



Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday February 9th, 2016 @ 5:30pm
City Hall Boardroom

1. Call to Order
2. Roll Call
3. Announcements
 - A. Introduction of New Planning & Zoning Commissioner Barbara Wassmer by Chairman Dean Katerndahl.
 - B. Introduction of New Community Development Director by City Administrator Lauren Palmer.
4. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the November 30, 2015 Special Planning and Zoning Commission meeting.
5. Public Hearing
 - A. None
6. Regular Business
 - A. Application for a planned district development permit for Park University Case PZ15-36, Park University, applicant.
7. Unfinished Business
 - A. None
8. Other Business
 - A. Update on the final report for the Route 9 Corridor Study
 - B. Update on the Zoning & Subdivision Regulations Project
 - C. Update on the adopted Parkville Property Maintenance Code via Board of Aldermen
 - D. Upcoming meetings & dates of importance:
 - Board of Zoning Adjustment Meeting: Wednesday, February 10, 2016 at 5:30 pm.
 - Board of Aldermen Meetings: Tuesday, February 16, 2016 and Tuesday, March 1st, 2016 at 7:00 pm
 - Planning & Zoning Commission Regular Meeting: Tuesday, March 8, 2015 at 5:30 pm.
9. Adjournment



**Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday March 8th, 2016 @ 5:30pm
City Hall Boardroom**

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the February 9, 2016 Regular Planning and Zoning Commission meeting.
4. Public Hearing
 - A. None
5. Regular Business
 - A. Application for Final Plat of Re-plat of Lot 11, Cider Mill Ridge, Fourth Plat Case# PZ16-01 *RP Golf, LLC applicant*
6. Other Business
 - A. Parkville Zoning & Subdivision Regulations Project
 - a. Summary of Procedures Analysis
 - b. Updated Project Schedule
 - B. Upcoming meetings & dates of importance:
 - Board of Zoning Adjustment Meeting: Tuesday, March 22, 2016 at 5:30 pm.
 - Board of Aldermen Meetings: Tuesday, March 15, 2016 and Tuesday, April 5th, 2016 at 7:00 pm
 - Planning & Zoning Commission Regular Meeting: Tuesday, April 12, 2015 at 5:30 pm.
7. Adjournment



**Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday April 12th, 2016 @ 5:30pm
City Hall Boardroom**

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the March 8th, 2016 Regular Planning and Zoning Commission meeting.
4. Public Hearing
 - A. Application to rezone two parcels containing 30.82 acres, more or less, located approximately 3/4 mile north of 45 Highway on NW 76th Street and abutting I-435, from County "RMD" Residential Multiple Dwelling District to City "R-1" Single-Family Residential District. *Case# 2016-04 Michael E. Pedley, Regina M. & Charles K. Moore, applicant*
5. Regular Business
 - A. Application for a Site Plan/Development Plan for 12 East Street Parkville, MO. *Case #PZ16-03 Samsara Vintage Home, applicant*
6. Unfinished Business
 - A. None
7. Other Business
 - A. Missouri American Water Treatment Plant – Future Work Session-
 - B. Upcoming meetings & dates of importance:
 - Planning Commission Work Session-*immediately following this meeting.*
 - Board of Zoning Adjustment Meeting: Tuesday, April 26th, 2016 at 5:30 pm
 - Board of Aldermen Meetings: Tuesday, April 19, 2016 and Tuesday, May 3rd, 2016 at 7:00 pm
 - Planning & Zoning Commission Regular Meeting: Tuesday, May 10th, 2015 at 5:30 pm.
8. Adjournment



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Tuesday, April 12, 2016,
Immediately after the Regular Planning & Zoning Commission Meeting
City Hall Board Room

1. Call to Order
2. Work Session:
 - A. Parkville Zoning & Subdivision Regulations Project
3. Adjourn

Notes:

- * This workshop is open to the public and all interested parties are welcome to attend. All agenda items are for discussion only. The Planning and Zoning Commission will not take any action on any workshop agenda item.



