



**CITY OF FLORISSANT  
PLANNING & ZONING COMMISSION**

**Monday, March 20, 2023, 7 p.m.**

**Petitioners must attend the meeting in person in the Council Chamber at City Hall, 955 Rue St Francois, Florissant, MO 63031 to make a presentation to the Commission, following the staff report.**

**Roll Call**

**Approval of Minutes**

**Announcements / Comments**

**LHDC Business**

**Old Business**

**New Business**

**Item 1                    3180 N Highway 67 (Goodwill Excel Center)**    Rep. By: Dave Dial  
14364 Manchester Road  
Manchester Missouri 63011

**PZ-032023-1    Ward 9**

Request **Ratification** of Conditional Approval for a minor change in the Development Plan, a fence for a play area, in a 'B-5' Planned Commercial District located at 3180 N Highway 67, Ord 6266 (as amended by ords. nos. 6380, 8064, 8224, 8216, 8790 and 8854).

**Item 2                    495 Howdershell (Scrubbles Car Wash)**                    Rep. By: Todd Buckner  
PO Box 7726  
Tilton, GA 31793  
Larry Walker  
Bax Engineering  
221 Point West Blvd  
St Charles, MO 63301

**PZ-032023-2    Ward 2**

Request rezoning of a 'B-5' Planned Commercial District to allow for a new car wash and storage building currently located at 495 Howdershell in an existing 'B-3' Zoning District.

THIS AGENDA WAS POSTED AT FLORISSANT CITY HALL **March 17, 2023**. ANYONE WHO WISHES TO ATTEND THIS MEETING WHO HAS SPECIAL NEEDS SHOULD CONTACT THE CITY CLERK'S OFFICE BY CALLING 839-7630 OR TDD 839-5142 BY NOON ON **Monday, March 20, 2023**

***CITY OF FLORISSANT- BUILDING DIVISION***

*"Preserve and improve the health, safety, and welfare of our residents, businesses and the general public in the City of Florissant; while at the same time maintaining property values and improving the quality of life in the City of Florissant."*