

RESOLUTION #107

A RESOLUTION APPROVING AND ADOPTING THE COMPREHENSIVE PLAN FOR THE CITY OF CHESTERFIELD AS AMENDED AND PROVIDING FOR ITS EFFECT.

WHEREAS, the City of Chesterfield was incorporated on June 1, 1988 out of unincorporated land which had been previously zoned by St. Louis County in accordance with the Missouri State Statute; and

WHEREAS, upon incorporation by the City of Chesterfield the City endeavored to maintain the stability of the zoning already in place within the City and to recognize the zoning which had been established by St. Louis County; and

WHEREAS, upon incorporation the City Council of the City of Chesterfield created the Planning Commission of the City of Chesterfield which adopted a city land use plan and held a public hearing thereon and, after said public hearing, the Planning Commission adopted a Comprehensive Plan for the City of Chesterfield and further considered and recommended the adoption of a Zoning Ordinance and Subdivision Ordinance to implement the Comprehensive Plan; and

WHEREAS, the Planning Commission of the City of Chesterfield established a Comprehensive Plan Commission which prepared and presented to the Planning Commission a Comprehensive Plan along with recommended zoning district maps, descriptive matter and other matters intended by the Commission to form the plan, all of which was approved on February 12, 1990 and adopted by the City of Chesterfield; and

WHEREAS, the Planning Commission has reviewed the Comprehensive Plan as previously approved and has revised said Comprehensive Plan and approved said revisions after public hearing and at its meeting on the 29th day of May, 1991;

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI, AS FOLLOWS:

The document entitled City of Chesterfield Comprehensive Plan, approved by the Planning Commission with its accompanying Zoning District Maps on February 12, 1990 and further revised by the Planning Commission on May 29, 1991 as presented to this Council and a copy of which is on file with the Director of Planning and Economic Development and City Clerk, is hereby adopted by the City of Chesterfield, to be known as the Comprehensive Plan for the City of Chesterfield including the Zoning District Maps.

The Planning Department is directed to place the Comprehensive Plan in final form for its use by the Planning Commission, and the

general public and the same is to be recorded with the Recorder of Deeds of St. Louis County.

The Planning Commission is to consider the Comprehensive Plan as a flexible guideline and when reviewing petitions for the rezoning of property or comparable proceedings brought before it, the Commission is instructed to weigh the desirability of such rezoning in light of changes in population along with other projections and the public welfare needs as may then be brought to its attention. As information is developed, the Planning Commission is directed to bring to the attention of this Council and any future Council such adjustment in the Comprehensive Plan as may be necessary to ensure the coordinated growth of the city, but any failure to explicitly modify the Comprehensive Plan shall operate to deny or prejudice any person seeking rezoning or other development.

Passed and approved this 7TH day of OCTOBER, 1991.

Jack Leonard
MAYOR

ATTEST:

Maria L. DeMay
CITY CLERK