

**City of Wright City
Planning and Zoning Commission Meeting
Monday, March 18, 2024
City Hall, 636 Westwoods Road**

The Wright City Planning and Zoning Commission met for its monthly meeting at 6:00 p.m. in the Auditorium of the City Hall, 636 Westwoods Road, Wright City, Missouri.

Commission members present were Chairman Joe Iannicola, Tom Uhl, Kim Arbuthnot, Mark Brandt, Frank Ellis, Nathan Hamilton, and Mayor Heiliger. One seat remains vacant in Ward 2. City Staff present was City Clerk Abbie Ogborn and Building Inspector Lance Bauer. Others present Alderman Karey Owens, Alderman Ramiz Hakim, Alderman Don Andrews, Russ Lyons Jr, Heather Cahail, Tom Glosier, Bart Korman, Kim Fast, Billy Ivie, John and Jeanette Woehrle.

Call Meeting to Order

Chairman Joe Iannicola called the meeting to order at 6:00 p.m.

Approval of Minutes

Kim Arbuthnot moved to approve the February 20, 2024, meeting minutes. Frank Ellis seconded it and the voice vote was as follows:

Joe Iannicola	Yea	Mark Brandt	Yea	Tom Uhl	Yea	Nathan Hamilton	Yea
Michelle Heiliger	Yea	Vacancy		Frank Ellis	Yea	Kim Arbuthnot	Yea

The motion passed 7-0.

Public Comments

None

Public Hearing

Conditional Use Permit – 425 North Service Road West – The applicant was absent. There being no comments, Mr. Iannicola closed the public hearing.

Conditional Use Permit – 113 Veterans Memorial Parkway – Heather Cahail was present. She stated that nothing had changed prior to her initial submission in January. There being no other comments, Mr. Iannicola closed the public hearing.

Conditional Use Permit – 14000 Veterans Memorial Parkway – The applicant was absent. There being no comments, Mr. Iannicola closed the public hearing.

Old Business/Recommendations to the Board of Aldermen

None

New Business/Recommendations to the Board of Aldermen

Conditional Use Permit – 425 North Service Road West – The applicant was absent. Kim Arbuthnot made a motion to postpone the item to the April meeting. Mark Brant seconded it and the voice vote was as follows:

Joe Iannicola Yea Mark Brandt Yea Tom Uhl Yea Nathan Hamilton Yea
Michelle Heiliger Yea Vacancy Frank Ellis Yea Kim Arbuthnot Yea

The motion passed 7-0.

Conditional Use Permit – 113 Veterans Memorial Parkway – Tom Uhl moved to approve the application as presented. Kim Arbuthnot seconded it and the voice vote was as follows:

Joe Iannicola Yea Mark Brandt Yea Tom Uhl Yea Nathan Hamilton Yea
Michelle Heiliger Yea Vacancy Frank Ellis Yea Kim Arbuthnot Yea

The motion passed 7-0.

Conditional Use Permit – 14000 Veterans Memorial Parkway - The applicant was absent. Kim Arbuthnot made a motion to postpone the item to the April meeting. Mark Brant seconded it and the voice vote was as follows:

Joe Iannicola Yea Mark Brandt Yea Tom Uhl Yea Nathan Hamilton Yea
Michelle Heiliger Yea Vacancy Frank Ellis Yea Kim Arbuthnot Yea

The motion passed 7-0.

Preliminary Plat Application – Timber Run Subdivision - Applicant and Bart Korman with Lewis-Bade were present. The first phase of the development will be 48 lots and will include the required green space/recreational area. Residents from the Falcons Crest Subdivision were expressed concerns of the current stormwater drainage from The Shire Development that is causing siltation to run over and along Highway H. Mr. Korman is aware of the stormwater and a detention basin was installed to help slow down the discharge of that storm water and is not responsible for The Shire development. Mayor Heiliger moved to approve the Preliminary Plat application with the condition that Auburn Meadows West Plats 1 and 2 will have to be recorded prior to the recording of this final plat for Timber Run Plat 1 and to address the removal of the lot that now contains the extension of Lexington Drive in Plat 5 of Auburn Meadows. Kim Arbuthnot seconded it and the voice vote was as follows:

Joe Iannicola Yea Mark Brandt Yea Tom Uhl Yea Nathan Hamilton Yea
Michelle Heiliger Yea Vacancy Frank Ellis Yea Kim Arbuthnot Yea

The motion passed 7-0.

Building Official

Mr. Bauer provided an update on construction in the city including residential, commercial, and future developments that may come to the area.

Commission Comments

None

Adjournment

Kim Arbuthnot moved to adjourn the meeting at 6:20 p.m. Nathan Hamilton seconded the motion and the voice vote was as follows:

Joe Iannicola Yea Mark Brandt Yea Tom Uhl Yea Nathan Hamilton Yea
Michelle Heiliger Yea Vacancy Frank Ellis Yea Kim Arbuthnot Yea

The motion passed 7-0.

Approved: _____
Chairman, Joe Iannicola

Attested: _____
City Clerk, Abbie Ogborn