



city of **CREVE COEUR**

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NOTICE OF PUBLIC HEARING

**APPLICATION TO PLANNING AND ZONING COMMISSION
#21-008 FOR A CONDITIONAL USE PERMIT AND
SITE DEVELOPMENT PLAN FOR THE RENOVATION OF
THE PLAZA LEXUS DEALERSHIP AT 777 DECKER LANE WITHIN
THE PLAZA MOTORS CAMPUS**

FOR THE MEETING OF: Monday, April 5, 2021, 6:30 PM

LOCATION: 777 Decker Lane (see map). Zoned CB-Core Business District

REQUEST: Jim Whisler, Grimes Consulting, on behalf of Asbury Automotive St. Louis, LLC, has submitted a request to amend the conditional use permit and site development plan for Plaza Motors, to allow for the showroom addition and exterior renovations for the Plaza Lexus Dealership at 777 Decker Lane. In the CB-Core Business District, NAICS 441110 New Car Dealers, are permitted as conditional uses with review and approval by the City Council upon the recommendation of the Planning and Zoning Commission.

ADDITIONAL INFORMATION: Review of the proposal is scheduled for the meeting on Monday, April 5, 2021. All meetings are held at 6:30 p.m., in the Council Chambers of the Creve Coeur Government Center located at 300 North New Ballas Road. Due to the pandemic emergency, the Planning and Zoning Commission and City Council meetings will be held via teleconference until further notice. Online meetings are hosted through a remote conferencing service called Zoom, which offers audio and/or video conferencing. We encourage you to attend remotely if you have any questions or wish to make a statement. For more information on the meeting and to register please go to: <http://www.crevecoeurmo.gov/1125/Public-Hearing-Registration>.

In addition, you can submit written or e-mail comments to Planning staff in advance of the meeting. Additional information regarding this proposal is available at the Government Center, Planning Division offices or on the City's website at www.crevecoeurmo.gov/447/Current-Planning-Projects. You may also call (314) 872-2501 or e-mail wkelly@crevecoeurmo.gov.

Key Issues:

- Does the request still meet the criteria for a conditional use permit?
- Does the request further the goals and/or implement the Comprehensive Plan?
- Does the request follow the Design Guidelines?

Creve Coeur 2030 Comprehensive Plan References

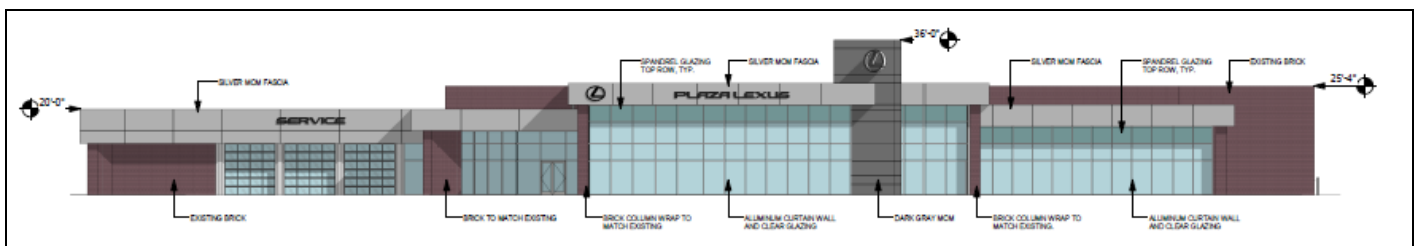
- Central Business District (CBD)
- Design Guidelines

Zoning Code References

- Section 405.210: Regulation of Uses
- Section 405.370: CB - Core Business District
- Section 405.470: Conditional Uses
- Section 405.1080: Site Development Plans

APPLICANT: Jim Whisler
Grimes Consulting
12300 Old Tesson, Suite 300D
St. Louis, MO 63128

PROPERTY OWNER: Brian DePouli
Asbury Automotive St. Louis, LLC
2905 Premiere Parkway, Suite 300
Duluth, GA 30097



STAFF CONTACT: Whitney Kelly, City Planner
CC: Ellen Lawrence and Nicole Greer - Ward 2

