

**ST. CHARLES COUNTY  
PLANNING & ZONING COMMISSION  
AGENDA FOR REGULAR MEETING  
WEDNESDAY, APRIL 17, 2019  
7:00 PM  
COUNTY EXECUTIVE BUILDING  
THIRD FLOOR COUNCIL CHAMBERS  
100 N. THIRD STREET, ST. CHARLES, MO 63301**

**TENTATIVE AGENDA**

**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**CHANGES TO THE AGENDA**

**PUBLIC HEARINGS**

**I. REZONING AND CONDITIONAL USE PERMIT REQUEST - 2320 & 2404 HOPEWELL ROAD**

Application: CUR19-02

Property Owner: KJ Storage, LLC

Applicant: Joseph Prenger

Current Zoning: A, Agricultural District  
Requested Zoning: C2, General Commercial District

2030 Master Plan  
Recommends: Commercial Zoning

Conditional Use Request: Self-Storage or Mini Warehouses

Area: 1.64 acres

Location: On the east side of Hopewell Road, approximately 300 feet west of Highway N; near the City of Lake St. Louis

Council District: 2

Account Nos.: 761790A000 and 761880A000

Documents:

[PZ AGENDA PACKET - CUR19-02.PDF](#)  
[OPPOSITION - SUSAN GORIS.PDF](#)

**PLATS**

**I. PRELIMINARY PLAT FOR THE RESUBDIVISION OF ADJUSTED LOTS 51 & 52 OF WINDCASTLE PLAT TWO - 51 CASTLE LAKE COURT**

Application: PRE19-02

Engineer: Volz Incorporated

Owner/Developer: Jason R. Jensen and April D. Jensen Revocable Trust

Property Zoning: R1B, Single-Family Residential District

Proposed Lots: 2

Parcel Size: 1.79 acres

Location: At the northern terminus of Castle Lake Court,  
near the City of Weldon Spring

Council District: 7

Account No.: T141100003

Documents:

[PZ AGENDA PACKET - PRE19-02.PDF](#)

**TABLED ITEMS**

NONE

**APPROVAL OF MINUTES FROM THE MARCH 20, 2019 REGULAR MEETING**

**Documents:**

[3-20-19 PZ MTG MINUTES - DRAFT.PDF](#)

**OTHER BUSINESS**

I. PLANNING AND ZONING DIVISION UPDATES

**ADJOURNMENT**