



Plan Commission

6801 Delmar Boulevard · University City, Missouri 63130 · 314-505-8500 · Fax: 314-862-3168

Roll Call MEETING OF THE PLAN COMMISSION

VIA VIDEOCONFERENCE

Wednesday February 22, 2023

6:30 p.m.

**IMPORTANT NOTICE REGARDING
PUBLIC ACCESS TO THE PLAN COMMISSION MEETING & PARTICIPATION**

Plan Commission will Meet Electronically on Wednesday, February 22, 2023

On March 20, 2020, City Manager Gregory Rose declared a State of Emergency for the City of University City due to the COVID-19 Pandemic. Due to the current order restricting gatherings of people and the ongoing efforts to limit the spread of the COVID-19 virus, the February 22, 2023 meeting will be conducted via videoconference.

Observe and/or Listen to the Meeting (your options to join the meeting are below):

Webinar

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/84602530787?pwd=V1Qrb3VXOUNqdkdscGdHU1NpN1VIUT09>

Passcode: 611865

Or One tap mobile :

US: +13052241968,,84602530787#,,,,*611865# or
+13092053325,,84602530787#,,,,*611865#

Or Telephone: Dial(for higher quality, dial a number based on your current location):

US: +1 305 224 1968 or +1 309 205 3325 or +1 312 626 6799 or +1 646 931 3860 or +1 929
205 6099 or +1 301 715 8592 or +1 564 217 2000 or +1 669 444 9171 or +1 669 900 6833 or +1
689 278 1000 or +1 719 359 4580 or +1 253 205 0468 or +1 253 215 8782 or +1 346 248 7799
or +1 360 209 5623 or +1 386 347 5053 or +1 507 473 4847

Webinar ID: 846 0253 0787

Passcode: 611865

International numbers available: <https://us02web.zoom.us/j/84602530787?pwd=V1Qrb3VXOUNqdkdscGdHU1NpN1VIUT09>

Citizen Participation

Those who wish to provide a comment during the “Public Comment” and/or “Public Hearing” portions of the agenda: may provide written comments or request video participation invites to the Acting Director of Planning and Development ahead of the meeting. Please specify which case and portion of the agenda you wish to comment.

ALL written comments or video participation invites must be received **no later than 12:00 p.m. the day of the meeting**. Comments may be sent via email to: jwagner@ucitymo.org or mailed to the City

Hall – 6801 Delmar Blvd. – Attention John L. Wagner, Director of Planning and Development. Such comments will be provided to the Plan Commission prior to the meeting. Comments will be made a part of the official record and made accessible to the public online following the meeting.

Please note, when submitting your comments or invites, a **name and address must be provided**. Please also note if your comment is on an agenda or non-agenda item, and a name and address are not provided, the provided comment will not be recorded in the official record.

The City apologizes for any inconvenience the meeting format change may pose to individuals, but it is extremely important that extra measures be taken to protect employees, residents board/commission members and elected officials during these challenging times.

AGENDA

PLAN COMMISSION

1. Roll Call
2. Approval of Minutes – January 25, 2023 meeting.
3. Public Comments – (Limited to 3 minutes for individual’s comments, 5 minutes for representatives of groups or organizations.)
4. Old Business
 - a. None
5. New Business
 - a. **Final Development Plan – FDP 23-02.**
Applicant: D3 Commercial Realty Group, LLC
Request: Approval of a Final Development Plan for Market at Olive Phase III.
Address: 8660-8684 Olive Boulevard (Market at Olive Phase III)
(VOTE REQUIRED)
 - b. **Conditional Use Permit – CUP 23-01.**
Applicant: The Trinity Company (dba “JANE Dispensary”)
Request: Approval of a Conditional Use Permit (CUP) for a Comprehensive Marijuana Dispensary Facility
Address: 6662 Delmar Boulevard, Suite A
(VOTE REQUIRED)
 - c. **Conditional Use Permit – CUP 23-02.**
Applicant: 75Olive, LLC (dba “Starbuds”)
Request: Approval of a Conditional Use Permit (CUP) for a Comprehensive Marijuana Dispensary Facility
Address: 7555 Olive Boulevard
(VOTE REQUIRED)
6. Other Business
 - a. Comprehensive Plan update
7. Reports
 - a. Council Liaison Report
8. Adjournment