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Wednesday April 20, 2016, 6:00pm
City Hall Municipal Court Room

1. Call to Order
2. Work Session:
 - A. Mo American Water Company Project
3. Adjourn

Notes:

- * This workshop is open to the public and all interested parties are welcome to attend. All agenda items are for discussion only. The Planning and Zoning Commission will not take any action on any workshop agenda item.



**Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday May 10th, 2016 @ 5:30pm
City Hall Boardroom**

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the April 12th, 2016 Regular Planning and Zoning Commission meeting.
4. Public Hearing
 - A. Application to amend Parkville Municipal Code Chapter 463 to add Section 463.065 PLCD-Parkland and Conservation Temporary Sign Permit and to add Section 463.180 "PLCD"-Parkland and Conservation District. A new district within Chapter 463 regulating signs, in sizes, materials and length of time for display. *Case #PZ16-07; City of Parkville, Missouri*
5. Regular Business
 - A. Application for a Final Plat for Thousand Oaks 20th Plat. *Case #PZ16-06; David Barth, Forest Park Development Company of Kansas City, LLC*
6. Unfinished Business
 - A. Application for a Site Plan/Development Plan for 12 East Street Parkville, MO. *Case #PZ16-03; Alex Iglesias, Samsara Vintage Home – Previously postponed from 4-12-16 Planning Meeting.*
7. Other Business
 - A. Missouri American Water Treatment Plant – June 14th, 2016 Planning Commission Meeting
 - B. Upcoming meetings & dates of importance:
 - Planning Commission Work Session-*immediately following this meeting.*
 - Board of Aldermen Meetings: Tuesday, Tuesday, May 17th, 2016 and Tuesday June 7th, 2016 at 5:30 pm
 - Zoning Code and Subdivision Regulations update Open House #1 Monday May 23rd, 2016, Parkville City Hall-Board Room @ 5:30-7:30pm
 - Board of Zoning Adjustment Meeting: Tuesday, May 24th, 2016-Cancelled No Agenda Item
 - Planning & Zoning Commission Regular Meeting: Tuesday, June 14th, 2015 at 5:30 pm.
8. Adjournment



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Tuesday, May 10, 2016,
Immediately after the Regular Planning & Zoning Commission Meeting
City Hall Board Room

1. Call to Order
2. Approve the Minutes from the April 12, 2016 and April 20, 2016 Workshop Meetings.
3. Presentations
 - A. Parkville Zoning & Subdivision Regulations Project
4. Adjourn

Notes:

- * This workshop is open to the public and all interested parties are welcome to attend. All agenda items are for discussion only. The Planning and Zoning Commission will not take any action on any workshop agenda item.



**Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday June 14, 2016 @ 5:30pm
City Hall Boardroom**

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the May 10, 2016 Regular Planning and Zoning Commission meeting.
4. Public Hearing
 - A. An application for a Conditional Use Permit (CUP) to construct and operate a Drinking Water Treatment Plant at 10550 NW FF Highway, Parkville, MO, in a City "R-2" Single-Family Residential District, on one parcel containing 10.01 acres, more or less, located approximately 1 mile west of Main St. on NW FF Hwy and abutting NW FF Hwy. *Case #PZ16-02A; Missouri American Water, Applicant*
5. Regular Business
 - A. Application for a Preliminary Site Plan for a Water Treatment Facility at 10550 NW FF Highway, Parkville, MO, on one parcel containing 10.01 acres, more or less, located approximately 1 mile west of Main St. on NW FF Hwy and abutting NW FF Hwy. *Case #PZ16-02B; Missouri American Water, Applicant*
6. Unfinished Business
 - A. None
7. Other Business
 - A. Upcoming meetings & dates of importance:
 - Board of Aldermen Meetings: Tuesday, Tuesday, June 21st, 2016 and Tuesday July 5th, 2016 at 5:30 pm
 - Board of Zoning Adjustment Meeting: Tuesday, June 28th, 2016-Cancelled No Agenda Item
 - Planning & Zoning Commission Regular Meeting: Tuesday, July 12th, 2015 at 5:30 pm.
8. Adjournment



