

**PLANNING AND ZONING MEETING
405 E. BROADWAY
ASHLAND, MO. 65010
TUESDAY, FEBRUARY 11, 2020**

Public Hearing:

Tony St. Romaine gave a brief overview to those present on the planned Ashland Commons and Conditional Use and opened the hearing for public discussion. Dave Westhoff at 601 S. Henry Clay Blvd. had some questions regarding the property that would revert to him and Mr. Quick, the developer of Ashland Commons, once S. Main Street is rerouted. He also stated the proposed lot size for the housing seems small.

Nancy Lenger at 5003 E. Liberty Ln. asked for an overview for the whole development. Brian Harrington with All State Consultants gave an overview.

With no further discussion, Chairman Ernie Wren closed the Public Hearing portion at 6:32 pm.

1. REGULAR MEETING:

Chairman Wren called the meeting to order Tuesday, February 11, 2020 at 7:00 p.m. at 405 E. Broadway, Ashland, Missouri. Commissioners in attendance were Ernie Wren, Richard Huse, Greg Batson, Randy Burhans, Cynthia Wills and Jerrod Bryan. Commissioners absent were: Fred Klippel and Cecil Payne

Also present were: Alderman Liasian Jeff Sapp, City Administrator Tony St. Romaine and Administrative Assistant Carrie Fischer and Brian Harrington All State Consultants.

2. Approval of Agenda:

Chairman Wren called for a motion to approve the February 11, 2020 agenda. Commissioner Bryan made a motion to approve the February 11, 2020 agenda. Seconded by Commissioner Wills. Motion carried unanimously.

3. Approval of Previous Minutes:

Chairman Wren called for a motion to approve the previous minutes dated January 14, 2020. Motion made by Commissioner Bryan to approve the previous minutes dated January 14, 2020. Seconded by Commissioner Batson. Motion carried unanimously.

4. Public Comments:

a.) None

5. OLD BUSINESS:

a.) None:

6. NEW BUSINESS:

a.) YMCA Site Plan: City Administrator Tony St. Romaine mentioned that a traffic study would be required for the Ashland Commons property, which abuts the YMCA. He stated it

would make sense to do a joint traffic study with the YMCA given the vicinity of the properties. Commissioner Bryan made a motion to approve the YMCA Site Plan seconded by Commissioner Huse. Roll call vote was taken; Commissioner Huse - yes, Commissioner Batson - yes, Commissioner Burhans - yes, Commissioner Wills - yes, Commissioner Bryan - yes. Motion carried.

Ashland Commons Conditional Use and Preliminary Plat: Questions regarding water detention and runoff were mentioned. After further discussion, Commissioner Bryan made a motion to approve the Conditional Use and Preliminary Plat, seconded by Commissioner Batson. Roll call vote was taken; Commissioner Huse - no, Commissioner Batson - yes, Commissioner Burhans - abstain, Commissioner Wills - yes, Commissioner Bryan - yes. Motion carried.

7. DISCUSSION: Marijuana Dispensaries: City Administrator Tony St. Romaine mentioned the information presented, the Commission had seen before but wanted to get it back for consideration. He also stated there is currently nothing in the City of Ashland code with requirements regarding adjacency for CBD distribution, therefore defaulting to the State of Missouri Statutes. After further discussion, it was requested to place this item on the agenda for the March meeting.

8. Mayor's Report:

None

9. City Administrator's Report: Tony St. Romaine mentioned the frustration developers are having in regards to fees associated with the review process for various plans. He is in the process of putting the budget together and he is proposing to hire a plan review person within the next fiscal year to bring that responsibility back in house.

10. Commissioners' Report: Commissioner Bryan thanked Tony St. Romaine for all of his work and information he has brought thus far

Chairman Wren called for a motion to adjourn, February 11, 2020, Planning and Zoning Meeting. Commissioner Wills made a motion to adjourn, February 11, 2020, Planning and Zoning Meeting. Seconded by Commissioner Huse. Motion carried.

Minutes prepared by Carrie Fischer 8:05 pm