



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

PUBLIC NOTICE

APPLICATION TO PLANNING AND ZONING COMMISSION #21-020: MINOR SITE PLAN FOR A FOR AN EIGHT-FOOT TALL SIGHT- PROOF WOOD FENCE WITHIN THE FRONT-YARD SETBACK ALONG I-270 FOR THE PROPERTY ADDRESSED AS 23 SACKSTON WOODS LANE

FOR THE MEETING OF: **Monday, June 21, 2021, 6:30 PM**

LOCATION: 23 Sackston Woods Lane., zoned A Single Family Residential.

REQUEST: Ramona and Tyler Richardson, homeowners of 23 Sackston Woods Lane, have submitted an application for the eight (8) foot tall sight-proof wood fence installed without a permit approximately 30 feet from the rear property line, within the area equivalent to the front-yard setback along I-270. The subject property is zoned A Single Family Residential which has a front yard setback of 50 feet. The City of Creve Coeur's Zoning Ordinance Section 405.640 (A) *Height Of Fences And Walls* state that no fence or wall shall exceed six (6) feet in height unless specifically approved by the Planning and Zoning Commission in consideration of a unique screening problem. And, Subsection (C) *Fences Within The Front Yard Section And Along Street Right-Of-Way* states that no fence shall be located within the front yard setback or along street right-of-way, within the area equivalent to the front yard setback of the applicable zoning district, unless approved by site development plan by the Planning and Zoning Commission.

ADDITIONAL INFORMATION: Review of the proposal is scheduled for the meeting on Monday, June 21, 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.

APPLICANT: Ramona and Tyler Richardson
23 Sackston Woods Lane.
Creve Coeur, MO 63141

Key Issues:

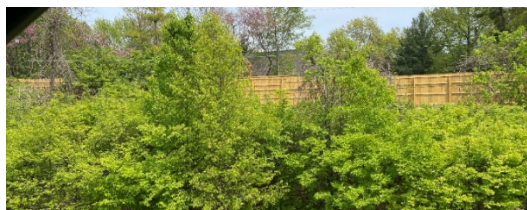
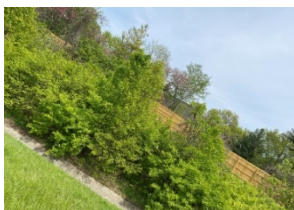
- Does the request integrate with the existing surrounding uses?
- Does the request further or implement the goals of the Comprehensive Plan?
- Is the request consistent with the required findings for a conditional use permit?

Comprehensive Plan References

- Countryside Estate (CR)
- Design Guidelines

Zoning Code References

- Section 405.250: A-Single Family Residential
- Section 405.640: Fences and Walls
- Section 405.1080: Site Concept, Site Development, and Minor Site Plan Approval



STAFF CONTACT: Whitney Kelly, AICP, City Planner

CC: Nicole Greer & Tim Carney - Ward 2

Aerial Photo



City Limits

Parcels

June 3, 2021



Prepared By

HORNER SHIFFRIN