

**CITY PLAN COMMISSION/
ARCHITECTURAL REVIEW BOARD MEETING**
Monday, December 5, 2016 - 5:30 p.m.
Clayton High School Auditorium – 1 MarkTwain Circle
Clayton, Missouri 63105

Applications and Plans available at www.claytonmo.gov/PendingApplications
For further information contact Kathy Scott at 314-290-8453

AGENDA

ROLL CALL

MINUTES – Regular meeting of November 21, 2016

NEW BUSINESS

- A. 8025 Bonhomme – Mixed-Use Building - Clayton on the Park – Exterior Alterations**
Consideration of a request by COTP, LLC, owner, for review of the design and materials associated with proposed exterior alterations including new and replacement pavement, replacement landscaping and exterior lighting.
- B. 45 Arundel Place- Single-Family Residential – Front Yard Fence**
Consideration of a request by Gregory Bray & JoAnn Sabelli, owners, for review of the design and materials associated with the proposed installation of a 6-foot in height composite wood fence along the eastern property line (facing DeMun Avenue).
- C. 8100 Maryland Avenue – Commercial (Restaurant) – Canopy**
Consideration of a request by John Hinckley, contractor, on behalf of Herbie’s Restaurant, tenant, for review of the design and materials associated with the proposed installation of a 358-square-foot vinyl canopy on the east building elevation (facing Brentwood Boulevard).
- D. 8100 Maryland Avenue – Commercial (Restaurant) – Fire Feature/Signage**
Consideration of a request by Matthew Jennings, contractor, on behalf of Herbie’s Restaurant, tenant, for review of the design and materials associated with the proposed installation of a 3.33-foot in height X 13-foot in length metal firewall/sign featuring the restaurant name.

PUBLIC HEARINGS

- A. 7454, 7510, 7518, 7520, 7528, 7600, 7606, 7620, 7630, 7632, 7634, 7636 & 7642 Forsyth Boulevard; 12, 14, 20 & the northern part of 106 South Hanley Road; 10 South Lyle Avenue; 101 & 105 Carondelet Plaza; 7711 & 7733 Carondelet Avenue; and adjacent proposed vacated rights-of-way (except those in University City) – Mixed-Use Project – Centene Clayton Campus – Amendment to Approved Special Development District Plan**
A public hearing to consider a request by Robert Clark, CEO, Clayco, Inc., for an amendment to the approved Special Development District Plan to renumber and amend certain development standards and land uses contained therein.

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B. 7600, 7606, 7620, 7630, 7632, 7636 & 7642 Forsyth Boulevard; 12, 14, 20 & northern portion of 106 South Hanley Road; South Lyle right-of-way – Centene Clayton Campus – Sub-district 1
Sub-district 1

A public hearing to consider a request by Robert Clark, CEO, Clayco, Inc., for review of the proposed development of a mixed-use building not to exceed 30-stories in height to include approximately 625,000-square-feet of office use, 60,000-square-feet of retail/commercial use and a 1,750 space parking garage.

Site Plan Review

Consideration of a request by Robert Clark, CEO, Clayco, Inc., for review of the site plan associated with the proposed development of a mixed-use building not to exceed 30-stories in height to include approximately 625,000-square-feet of office use, 60,000-square-feet of retail/commercial use and a 1,750 space parking garage known as Sub-district 1.

Architectural Review

Consideration of a request by Robert Clark, CEO, Clayco, Inc., for review of the design and materials associated with the proposed construction of a mixed-use building not to exceed 30-stories in height to include approximately 625,000-square-feet of office use, 60,000-square-feet of retail/commercial use and a 1,750 space parking garage known as Sub-district 1.

C. Part of 7518, 7520, 7528, 7634 Forsyth Boulevard; 10 South Lyle Avenue; part of the east/west alley from Lyle Avenue – Centene Clayton Campus – Sub-district 2a
Sub-district 2a

A public hearing to consider a request by Robert Clark, CEO, Clayco, Inc., for review of the proposed development of a mixed-use building not to exceed 8 stories in height to include 4,300-square-feet of retail/commercial space and 1,510 space parking garage.

Subdivision Plat (7510, 7518, 7520, 7528, 7600, 7606, 7620 & 7634 Forsyth Boulevard; 10 South Lyle Avenue, 101 & 105 Carondelet Avenue and existing alley)

Consideration of a request by Robert Clark, CEO, Clayco, Inc., for a subdivision plat to allow the consolidation of eleven parcels of property into two in conjunction with Sub-district 2a.

Site Plan Review

Consideration of a request by Robert Clark, CEO, Clayco, Inc., for review of the site plan associated with the proposed development of a mixed-use building not to exceed 8 stories in height to include 4,300-square-feet of retail/commercial space and 1,510 space parking garage known as Sub-district 2a.

Architectural Review

Consideration of a request by Robert Clark, CEO, Clayco, Inc., for review of the design and materials associated with the proposed development of a mixed-use building not to exceed 8 stories in height to include 4,300-square-feet of retail/commercial space and 1,510 space parking garage known as Sub-district 2a.

CITY BUSINESS

A. Sunshine Law Discussion

ADJOURNMENT

Agenda topics may be deleted at any time prior to the Plan Commission / Architectural Review Board Meeting without further notice. To inquire about the status of agenda topics, call 314-290-8450 or 314-290-8453. Subject to a motion duly made in open session and a roll call vote pursuant to Section 610.022, the Plan Commission/ARB may hold a closed meeting, with a closed vote and record, for one or more of the reasons as authorized by Section 610.021(1), (2) and (3) RSMO, relating to legal issues, real estate and/or personnel, negotiation of a contract pursuant to Section 610.021(12) RSMO., and/or proprietary information pursuant to Section 610.021(15).