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Tuesday, June 14, 2016,
Immediately after the Regular Planning & Zoning Commission Meeting
City Hall Board Room

1. Call to Order
2. Approve the minutes from the May 10th, 2016 Special Workshop Meeting
3. Presentations
 - A. Thousand Oaks 12th Plat Lot Line extensions
 - B. Parkville Zoning & Subdivision Regulations Project
4. Adjourn

Notes:

- * This workshop is open to the public and all interested parties are welcome to attend. All agenda items are for discussion only. The Planning and Zoning Commission will not take any action on any workshop agenda item.



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Tuesday, July 12, 2016, 5:30 p.m.
City Hall Board Room

1. Call to Order
2. Work Session
 - A. Friends of the Parkville Animal Shelter (FOPAS)
3. Staff Updates
 - A. Missouri American Water Plant Relocation (Case No. PZ16-02A, PZ16-02B)
4. Adjourn

Notes:

- * This workshop is open to the public and all interested parties are welcome to attend. This workshop is not a public hearing; all agenda items are for discussion only. The Planning and Zoning Commission will not take any action on any workshop agenda item.



Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday, August 9, 2016 @ 5:30pm
City Hall Boardroom

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the June 14, 2016 Regular Planning and Zoning Commission meeting.
 - C. Approve the minutes from the July 12, 2016 Special Workshop meeting.
4. Public Hearing
 - A. An application for a revised Conditional Use Permit (CUP) to construct and operate a Drinking Water Treatment Plant at 10550 NW FF Highway, Parkville, MO, in a City "R-2" Single-Family Residential District, on one parcel containing 10.01 acres, more or less, located approximately 1 mile west of Main St. on NW FF Hwy and abutting NW FF Hwy. *Case #PZ16-02A; Missouri American Water, Applicant*
 - B. Application for a revised Preliminary Site Plan for a Water Treatment Facility at 10550 NW FF Highway, Parkville, MO, on one parcel containing 10.01 acres, more or less, located approximately 1 mile west of Main St. on NW FF Hwy and abutting NW FF Hwy. *Case #PZ16-02D; Missouri American Water, Applicant*
 - C. Application for text amendment to Parkville Municipal Code, Title IV, Chapter 471: Regulations Governing The Installation and Operation of Telecommunication Antennas and Towers. *Case #PZ16-12; City of Parkville, Applicant*
5. Regular Business
 - A. None
6. Unfinished Business
 - A. None
7. Other Business
 - A. Upcoming meetings & dates of importance:
 - Board of Aldermen Meetings: Tuesday, August 16, 2016 at 7:00 p.m. and Tuesday, September 6, 2016 at 7:00 p.m.
 - Board of Zoning Adjustment Meeting: Tuesday, August 23, 2016-Cancelled No Agenda Item

- Planning & Zoning Commission Regular Meeting: Tuesday, September 13, 2016 at 5:30 p.m.

8. Adjournment



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Tuesday, August 9, 2016,
Immediately after the Regular Planning & Zoning Commission Meeting
City Hall Board Room

1. Call to Order
2. Presentations
 - A. Parkville Zoning & Subdivision Regulations Project
3. Adjourn

Notes:

- * This workshop is open to the public and all interested parties are welcome to attend. This workshop is not a public hearing; all agenda items are for discussion only. The Planning and Zoning Commission will not take any action on any workshop agenda item.



Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday, September 13, 2016 @ 5:30pm
City Hall Boardroom

