



**City of Olivette Planning and Community Design Commission**

Agenda for August 19, 2021, 7:00 PM

Olivette City Center

1140 Dielman Road

Olivette, MO 63132

ZOOM LINK:

<https://us02web.zoom.us/j/84251784789>

Additional Zoom access information is located below this agenda.

1. Roll Call

2. Review of Commission Procedures

The Commission Chair shall provide an overview of the scheduling of agenda items, the role of the Commission review, and the actions the Commission may consider.

3. Public Comments

4. Old Business

Old Business consist of applications that have been previously introduced to the Commission, in which the action of the Commission was to defer.

A. 11 Forsythia Lane

Petition Type: Community Design and Concept Stormwater

Management Plan Review

Description: New Single-Family Home

Petitioner: Jeff Day, Jeff Day & Associates

Property Owner: Noach Palatnik

- o [REVISED FRONT YARD SETBACK FOR 2021 08/19 PCDC MEETING](#)
- o [REVISED FRONT YARD SETBACK](#) (submitted on the 2021 07/01 meeting)
- o [STAFF REPORTS AND ATTACHMENTS](#)
- o [SITE IMPROVEMENT PLANS](#) [BUILDING CONSTRUCTION PLANS](#)

5. New Business

New Business consist of applications being presented to the Commission for the first time. The Commission may act on New Business items in the form of approval, deferral, or table.

A. The Opus Group Redevelopment Project (Irvington and Reyem Courts)

Petition Type: MU Gateway District - Design Review (Step 3 of 3)

Description: Proposed 5-story, 207-unit multifamily apartment complex

Petitioner: Ryan S. Carlie, Director of Real Estate, The Opus Group  
Property Owner: 23-various property owners addressed off of  
Irvington and Reym Courts under contract

- o [DEDICATED WEBPAGE ON CITY'S WEB SITE](#)

B. Birdie Lane Subdivision

Petitioner Reviews: Final Subdivision Plat

Description: 8-lot single family residential subdivision of the  
properties currently addressed as 9411 and 9415 Old Bonhomme  
Road

Petitioner: Jamey A. Henson, PLS, The Sterling Company

Property Owner: Freemon Homes, LLC

- o [STAFF REPORT AND APPLICATION](#)
- o [PROPOSED SUBDIVISION INDENTURES](#)
- o [FINAL SUBDIVISION PLAT](#)

C. 9 Ramsgate Drive

Petition Type: Community and Concept Stormwater Management  
Plan Review

Description: New Single-Family Home

Petitioner: Doug Cohen, Douglas Properties

Property Owner: Doug Cohen Real Estate, Inc.

- o [STAFF REPORTS AND ATTACHMENTS](#)
- o Updated [SITE IMPROVEMENT PLANS](#) (with side entry  
garage)
- o Updated [BUILDING/ARCHITECTURAL PLANS](#) (with side  
entry garage)

D. 7 Arbor Road

Petition Type: Site Plan, Community Design, and Concept  
Stormwater Management Plan Review

Description: New Single-Family Home

Petitioner: Denise Eisele, Project Manager with Jeff Day &  
Associates

Property Owner: Robert Berkley & Son Development Co., LLC

- o [STAFF REPORTS AND ATTACHMENTS](#)
- o [SITE IMPROVEMENT PLANS](#)
- o [BUILDING/ARCHITECTURAL PLANS](#)

6. Other Business

A. Meeting Minutes

B. Reports

Under this agenda item, the Planning and Community Design  
Commission is provided updates by:

- Director of Planning and Community Development regarding planning and development activity; and
- City Council Liaison regarding City Council and city wide activities.

## 7. Adjournment

AGENDA ITEMS WILL NOT NECESSARILY BE DISCUSSED IN ORDER.

IF YOU HAVE ANY QUESTIONS, PLEASE CALL CITY HALL AT (314) 993-0444.

THE NEXT SCHEDULED MEETING IS SEPTEMBER 2, 2021

The City of Olivette hereby advises the public, employees and qualified job applicants that they are afforded an equal opportunity to participate in the programs and service of the City regardless of race, color, religion, veteran status, national origin, sex, age, sexual orientation, the existence of a physical or mental disability, or any other classification protected by law. If you are a person with a disability and have special needs, please call Barbara Sondag, City Manager at 314.993.0444 as soon as possible but no later than one day prior to the event or call 314.993.3610 VOICE TDD, 1.800.735.2466 RELAY MISSOURI. Thank you..

Posted this day of August 13, 2021 at 1:00 PM.

### ZOOM ACCESS INFORMATION:

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/84251784789>

Or One tap mobile: US: +13017158592,,84251784789# or +13126266799,,84251784789#

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