

MINUTES

PUBLIC HEARING

No Public Hearing

REGULAR MEETING

The regular meeting of the Arnold Planning Commission was called to order by Chairman Brian McArthur at 7:00 p.m. The Pledge of Allegiance was recited by those in attendance.

ROLL CALL OF COMMISSIONERS: Del Williams, Cricket Whaley, Brian McArthur, Roy Wilde, Ted Brandt, Frank Kutilek, Jeff Campbell, Bill Moritz, Todd Teuscher, Mary Holden, Christie Hull-Bettale (excused) and Dan Bish. 9 voting members present.

REVIEW AND APPROVAL OF AGENDA: Motion by Jeff Campbell to approve the agenda as presented. Second by Todd Teuscher. Voice Vote – *Approved*. (Bill Moritz abstained).

APPROVAL OF MINUTES: Motion by Jeff Campbell to approve the minutes from the October 25, 2011 meeting if there are no corrections. Second by Todd Teuscher. Voice Vote – *Approved*. (Bill Moritz abstained).

QUESTIONS FROM THE FLOOR: None

STAFF REPORT: 2011-27, REQUEST TO EXTEND APPROVAL OF LONEDELL VALLEY PRD, MR.

TERRY KLAMERT: Mary Holden explained that the Subdivision Code indicates preliminary plats are allowed up to five years for an approval. Even though this is a Planned Residential Development, she is inclined to use this section as a guide since the provision from the Zoning Code makes the assumption that the project is under construction.

Brian McArthur agrees we need to keep it within the five years and not set precedence.

Frank Kutilek has reservations about granting an extension since changes cannot be made.

Terry Klamert, 3514 Susan Dr., Imperial, MO, stated that at this time Banks are not loaning money on new projects. Also slow economy is a problem.

Todd Teuscher asked if a spec home would be built within the next two years. Terry stated he will not develop anything on this property until the Banks are ready to loan money.

Cricket Whaley commented that the type of housing in this development is what the Comprehensive Plan states we need more of.

Roy Wilde read a prepared statement (attached).

Motion by Bill Moritz to approve 2011-27 (2009-10), Lonedell Valley PRD, extend approval until October 15, 2014. Second by Jeff Campbell. Roll call vote: Del Williams, yes; Cricket Whaley, yes; Brian McArthur, yes; Roy Wilde, yes; Ted Brandt, yes; Frank Kutilek, yes; Jeff Campbell, yes; Bill Moritz, yes; Todd Teuscher, yes.

COMPREHENSIVE PLAN – ADDITIONAL COMMENTS: None

OLD BUSINESS: None

COMMISSIONERS REPORT: Bill Moritz commented that Jeff Fitter will return to the Planning Commission as the Council Representative.

Jeff Campbell thanked the city for looking into the exposed sanitary sewer pipes on Old Lemay Ferry.

Del Williams thanked Bill Moritz for his email updates.

ADJOURNMENT: Meeting adjourned at 7:20 p.m.

Respectfully Submitted,

Roy Wilde
Planning Commission Secretary