

**City of Chesterfield
Planning and Zoning Committee/
Public Works/Parks Committee Minutes
Thursday, December 12, 2002**

A meeting of the Planning and Zoning Committee/Public Works-Parks Committee of the Chesterfield City Council was held at 5:30 p.m., on Thursday, December 12, 2002, in City Council Chambers. In attendance were:

Mayor John Nations
City Administrator Michael Herring

Councilmembers

Jane Durrell (Ward I)
Barry Flachsbart (Ward I)
Bruce Geiger (Ward II)
Mike Casey (Ward III)
Dan Hurt (Ward III)
Mary Brown (Ward IV)
Connie Fults (Ward IV)

Planning Commissioners

Victoria Sherman, Chair
David Banks
Fred Broemmer
Mike Kodner
Dan Layton
Bud Wardlaw

Department of Public Works

Brian McGownd, Deputy Director of Public Works/Assistant City Engineer

Department of Planning

Teresa Price, Director of Planning
Barbara Weigel, Senior Planner
David Bookless, Project Planner
Mike Hurlbert, Project Planner
Annisca McCaskill, Project Planner
John Wagner, Project Planner
Kathy Lone, Planning Assistant

Planning Commission Chair Victoria Sherman called the meeting to order at 5:30 p.m.

Director of Planning Teresa Price gave a power point presentation showing the process used for the update of the Comprehensive Plan.

Mayor John Nations commended the Planning Commission and Staff for their work on the Comprehensive Plan update.

Ms. Sherman reviewed the changes made to the various sections. The changes include:

There are 87 definitions in the 2002 updated Plan.

Ms. Sherman stated that the following needed to be addressed in **2.0 Residential Development Policies**:

- Identifying, preserving and honoring the historic structures and districts and archeological sites and promote the City's historical heritage and educate the citizens on their role in historic preservation;
- Establish residential construction guidelines;
- Re-evaluate the residential construction project design standards and establish residential construction performance standards;
- Modify the zoning and subdivision ordinances that support the policies;
- Prepare Zoning Ordinance amendment requiring green space standards for multi-family projects.

City Attorney Doug Beach would like the Planning Commission to consider changing the title of '3.4.2 ~~Prohibition~~ **Discouragement** of Billboards.'

Ms. Sherman stated that the following needed to be addressed in **3.0 Commercial Development Policies**:

- Review and update the Chesterfield Village Project Plan;
- Re-evaluate the commercial project design standards;
- Support a City Center in the Urban Core with public and private facilities and amenities;
- Modify zoning and subdivision ordinances to support the commercial development policies.

Councilmember Barry Flachsbart expressed concern with language in the opening paragraph of Section **7.0 Transportation Policies** being too strong.

General discussion followed concerning adding the word 'strongly' to items 7.2.6 and 7.3.2.

Ms. Sherman called a recess at 7:16 p.m. and the meeting resumed at 7:25 p.m.

Mr. Jamie Gilbert, George Butler and Associates, gave a power point presentation on the City of Chesterfield City-Wide Transportation Study.

The meeting adjourned at 8:42 p.m.

TP/kl