



**CITY OF FLORISSANT**  
**PLANNING & ZONING COMMISSION**  
**Monday, March 2, 2026, 6:00 PM**

**I. Roll Call**

**II. Approval of Minutes**

PZ Minutes of 02/17/2026

**III. Announcements/Comments**

**IV. LHDC Business**

**V. Old Business**

PZ07152024- Council as a Whole  
06.

A request to amend Article IV – Limitations of Exterior Materials known as the city’s Masonry Code by creating new definitions, material uses, and locations for the use of Masonry and masonry-like materials. And, to move Article IV – Limitations of Exterior Materials in Selected Districts from Section 505.060 to Article III General Provisions, Chapter 405, creating Section 405.080 – Limitations of Exterior Materials in Selected Districts.

**VI. New Business**

Agenda Item

PZ-03022026- Ward 9  
01.

This is a request from Gwender Jackson, representing MoZay’z for a Special Use to allow for a restaurant at 1740 Thunderbird in a “B-3” Extensive Business District

PZ-03022026-02. Ward 2

ORD NO. 8920 A request for Recommended Approval to rezone a parcel of land from “NU” Non-Urban District to a Planned Development – Residential (“PD-R”) commonly known as 2475-2435 Charbonier Road, Florissant, MO 63031 creating a minor subdivision.

PZ-03022026-03. Ward 9

A request from Davion Pham (Saigon Baguette) for recommended approval for a Special Use to allow for a quick service restaurant with catering services at 1775 North Hwy 67 in a “B-3” Extensive Business District.

PZ-03022026.

A request to amend the Zoning Code to establish minimum floor area standards, operational criteria, and full kitchen requirements for new Banquet Centers.

## VII Adjournment

**Petitioners must attend the meeting in person and make a presentation to the Commission following the staff report.**

***THIS AGENDA WAS POSTED ON THE BULLETING BOARD IN THE LOBBY AT CITY HALL AND ON THE CITY WEBSITE AT [WWW.FLORISSANTMO.COM](http://WWW.FLORISSANTMO.COM) ON FEBRUARY 27, 2026 BY 12:00 PM.***

***ANYONE WISHING TO ATTEND THE MEETING WHO HAS SPECIAL NEEDS SHOULD CONTACT THE BUILDING COMMISSIONER BY NOON ON MONDAY, MARCH 2, 2026.***