



**AGENDA**  
**PLANNING AND ZONING COMMISSION MEETING**  
**ST. PETERS JUSTICE CENTER**  
**1020 GRAND TETON DR., ST. PETERS, MO 63376**  
**DECEMBER 3, 2014**  
**6:30 P.M.**

- A. CALL TO ORDER**
- B. INVOCATION**
- C. PLEDGE OF ALLEGIANCE**
- D. ATTENDANCE**
- E. MINUTES**
- F. COMMUNICATIONS AND REPORTS OF OFFICERS**

**G. OLD BUSINESS**

**1. HOME OCCUPATIONS:**

- a. The Steeping Pot (online sale of e-cigarettes & accessories): Charles Forrester, 1301 Woodridge Dr. (Ward 4)

**2. OTHER:**

- a. Eldorado Plaza: North side of Mexico Road, east side of Grand Teton Drive (Dollar Tree Plaza) – Amended Planned Urban Development (PUD). (Ward 1)

**3. PUBLIC HEARINGS:**

- a. Petition 14-11 - SBA Telecommunications LLC: A request for a Special Use Permit in the R-1 Single Family Residential District for a wireless support structure on a 5.45 +/- acre parcel. The subject site is located on the west side of Mid Rivers Mall Drive, south of Countryside Drive, also known as 837 Mid Rivers Mall Drive (Buchholz Mortuary). (Ward 2)

**H. NEW BUSINESS**

**1. HOME OCCUPATIONS:**

- a. Trees, Bushes & Shrubs, LLC (tree work): Greg Jennings, 21 Michelle Lane. (Ward 2)
- b. OFC Corporation (e-commerce sales): Annie Atolikian, 13 Crystal Lake Drive. (Ward 1)
- c. HandyVets, Inc. (professional handyman service): Ben Murphy, 49 Countrywood Drive. (Ward 1)

**2. PUBLIC HEARINGS:**

- a. Petition 14-13 - Ken's Tattoo Alley: A request for an amendment to a Planned Urban Development (PUD) to permit body piercing on a 5.27 acre parcel. The subject site is located on the north side of Mexico Road, east side of Grand Teton Drive (Dollar Tree Plaza). (Ward 1)

**3. RECORD PLATS:**

- a. CVS at Mexico and Jungermann Plat: South side of Mexico Road, west of Jungermann Road. (Ward 1)

**4. SITE PLANS:**

- a. Fifth Third Bank: East side of Mid Rivers Mall Drive, south of St. Peters Square – site plan re-approval. (Ward 2)
- b. CVS Pharmacy: South side of Mexico Road, west of Jungermann Road. (Ward 1)
- c. Restoration Church: North side of Mexico Road, east of West Sunny Hill Boulevard. (Ward 1)

**I. ELECTION OF OFFICERS**