

Date of Hearing:	Time:	Type of Application:			
09/11/2023 6:00		Planned Development District			
Name of Applicant:		Location:			
Boyce Mixed-Use PDD (PDD 2	3-003)	City Council Chambers			
Based upon the facts present generally:	ed during the course	of this hearing	g, I have found tha	t the application is	
Conforming to the City's adopte	d Land Use Plan	O -Yes	○ No		
Conforming to the City's adopte	d Transportation Plan	Yes	○ No		
Conforming to other adopted pla water, wastewater, parks, etc.)	ans of the City (i.e.	Yes	○ No		
Compatible with surrounding lar	nd uses	Yes	○ No		
Able to be adequately served by municipal infrastructure		Yes	○ No		
Aligned with the purposes of RS	Mo. 89.040	Yes	○ No		
Statement of Relevant Facts Found:					
	C-Z	P	arking excep	t.on? 1.64 vs 2.0	
1	R-3 ->96	creg £	orrent PDD	(Difference)	
1 R-3 > 9 acres Corrent PDD? D. Monace Driveway across from Colleter Surrounded by C-2 + Ag w/R-3 close @ Rack M? - MoDOT LOT Water + sever capacity in place					
2 collector streets RIRO on USCO					
27 acres R-3 -> 9 R-3+18 C-2					
Based on these findings, I have recommend the application to		Approv	al O Denial		
Commissioner Name:	Commissioner	Signature:	Date:		
Brian Porbrace 9-11-23				23	



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09/11/2023 6:00		Planned Development District			
Name of Applicant:		Locati	on:		
Boyce Mixed-Use PDD (PDD 23-003)		City Council Chambers			
Based upon the facts pres generally:	ented during the course	of this hearin	ıg, I have found	that the application is	
Conforming to the City's add	pted Land Use Plan	⊘ Yes	○ No		
Conforming to the City's add	pted Transportation Plan		○ No		
Conforming to other adopted water, wastewater, parks, et		⊘ Yes	○ No		
Compatible with surrounding	gland uses		○ No		
Able to be adequately serve infrastructure	d by municipal		○ No		
Aligned with the purposes of	RSMo. 89.040		○ No		
Statement of Relevant Fac	ts Found:				
Based on these findings, I recommend the applicatio		Ø Approv	val O Denia	I	
Commissioner Name:	Commissioner	Signature:	Date:		
SLEPT HUS				11/23	



Date of Hearing: Type of Application:					
09/11/2023	6:00	Planned Dev	velopment District		
Name of Applicant:		Locati	on:		
Boyce Mixed-Use PDD (PDD 2	3-003)	City C	Council Chambers		
Based upon the facts present generally:	ed during the course	of this hearir	ng, I have found th	at the application is	
Conforming to the City's adopte	d Land Use Plan	Yes	○ No		
Conforming to the City's adopte	d Transportation Plan	⊗ Yes	○ No		
Conforming to other adopted pla water, wastewater, parks, etc.)	ans of the City (i.e.	Ø Yes	○ No		
Compatible with surrounding lar	nd uses	⊗ Yes	○ No		
Able to be adequately served by infrastructure	/ municipal	⊗ Yes	○ No		
Aligned with the purposes of RS	SMo. 89.040	X Yes	○ No		
Statement of Relevant Facts F	Found:				
Appliant present more molti	(Enginer) -	Pine	do roma	hayl from urcial.	
Based on these findings, I have concluded to recommend the application to the City Council for:					
Commissioner Name:	Commissions	Signature:	Date:	11/13	



Date of Hearing:	Time:	Type of Appli	cation:		
09/11/2023	6:00	Planned Dev	elopment District		
Name of Applicant:		Locati	on:		
Boyce Mixed-Use PDD (Pl	DD 23-003)	City C	Council Chambers		
Based upon the facts pre generally:	sented during the course	e of this hearin	ng, I have found	hat the application	is
Conforming to the City's ad	opted Land Use Plan	Yes	○ No		
Conforming to the City's ad	opted Transportation Plan	Yes	○ No		
Conforming to other adopte water, wastewater, parks, e		Yes	○ No		
Compatible with surrounding	g land uses	Yes	○ No		
Able to be adequately servinfrastructure	ed by municipal	Yes Yes	○ No		
Aligned with the purposes of	of RSMo. 89.040	Yes	○ No		
Statement of Relevant Fa	cts Found:				
Based on these findings, recommend the application		Appro-	val O Denia		
Commissioner Name:	Commissione	r Signature:	Date:		
CYNTHIA HY	ER CEN	yder	9/	11/2023	



Date of Hearing: Time:	Type of Appl	Type of Application:			
09/11/2023 6:00	Planned De	Planned Development District			
Name of Applicant:	Locat	ion:			
Boyce Mixed-Use PDD (PDD 23-003)	City (Council Chambers			
Based upon the facts presented during the generally:	course of this heari	ng, I have found that	the application is		
Conforming to the City's adopted Land Use Pla	an 💓 Yes	○ No			
Conforming to the City's adopted Transportation	on Plan 🙀 Yes	○ No			
Conforming to other adopted plans of the City water, wastewater, parks, etc.)	(i.e. X Yes	○ No			
Compatible with surrounding land uses		○ No			
Able to be adequately served by municipal infrastructure	X Yes	○ No			
Aligned with the purposes of RSMo. 89.040		○ No			
Statement of Relevant Facts Found:					
,					
Based on these findings, I have concluded recommend the application to the City Cou	9-2	val O Denial			
Commissioner Name: Comm	Commissioner Signature: Date:				
Darran Campbell Dim	n Curren	9-11-	23		