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the August 9, 2016 Regular Planning and Zoning Commission meeting.
 - C. Approve the minutes from the August 9, 2016 Special Workshop meeting.
4. Public Hearing
 - A. Application for Zoning Map Revision (Rezoning) for two parcels containing 1.09 acres, more or less, generally located at 10530 Highway FF, from County "PI" Planned Industrial District to "R-2" Single-Family Residential District. *Case #PZ16-02F; Missouri American Water, Applicant*
5. Regular Business
 - A. Application for the Parkville Plant Subdivision – Final Plat, a Subdivision in the City of Parkville, Platte County, Missouri. *Case #PZ16-02C; Missouri American Water, Applicant*
 - B. Application for Final Site Plan / Development Plan to construct and operate a Water Treatment Facility at 10550 NW FF Highway, Parkville, MO, in a City "R-2" Single-Family Residential District, three parcels containing 11.10 acres, more or less, located approximately 1 mile west of Main St. on NW FF Hwy and abutting NW FF Hwy. *Case #PZ16-02G; Missouri American Water, Applicant*
6. Unfinished Business
 - A. None
7. Other Business
 - A. Upcoming meetings & dates of importance:
 - Board of Aldermen Meetings: Tuesday, September 20, 2016 at 7:00 p.m. and Tuesday, October 4, 2016 at 7:00 p.m.

- Board of Zoning Adjustment Meeting: Tuesday, September 27, 2016 - Cancelled No Agenda Item
- Planning & Zoning Commission Regular Meeting: Tuesday, October 11, 2016 at 5:30 p.m.

8. Adjournment



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Tuesday, September 13, 2016,
Immediately following the Regular Planning & Zoning Commission Meeting
City Hall Board Room

1. Call to Order
2. Discussion
 - A. Park University proposed (replacement) entrance monument sign and review of the City's current Zoning Code regulations of Electronic Message Center (EMC) signs
3. Adjourn

Notes:

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Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday, October 11, 2016 @ 5:30pm
City Hall Boardroom

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the September 13, 2016 Regular Planning and Zoning Commission meeting.
 - C. Approve the minutes from the September 13, 2016 Special Workshop meeting.
4. Public Hearing
 - A. Application for Text Amendment (Zoning & Subdivision Regulations) to Parkville Municipal Code, Title IV, Chapter 463: Sign Code, Article IV: Restrictions On Signs Within Zoning Districts, Section 463.160 Special Conditions For All Zones. *Case #PZ16-15; Park University, Applicant*
 - B. Application for Conditional Use Permit (CUP) to relocate an existing public utility well along the Missouri River, located in Platte Landing Park, 300 South Main St., Parkville, MO. *Case #PZ16-18; Missouri American Water, Applicant*
5. Regular Business
 - A. Application for Application for a Site Plan/Development Plan for exterior modifications in the "OTD" Old Town District at 12 E. 1st St. – removal of ATM canopy and restriping parking lot. *Case #PZ16-14; Ed Bradley, Bank Liberty, Applicant*
 - B. Approve sign permit in an "R-4" Multiple-Family Residential District for an institutional, public and semi-public use sign at 31 W 8th St. *Case No. PZ16-16; Banneker School Foundation, applicant.*
6. Unfinished Business
 - A. None
7. Other Business
 - A. Upcoming meetings & dates of importance:

- Board of Aldermen Meetings: Tuesday, October 18, 2016 at 7:00 p.m. and Tuesday, November 1, 2016 at 7:00 p.m.
- Board of Zoning Adjustment Meeting: Tuesday, October 25, 2016 - Cancelled No Agenda Item
- Planning & Zoning Commission Regular Meeting: Tuesday, November 8, 2016 at 5:30 p.m.
- Zoning Code and Subdivision Regulations update Open House #2 Mosaic Life Care Center - 6185 Jefferson Ave, Parkville Commons Lobby - November 16, 2016 from 5:30-7:30pm

8. Adjournment



Agenda
Special Workshop of the
Parkville Planning & Zoning Commission*
Tuesday, October 11, 2016,
Immediately following the Regular Planning & Zoning Commission Meeting
City Hall Board Room

1. Call to Order
2. Presentations
 - A. Parkville Zoning Code and Subdivision Regulations Update project – Initial draft documents
3. Adjourn

Notes:

- * This workshop is open to the public and all interested parties are welcome to attend. This workshop is not a public hearing; all agenda items are for discussion only. The Planning and Zoning Commission will not take any action on any workshop agenda item.



