

**CITY OF FENTON  
PLANNING AND ZONING COMMISSION HEARING  
JULY 5, 2022 - 7:00 P.M.**

**AMENDED AGENDA**

Notice is hereby given that the City of Fenton will hold a public meeting of the Planning and Zoning Commission on Tuesday, July 5, 2022, 7:00 p.m. at Fenton City Hall, 625 New Smizer Mill Road, Fenton, Missouri.

**If you are unable to attend in-person, to join the meeting via video/teleconference:**

- (1) Go to Zoom at <https://zoom.us>
- (2) Select Join a Meeting
- (3) **Enter Meeting ID: 892 4065 7695**
- (4) **Enter Password: 770518**

**To join the meeting by phone call (audio):**

- (1) Call 1-312-626-6799

When prompted, enter the **Meeting ID** and **Password** provided above.

**I. CALL TO ORDER**

**II. PLEDGE OF ALLEGIANCE**

**III. OATH OF OFFICE:** Oath of Office for new Planning and Zoning Commissioner, Bill Glover, Ward 2, term ending August 2024.

**IV. ROLL CALL - INTRODUCTION OF CITY OFFICIALS**

**V. NOTICE TO PUBLIC: *Ground Rules***

**VI. NOTICE TO PETITIONERS:** A simple majority vote of the Commission shall be necessary to constitute a positive recommendation to the Board of Aldermen.

**VII. APPROVAL OF MINUTES: *June 7, 2022, Meeting Minutes***

**VIII. PUBLIC COMMENTS**

**IX. OLD BUSINESS: None**

**X. NEW BUSINESS:**

**CASE 2022-SPR-03:** A Petition by Fenton Land Investors, LLC for Site Plan Review of proposed 138,000 square-foot flex building ("Building 6C") at 650 Assembly Parkway. The property is zoned "PID" Planned Industrial Park.

**CASE 2022-SUP-09:** A Petition by Carrot Investors, LLC for a Special Use Permit to operate a Used Automotive Sales Dealership at 515 Gravois Road. The property is zoned "OT-1" Olde Towne.

**CASE 2022-SPR-04:** A Petition by STL Athletic Property Managers, LLC for Site Plan Review of proposed temporary structure for outdoor soccer fields at 2300 Hitzert Court. The property is zoned “IP-1” Industrial Park.

**CASE 2022-REZ-05:** Consideration of a request to rezone a 1-acre portion of a tract of land described as being part of Lot 4 of Breck Industrial Court and part of Breck Industrial Plat No. 3 from “HP-1” Hospitality Park to “BP-3” Business Park. The property is addressed as 800 S. Highway Drive.

**XI. ANNOUNCEMENTS:**

Report from the Community Development Department

Report from the Chairperson

Report from other Commissioners

Report from Planning & Zoning Liaison

Next Planning & Zoning Meeting: Wednesday, August 3, 2022, at 7:00 p.m. at City Hall

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**CITY OF FENTON  
625 NEW SMIZER MILL RD.  
FENTON, MISSOURI 63026  
636-343-2080**

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**DATE POSTED: FRIDAY, JUNE 24, 2022  
AND REPOSTED ON TUESDAY, JUNE 28, 2022**