

**JEFFERSON COUNTY PLANNING AND ZONING COMMISSION**

The regularly scheduled meeting of the Jefferson County Planning and Zoning Commission was held on April 13, 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  
Greg Bowers  
Mike Huskey  
Johnathan Sparks  
Larry Adkins  
Tim Dugan  
Chris Hastings

Also present were Jason Cordes, Assistant County Counselor, Josh Jump, Planner II, Rachel Krispin, Planner I/GIS, Elaine Roesch, Recording Secretary and Notary Public and other concerned citizens.

Commissioner Dugan made a motion to approve agenda.

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

Commissioner Dugan made a motion for approval of the minutes.

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

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

Mr. Jump 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 Adkins seconded the motion. Motion carried with all in favor.

The first item of New Business for Consideration was RS23007, a Request for a Zone Change for parcel 08-5.0-21.0-0-000-001., located on Old Highway M, west of Old Lemay Ferry Road, Imperial, in Imperial Township and Council District #7, from Non-Planned Community Commercial (CC-2) Zone District and Planned Industrial (PI) Zone District to Single-Family

**Residential (R-7) Zone District.**

**Mr. Jump presented the staff report for RS23007.**

**The following individual testified in favor of RS23007:**

**Dave Vonarx**

**The following individual testified in opposition of RS23007:**

**Lori Arons**

**Commissioner Dugan made a motion that the Jefferson County Planning and Zoning Commission approve RS23007, a Request for a Zone Change from Non-Planned Community Commercial (CC-2) Zone District and Planned Industrial (PI) Zone District to Single-Family Residential (R-7) Zone District.**

**Commissioner Sparks seconded the motion. Commissioner Bowers called for a roll call vote.**

**The results were as follows:**

**YAY**

**Greg Bowers  
Larry Adkins  
Danny Tuggle  
Chris Hastings  
Johnathon Sparks**

**Nay**

**Mike Huskey**

**Motion for approval of RS23007 carried 6 to 1.**

**Under Reports to the Commission, Mr. Jump announced Commission would meet next on May 11, 2023.**

**Under Citizens to be Heard Lori Arons spoke.**

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

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

**The April 13,2023 Planning and Zoning Commission Meeting adjourned at 7:00 pm.**

**Respectfully Submitted  
Elaine Roesch**

