

Planning & Zoning - Meeting Minutes
October 15, 2012 6:30 pm

The Wright City Planning & Zoning Commission met for their regular monthly meeting on Monday, October 15, 2012 at 6:30 pm in City Hall.

The following were present: Committee members. Tony Girondo, Angie Reynolds, Tony Midiri and John O'Connor. City employees present were Harry Harper and Planning and Zoning Clerk Denise Queen. Committee members Mayor David Heiliger, Jim Toothman and Sal Gertken were absent.

Others present and signed in were: David Ford and Dawn Carter.

Call to Order

Chairman Tony Girondo called the meeting to order at 6:30 pm.

Minutes

Tony Girondo made a motion to postpone the motion to approve the minutes of September 6, 2012.

Tony Girondo made a motion to postpone the motion to approve the minutes of September 17, 2012.

Public Comments / Concerns - None

Public Hearing –

Tony Girondo opened the public hearing and there were no comments. Tony Girondo closed the public hearing.

Old Business/Recommendations to the Board of Aldermen

Application for Conditional Use Permit from David Ford for a Truck, Boat and Trailer Repair and Sales, located at 13430 Veterans Memorial Parkway, Wright City, Missouri 63390.

Tony Girondo said that he noticed that they have been cleaning up the property and it is looking good. David Ford said that they are actively cleaning up and that he has contacted Montgomery Salvage, Cashes and Skyline to take away the two trailer containers but has been unsuccessful. The landlord Thoele Inc will be using a backhoe to crush the two trailer containers then have them hauled away by one of the salvage companies in the next few weeks.

John O'Connor made a motion to approve the Application for Conditional Use Permit from David Ford for a Truck, Boat and Trailer Repair and Sales, located at 13430 Veterans Memorial Parkway, Wright City, MO. 63390. Angie Reynolds seconded the motion.

Vote: Tony Girondo	yes	John O'Connor	yes
Tony Midiri	yes	Angie Reynolds	yes
The motion unanimously carried			

David Ford asked what he needs to do once it has been approved by Planning and Zoning. He said that he has the bathrooms and faucets repaired and will call for occupancy inspection. Tony Girondo informed him that it will go to the board for final approval and then he will need to get a business license from Christine Martin. He was given a "welcome to the city" by the Planning and Zoning.

Keeping Rabbits – Tony Girondo mentioned that he would like to add to the domestic animal ordinance "rabbits with no more than 3 animals per dwelling", and to inform the Board that Planning and Zoning will recommend to the Board that we approve the domestic animal ordinance. Angie Reynolds seconded the motion. The motioned carried.

Review Section 405.100 – Regulating Fence Material

John O'Connor said that he would liked the way Wentzville ordinance is with the fence post being 30 inch deep in concrete and 6 foot post being 36 inch deep in concrete. The commission recommended the code for chain link fencing state "that the barbs need to be installed at the bottom of the fence into the ground". Angie Reynolds recommended that we should change plastic to vinyl and that the wording of "preapproval of Inspector" be changed to "code inspector approval". Tony Girondo stated that this issue will be postponed and reviewed at next Work Shop. Planning and Zoning will postponed this matter until the next meeting.

New Business/Recommendations to the Board of Aldermen - None

Reports

Building Official – Report was given by Harry Harper.

Commissioner Comments- Tony Girondo would like to recommend that the Board issue a ticket along with the sign permit violation of city ordinance to Cedar Lake Winery. The signage cost should be an annual fee (32.50 x 6 = \$195.00). Harry said that he would look into the ordinance along with Larry Janish. Harry thought that the sign was put on state property or belonged to the railroad.

Adjournment

John O'Connor made a motion to adjourn the meeting. Angie Reynolds seconded the motion. The motion carried.

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The meeting adjourned at 7:00 pm

Approved _____

Attested _____