



city of **CREVE COEUR**

300 North New Ballas Road • Creve Coeur, Missouri 63141
(314) 432-6000 • Fax (314) 872-2539 • Relay MO 1-800-735-2966
www.creve-coeur.org

NOTICE OF PUBLIC HEARING

**APPLICATION TO PLANNING AND ZONING COMMISSION
#18-040 FOR A CONDITIONAL USE PERMIT FOR RESIDENTIAL
REMODELERS , PK CONSTRUCTION,
AT 1200 RESEARCH BOULEVARD**

**FOR THE PLANNING AND ZONING COMMISSION MEETING OF: Monday,
November 19, 2018, 6:30 PM.**

LOCATION: 1200 Research Boulevard (see attached map).

REQUEST: Troy Duncan, of PK Construction, has submitted an application for a conditional use permit for a Residential Remodelers (NAICS 236118) business at 1200 Research Boulevard. Residential Remodelers are permitted as a conditional use in the City's LI-Light Industrial District with review by the Planning and Zoning Commission and approval by the City Council. No changes to the exterior of the building or site are proposed with this application.

ADDITIONAL INFORMATION: The Planning and Zoning Commission will conduct a Public Hearing on this request on Monday, November 19, 2018 for recommendation to the City Council. 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. Additional information is available at the Government Center, Planning Division offices and available on the City's website at www.creve-coeur.org under the Planning Projects page.

We encourage you to attend if you have any questions or wish to make a statement. In addition, you can submit written or e-mail comments in advance or at the meeting. For information about this proposal or to verify the meeting schedule, please call (314) 872-2501 or e-mail wkelly@crevecoeurmo.gov.

APPLICANT: Troy Duncan
PK Construction
2128-2130 Schuetz Road
Maryland Heights, MO 63146

Key Issues:

- Does the request integrate with the existing surrounding uses?
- Does the request further or implement the goals of the Comprehensive Plan?
- Is the request consistent with the required findings for a conditional use permit?

Comprehensive Plan References

- Mixed-Use Innovation Campus District (MUIC)

Zoning Code References

- Section 405.210: Regulation of Uses
- Section 405.380: LI-Light Industrial District
- Section 405.470: Conditional Uses



Google Image

STAFF CONTACT: Whitney Kelly, AICP, City Planner

CC: Heather Silverman and Alexis Travers, Ward I

Aerial Photo

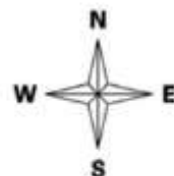
1200 Research Boulevard



City Limits

Parcels

October 1, 2018



Prepared By

HORNER SHIFFRIN

