

REGULAR MEETING 7:00 P.M.

Commissioner Sims (Acting Chairman) called the meeting to order at 7:05 p.m. Present at roll call were Commissioner Duggan, Commissioner Cummins, and Commissioner Gust. Commissioner Pollihan arrived at 7:15. Chairman Stefanko, Commissioner Hanner, Mayor Burt and Alderman Goodman were absent.

APPROVAL OF AGENDA

Commissioner Duggan made a motion, seconded by Commissioner Cummins, to approve the agenda. Motion passed unanimously.

OPEN FORUM

There were no comments for Open Forum
Commissioner Sims closed Open Forum at 7:06 p.m.

WORK SESSION:

Work Session discussion included long term recommendations for future land use in the city; the role of the Planning and Zoning Commission for decisions and planning for city growth and changes to current Ordinances.

There is concern with the direction of St. Charles County authorities and the desire for the County officials to expand high density housing to the rural communities.

How can the residents make it known to the County that although there is a lack of affordable housing in these areas, high density housing defeats the Comprehensive Plan for the rural communities. The Commission reviewed the most recent Comprehensive Plan for the City of New Melle and agree the city needs more businesses and a viable business district for growth. Also discussed were current projects and proposed projects and outlining a timeline for those projects to get a better idea of how the growth for the city can progress.

The Commission would like to review Appendix A in the New Melle Ordinances and would welcome guidance on how to revise the appendix to reflect the current land use/future land use to best represent the city and Comprehensive Plan.

The next Regular Planning and Zoning Meeting will be Tuesday, April 1, 2025, at 7:00 p.m., at City Hall, 145 Almeling St., New Melle, MO 63365

ADJOURNMENT

A motion to adjourn was made by Commissioner Pollihan and seconded by Commissioner Cummins. Motion passed unanimously. Meeting adjourned at 8:20 p.m.