

# Findings of Fact

Date of Hearing:

03/08/2021

Time:

7:00PM

Type of Application:

Rezone

Name of Applicant:

REZN 21-003

Location:

City Hall or Virtual

**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:**

Storage Facilities, fits with the new zoning landscape, No One opposed

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

☐ Approval

☐ Denial

Commissioner Name:

Brandon Andrews

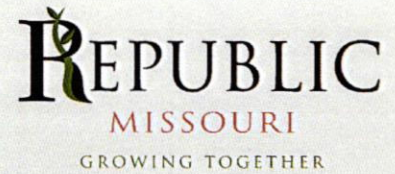
Commissioner Signature:



Date:

3-8-2021

# Findings of Fact



Date of Hearing:

03/08/2021

Time:

7:00PM

Type of Application:

Rezone

Name of Applicant:

REZN 21-003

Location:

City Hall or Virtual

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                                      | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Conforming to the City's adopted Transportation Plan                                | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.) | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Compatible with surrounding land uses   | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Able to be adequately served by municipal infrastructure                            | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Aligned with the purposes of RSMo. 89.040   | <input checked="" type="radio"/> Yes | <input type="radio"/> No |

Statement of Relevant Facts Found:

Rezone was appropriate.

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

☒ Approval

☐ Denial

Commissioner Name:

RAUSON ELLIS III

Commissioner Signature:

*[Handwritten Signature]*

Date:

3/8/21

# Findings of Fact



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7:00PM

Type of Application:

Rezone

Name of Applicant:

REZN 21-003

Location:

City Hall or Virtual

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:

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

☒ Approval

☐ Denial

Commissioner Name:

CYNTHIA HYDER

Commissioner Signature:

C. Hyder

Date:

3/8/2021



# Findings of Fact



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03/08/2021

Time:

7:00PM

Type of Application:

Rezone

Name of Applicant:

REZN 21-003

Location:

City Hall or Virtual

**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:**

R1 - Home access from proposed rezoned, road separates

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

☒ Approval

☐ Denial

Commissioner Name:

Chris Crosby

Commissioner Signature:

Date:

3/8/21

# Findings of Fact

Date of Hearing:

03/08/2021

Time:

7:00PM

Type of Application:

Rezoning

Name of Applicant:

REZN 21-003

Location:

City Hall or Virtual

**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                                      | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Conforming to the City's adopted Transportation Plan                                | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.) | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Compatible with surrounding land uses   | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Able to be adequately served by municipal infrastructure                            | <input checked="" type="radio"/> Yes | <input type="radio"/> No |
| Aligned with the purposes of RSMo. 89.040   | <input checked="" type="radio"/> Yes | <input type="radio"/> No |

**Statement of Relevant Facts Found:**

Flum depicts area as mixed use  
No traffic study needed  
Able to serve water but will need extension of water.  
Storage facility will have minimal impact on traffic

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

☒ Approval ☐ Denial

Commissioner Name:

Kevin Hawn

Commissioner Signature:



Date:

3/8/21