**Planning & Zoning Commission
Special Meeting Agenda
City of Parkville, Missouri
Monday November 14, 2016 @ 5:30pm
City Hall Boardroom**

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the October 11, 2016 Regular Planning and Zoning Commission meeting.
 - C. Approve the minutes from the October 11, 2016 Special Workshop meeting.
4. Public Hearing
 - A. Application for Final Plat for the Thousand Oaks Sixteenth Plat to extend Thousand Oaks Drive to the southeast from the previously approved Thousand Oaks Thousand Oaks Thirteenth Plat. *Case #PZ14-27 Thousand Oaks Sixteenth Plat; Forest Park Development, Applicant*
 - B. Application for Final Plat for the Thousand Oaks Nineteenth Plat to extend Thousand Oaks Drive to the south from the proposed Sixteenth Plat and connect Thousand Oaks Drive to NW River Road. *Case #PZ15-23; Thousand Oaks Nineteenth Plat; Forest Park Development, Applicant*
5. Regular Business
 - A. None
6. Unfinished Business
 - A. None
7. Other Business
 - A. Upcoming meetings & dates of importance:
 - Zoning Code and Subdivision Regulations update Open House #2 Mosaic Life Care Center - 6185 Jefferson Ave, Parkville Commons Lobby - November 16, 2016 from 5:30-7:30pm

- Board of Aldermen Meetings: Tuesday, December 6, 2016 at 7:00 p.m. and Tuesday, December 15, 2016 at 7:00 p.m.
- Board of Zoning Adjustment Meeting: Tuesday, November 22, 2016 - Cancelled No Agenda Item
- Planning & Zoning Commission Special Meeting: Tuesday, November 29, 2016 at 5:30 p.m.
- Planning & Zoning Commission Regular Meeting: Tuesday, December 13, 2016 at 5:30 p.m.

8. Adjournment



Planning & Zoning Commission
Regular Meeting Agenda
City of Parkville, Missouri
Tuesday, December 13, 2016 @ 5:30pm
City Hall Boardroom

1. Call to Order
2. Roll Call
3. General Business
 - A. Approve the Agenda.
 - B. Approve the minutes from the November 14, 2016 Special Meeting of the Planning and Zoning Commission meeting.
4. Public Hearing
 - A. Application for a Conditional Use Permit (CUP) for an emergency and general aviation helicopter landing facility at The Lodges At The National at the southeast corner of Birkdale Dr. and Allen Way. *Case #PZ16-13 National Helipad CUP; The National Golf Club of Kansas City, Applicant*
 - B. Application for Conditional Use Permit (CUP) to operate an office use of low traffic generation at 8904 NW Hwy 45 in Parkville, MO in an "R-1" Single-Family Residential District. *Case #PZ16-21 By The Blade CUP 8904 NW 45 Hwy; By The Blade, Applicant*
 - C. Amendment to replace Parkville Municipal Code, Title IV. Zoning Code in its entirety; repeal Title V, Chapter 505: Subdivisions; and add Section 142.040. Planning Commission to Title I, Chapter 142: Committees, Commissions, Boards And Advisors via the *Zoning Code and Subdivision Regulations Update* project. *Case #PZ16-22 Zoning Code and Subdivision Regulations Update; City of Parkville, Applicant*
5. Regular Business
 - A. Application for a Planned District Development Permit for exterior modifications in the "OTD" Old Town District at 112 Main St. – addition of a roof over an existing outdoor patio / dining area at Café Des Amis restaurant. *Case #PZ16-20 Café Des Amis Roof Addition; Guillaume Hanroit, Applicant*
6. Unfinished Business
 - A. None
7. Other Business
 - A. Upcoming meetings & dates of importance:

- Board of Aldermen Meetings: Tuesday, December 20, 2016 at 7:00 p.m. and Tuesday, January 3, 2016 at 7:00 p.m.
- Board of Zoning Adjustment Meeting: Tuesday, December 27, 2016 - Cancelled No Agenda Item
- Planning & Zoning Commission Regular Meeting: Tuesday, January 10, 2017 at 5:30 p.m.

8. Adjournment