes the address 2201 W Nifong Blvd. **(A request to table this project to the October 20, 2022 Planning Commission meeting has been received).**

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

VI. PUBLIC HEARINGS & SUBDIVISION**Case # 246-2022**

A request by Crockett Engineering Consultants (agent), on behalf of Fred Overton, Inc. (contract purchaser), seeking assignment of R-1 (Single-family Dwelling) permanent zoning, upon annexation, of 53.80 acres of land currently zoned Boone County A-1. The subject site is generally located west of Phillips Park and north of the existing terminus of Bristol Lake Parkway. A concurrent request (Case # 245-2022) seeking approval of a 106-lot preliminary plat has been submitted and appears on the October 6, 2022 Planning Commission agenda for consideration.

Attachments: [Staff Report to Planning & Zoning Commission](#)
[Locator Maps](#)

Case # 245-2022

A request by Crockett Engineering (agent), on behalf of Fred Overton Development, Inc. (contract purchaser), for approval of a proposed 106-lot preliminary plat containing 103 single-family lots and 3 common lots on a tract of land containing 53.80 acres. The subject site is located to west of Phillips Park and northwest of the terminus of Bristol Lake Parkway. A concurrent request (Case # 246-2022) seeking R-1 (One-family Dwelling) permanent zoning, upon annexation, is to be considered by the Planning and Zoning Commission at its October 6, 2022 meeting.

Attachments: [Staff Report to Planning & Zoning Commission](#)
[Locator Maps](#)
[Preliminary Plat](#)
[Development Agreement Exhibit](#)
[Public Correspondence](#)

VII. PUBLIC HEARINGS**Case # 265-2022**

A request by Crockett Engineering Consultants (agent), on behalf of Columbia Independent School, Inc. (owner), for approval of a zoning map amendment from PD (Planned Development) to R-MF (Multi-family Dwelling). The subject site is located southwest of the intersection of Timber Creek Drive and Stadium Boulevard.

Attachments: [Staff Report to the Planning and Zoning Commission](#)
[Locator Maps](#)
[Surrounding Zoning Graphic](#)
[Timber Creek PUD \(2004\)](#)

VIII. PUBLIC COMMENTS**IX. STAFF COMMENTS****X. COMMISSIONER COMMENTS****XI. NEXT MEETING DATE - October 20, 2022 @ 7 pm (tentative)****XII. 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.