

**JEFFERSON COUNTY PLANNING AND ZONING COMMISSION**

The regularly scheduled meeting of the Jefferson County Planning and Zoning Commission was held on March 9, 2023 at 6:30 p.m. in the Assembly Room of the Jefferson County Administration Center, 729 Maple Street, Hillsboro Missouri.

The following members of the Commission were present:

Danny Tuggle  
Christ Hastings  
Greg Bowers  
Mike Huskey  
Johnathan Sparks  
Tim Dugan

The following members were not present:

Larry Adkins

Also present were Dennis Kehm, Assistant Director of County Services and Code Enforcement, Jason Cordes, Assistant County Counselor, Josh Jump, Planner II, Rachel Krispin, Planner I/GIS, Elaine Roesch, Recording Secretary and Notary and other concerned citizens.

Commissioner Dugan made a motion to approve agenda.

Commissioner Tuggle seconded the motion. Motion carried with all in favor.

Commissioner Dugan made a motion for approval of the minutes.

Commissioner Tuggle seconded the motion. Motion carried with all in favor.

Mrs. Roesch swore in all witnesses who were to testify.

Mr. Kehm presented the following exhibits for all the petitions:

Exhibit A, The Official Master Plan for Jefferson County, Missouri, adopted August 6, 2003 and effective April 2, 2008,

Exhibit B, The Code of Ordinances of Jefferson County, Chapter 400:

Unified Development Order, adopted April 2, 2008, as amended:

Exhibit C, Planning Division Staff Reports with respective Case Files

Commissioner Dugan made a motion to accept exhibits.

Commissioner Tuggle seconded the motion. Motion carried with all in favor.

The first item of New Business for Consent was FP23004, The Final Plat for Konert Valley, parcel 02-5.0-22.0-2-001-011., located at 2675 Konert Road, Fenton, in Rock Township and Council

**District #2.**

**Commissioner Dugan made a motion that the Jefferson County Planning Commission approve FP23004, The Final Plat for Konert Valley.**

**Commissioner Tuggle seconded the motion. Motion carried with all in favor.**

**The first item of New Business for Consideration was CC223003, a Request for a Zone Change for parcel 23-2.1-04.0-0-000-070., located at Highway 67 and Lee Pyle Road, DeSoto, in Plattin Township and Council District #6, from Single-Family Residential (R-20) Zone District to Non-Planned Community Commercial (CC-2) Zone District.**

**Mr. Jump presented the staff report for CC223003.**

**The following individuals testified in favor of CC223003:**

**Gene Fribis  
Michael Eberhardt**

**No one testified in opposition of CC223003.**

**Commissioner Dugan made a motion that the Jefferson County Planning & Zoning Commission approve CC223003, a Request for a Zone Change, from Single-Family Residential (R-20) Zone District to Non-Planned Community Commercial (CC-2) Zone District.**

**Commissioner Hastings seconded the motion. Motion carried with all in favor.**

**Under Reports to the Commission, Mr. Kehm announced Commission would meet next on March 23, 2023.**

**There were no Citizens to be heard.**

**There being no further business, Commissioner Dugan made a motion to adjourn.**

**Commissioner Hastings seconded the motion. Motion carried with all in favor.**

**The March 9,2023 Planning and Zoning Commission Meeting adjourned at 7:00 pm.**

**Respectfully Submitted  
Elaine Roesch**