

Findings of Fact

Date of Hearing:

04/08/2024

Time:

6:00

Type of Application:

Rezoning

Name of Applicant:

1100 Block of Main (REZN 24-005)

Location:

City Council Chambers

Based upon the facts presented during the course of this hearing, I have found that the application is generally:

- Conforming to the City's adopted Land Use Plan Yes No
- Conforming to the City's adopted Transportation Plan Yes No
- Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.) Yes No
- Compatible with surrounding land uses Yes No
- Able to be adequately served by municipal infrastructure Yes No
- Aligned with the purposes of RSMo. 89.040 Yes No

Statement of Relevant Facts Found:

See comments on Rezoning 24-004. Adjoining property and concerns were also presented by citizens

Based on these findings, I have concluded to recommend the application to the City Council for:

Approval Denial

Commissioner Name:

RANDY ELLIS

Commissioner Signature:

Randy Ellis

Date:

4/8/2024

Findings of Fact



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Time:

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04/08/2024

6:00

Rezone

Name of Applicant:

Location:

1100 Block of Main (REZN 24-005)

City Council Chambers

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- Aligned with the purposes of RSMo. 89.040 Yes No

Statement of Relevant Facts Found:

Traffic Study does not take Main into account

*25 acres AG → R1-M | In proximity to sinkhole on adjacent property
Currently vacant | Transportation, water, geography in accordance
A1, R1-M, R1-H, + A1 surrounding Traffic Enforcement
R-2 close by | Access into Benny College + Main
SS front rear yard setback across houses*

*Annex → Rezone → Platting → Development → Find Platting... * Surrounding Neighbors Do Not Want!*

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Approval Denial

Commissioner Name:

Commissioner Signature:

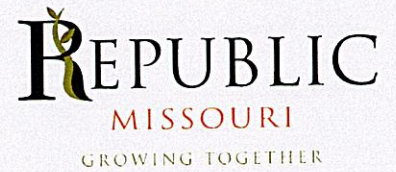
Date:

Brian Debrauer

[Signature]

4-8-24

Findings of Fact



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Statement of Relevant Facts Found:

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Commissioner Name: Commissioner Signature: Date:

Findings of Fact



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Location:

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- Aligned with the purposes of RSMo. 89.040 Yes No

Statement of Relevant Facts Found:

- o Conforms w/ city's adopted plan
- o Compatible w/ surrounding land uses
- o follows transportation plan
- o adequately served by municipal infrastructure
- o

Based on these findings, I have concluded to recommend the application to the City Council for:

Approval Denial

Commissioner Name:

Commissioner Signature:

Date:

Michael Mann

Michael Mann

4/8/24

Findings of Fact



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Rezone

Name of Applicant:

Location:

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City Council Chambers

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Conforming to the City's adopted Land Use Plan

Yes No

Conforming to the City's adopted Transportation Plan

Yes No

Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.)

Yes No

Compatible with surrounding land uses

Yes No

Able to be adequately served by municipal infrastructure

Yes No

Aligned with the purposes of RSMo. 89.040

Yes No

Statement of Relevant Facts Found:

CONFORM MAIN STREET

Based on these findings, I have concluded to recommend the application to the City Council for:

Approval Denial

Commissioner Name:

Commissioner Signature:

Date:

B RIDGES

4/8/24