



City of Troy, Missouri  
Planning and Zoning Commission  
Troy City Hall  
800 Cap-Au-Gris, Troy, Missouri 63379

**PLANNING & ZONING PUBLIC HEARING**  
**October 5, 2023, 7:00 p.m.**

The public hearing was called to order at 7:00 p.m.

Those in attendance were:

1. David W. Lindsey
2. Christy McClure
3. Margaret Eversmeyer
4. Ron Sconce
5. Crystal Langenberg
6. Debbie Thurmon
7. Rita Bartolomo
8. Jeremy Goins
9. James Lovelace Jr.
10. Tony Lallis
11. Vicki Kuhl
12. DeeAnn Aydelott
13. Ken Elliott

Critter Properties, LLC, applicant & owner, is requesting approval of rezoning the southern portion of the property located at 410 East College Street, from "R-2" Single Family Residential to "C-1" Central Business District.

The public hearing was adjourned at 7:05 p.m.

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**MEETING MINUTES**  
**October 5, 2023, 7:00 p.m. Planning & Zoning Meeting**

1. **Call to Order:** Margaret Eversmeyer, Vice President, called the meeting to order at 7:05 p.m.

2. **Roll Call:**

Kevin Bishop, Chairman	absent
Tony Lallis - Secretary	present
Harold Horner – Alderman	absent
DeeAnn Aydelott	present
Vicki Kuhl	present
Margaret Eversmeyer	present
Deborah Thurmon	present
Ken Elliott	present
Wayland Martin	absent

Staff: David Lindsey, Building Official                      present  
Christy McClure, Administrative Assistant                      present

Margaret Eversmeyer, Vice President, declared a quorum was present and the meeting began.

3. **Approval of Agenda:**

A. Consideration of requests to adjust, table, or withdraw items. No new items may be added.

Motion by: Deborah Thurmon, second by DeeAnn Aydelott, to approve the October 5, 2023, agenda.

All ayes, motion passed.

4. **Approval of Minutes:**

A. Approval of the September 7, 2023, meeting minutes.

Motion by: DeeAnn Aydelott, second by Tony Lallis, to approve the September 7, 2023, meeting minutes.

All ayes, motion approved.

5. **Citizen Comments:** No Comments

**6. Old Business:**

**A. REZONE-23-0001**

Critter Properties, LLC, applicant & owner, is requesting approval of rezoning the property located at 410 East College Street from “R-2” Single Family Residential District to “C-1” Central Business District.

Motion by: Tony Lallis, second by DeeAnn Aydelott, to approve the rezoning of the property located at 410 East College Street from “R-2” Single Family Residential District to “C-1” Central Business District.

Kevin Bishop – absent	Deborah Thurmon – no
DeeAnn Aydelott – no	Harold Horner – absent
Tony Lallis – no	Vicki Kuhl – no
Margaret Eversmeyer – no	Ken Elliott – no
Wayland Martin – absent	

Votes recorded: Zero (0) yes, Six (6) nay, Zero (0) abstain, motion failed.

**7. New Business:**

**A. PZ-23-0005**

Trevor Wright, applicant and owner, is requesting approval of a Site Plan Review for the subdivision of the property located at 140 East Pershing Street. This property is zoned “R-1” Single-Family Residential District.

Motion by: DeeAnn Aydelott, second by Vicki Kuhl, to approve the Site Plan for the subdivision of the property located at 140 East Pershing Street.

Kevin Bishop – absent	Deborah Thurmon – yes
DeeAnn Aydelott – yes	Harold Horner – absent
Tony Lallis – yes	Vicki Kuhl – yes
Margaret Eversmeyer – yes	Ken Elliott – yes
Wayland Martin – absent	

Votes recorded: Six (6) yes, Zero (0) nay, Zero (0) abstain, motion passed.

**B. REZONE-23-0001**

Critter Properties, LLC, applicant and owner, is requesting approval of a Site Plan Review for the subdivision of the property located at 410 East College Street. This property is zoned “R-2” Single Family Residential District.

Motion by: DeeAnn Aydelott, second by Vicki Kuhl, to approve the Site Plan for the subdivision of the property located at 410 East College Street.

Kevin Bishop – absent	Deborah Thurmon – no
DeeAnn Aydelott – yes	Harold Horner – absent
Tony Lallis – yes	Vicki Kuhl – yes
Margaret Eversmeyer – yes	Ken Elliott – yes
Wayland Martin – absent	

Votes recorded: Five (5) yes, One (1) nay, Zero (0) abstain, motion passed.

**C. REZONE-23-0001**

Critter Properties, LLC, applicant and owner, is requesting approval of rezoning the southern portion of the subdivided property located at 410 East College Street from “R-2” Single Family Residential District to “C-1” Central Business District.

Motion by: Tony Lallis, second by DeeAnn Aydelott, to approve rezoning the southern portion of the subdivided property located at 410 East College Street from “R-2” Single Family Residential District to “C-1” Central Business District.

Kevin Bishop – absent	Deborah Thurmon – yes
DeeAnn Aydelott – yes	Harold Horner – absent
Tony Lallis – no	Vicki Kuhl – yes
Margaret Eversmeyer – yes	Ken Elliott – yes
Wayland Martin – absent	

Votes recorded: Five (5) yes, One (1) nay, Zero (0) abstain, motion passed.

9. **Staff Reports:** No Staff Reports
10. **Planning and Zoning Commissioner Reports:** No Reports
11. **Planning Ideas and Strategies:** No Reports

12. **Adjourn:** Motion by: Vicki Kuhl, second by DeeAnn Aydelott, to adjourn at 7:19 p.m.

All ayes, motion passed.

Approved by the City of Troy Planning and Zoning Commission:

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Margaret Eversmeyer  
VP, Planning & Zoning Commission

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Tony Lallis  
Secretary, Planning & Zoning Commission