



**MINUTES OF THE
PLANNING & ZONING COMMISSION MEETING
1 GOVERNMENT CTR, BALLWIN MISSOURI 63011
FEBRUARY 5, 2024**

THE MINUTES ARE PREPARED IN SUMMARY TO REFLECT THE OVERALL DISCUSSIONS, NOT VERBATIM QUOTES.

Commissioner Alexander called the meeting to order at 7:00 p.m. Members in attendance were:

Present:

Mayor Tim Pogue
Alderman Mark Stallmann
Commissioner Grant Alexander
Commissioner Janet Carr
Commissioner Derek Beiter
Commissioner Victoria Winfrey
Commissioner Bill Hinds
Commissioner Zach Carter
City Planner Lynn Sprick
City Attorney Robert Jones

Absent:

Commissioner Michael Swain

The Pledge of Allegiance was recited.

Approval of Minutes

The minutes from the November 27, 2023 Board of Aldermen meeting were submitted for approval. Mayor Pogue made a correction that Commissioner Hinds was referred to as Alderman Hinds and he was marked as present when he was absent. A motion to approve the minutes as amended was made by Commissioner Alexander and seconded by Commissioner Carr. The motion was approved unanimously.

SUE-24-02 Restaurant with front yard parking at 15581 Manchester Road

City Planner, Lynn Sprick, summarized the Petition.

The Petitioner, Ahmed Alwahib, addressed the Commission. He and his business partner propose to open a restaurant at the location. The space was currently occupied by a restaurant and no changes to the layout are proposed.

Mayor Pogue complimented the business plan.

Alderman Stallmann asked about the planned hours of operation.

Mr Alwahib stated the proposed restaurant would be open Monday-Friday from 10:00 am – 10:00 pm.

Commissioner Alexander opened the public hearing. No one came forward to speak in opposition or in favor of the Petition. The public hearing was closed.

Commissioner Alexander stated this would be the same business type and seating layout as previous occupants.

Mayor Pogue asked if there have been parking issues at the development.

Ms Sprick answered not to her knowledge.

Alderman Stallmann motioned to recommend approval of the Petition to the Board of Aldermen.

Commissioner Beiter seconded and the motion was unanimously approved.

Mayor Pogue asked if the Board of Aldermen at the meeting scheduled for February 12, 2024 would consider the Petition.

Ms Sprick answered yes.

Alderman Stallmann asked if the Petitioner plans to apply for a liquor license.

Mr Alwahib answered no.

Adjournment

A motion was made by Commissioner Alexander and seconded by Commissioner Beiter to adjourn the meeting. The motion was approved unanimously and the meeting adjourned at 7:10pm.

DRAFT