



## WILDWOOD

September 6, 2016

The Planning and Zoning Commission  
City of Wildwood, Missouri  
16860 Main Street  
Wildwood, Missouri 63040

**Re:** A response to a communication dated August 16, 2016 from Michael J. Doster, the representative for the Villages at Bright Leaf Project, which requests the withdrawal of the request that is currently under consideration by the Planning and Zoning Commission on its agenda.

**Zoning:** R-3 10,000 square foot Residence District, with a Planned Residential Development Overlay District (PRD)

**Location:** Northwest corner of State Route 100 and Taylor Road

**Ward:** Five

### Planning and Zoning Commission Members:

Subsequent to the last discussion on this particular matter, which occurred at the Planning and Zoning Commission meeting held on August 15, 2016, the Department of Planning received a letter from Michael J. Doster, the representative of the Villages at Bright Leaf Project that requested its current proposal for modifications to the governing ordinance be withdrawn and no further action be considered by the City in this regard. The letter is dated August 16, 2016. The aforementioned letter is attached to this report.

In this letter, the petitioner's representative notes that, after further consideration, the developers, Consort Homes and Fischer and Frichtel, have revised the design of the development's lots, where their sizes were in conflict with the conditions of the site-specific ordinance, and changed them to meet those current thresholds. This reworking of the site design eliminates two (2) lots and places more grading into the rear yard areas some of the proposed properties.

The request from the developers' representative would formally end the consideration of this matter. Therefore, based upon the attached letter, the Department of Planning is seeking an action from the members regarding the withdrawal of this matter from the Commission's active agenda. This action should be undertaken in the form of a motion, with a second, and vote.

If any of the Planning and Zoning Commission members should have any questions or comments regarding this letter or the petitioners representative's request, please feel free to contact the

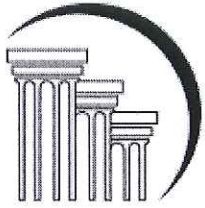
Department of Planning at (636) 458-0440. A presentation on this request is planned at tonight's meeting. Thank you for your review and anticipated action on the same.

Respectfully submitted,  
CITY OF WILDWOOD



Joe Vujnich, Director  
Department of Planning

Cc: The Honorable City Council of the City of Wildwood, Missouri  
Ryan S. Thomas, P.E., City Administrator  
Rick Brown, P.E. and P.T.O.E., Director of Public Works  
John A. Young, City Attorney  
Travis Newberry, Planner – Zoning  
Michael J. Doster, Attorney for the Villages of Bright Leaf Project



**DOSTER ULLOM  
& BOYLE, LLC**  
ATTORNEYS AT LAW

St. Louis  
16090 Swingley Ridge Road  
Suite 620  
Chesterfield, MO 63017  
(636) 532-0042  
(636) 532.1082 Fax

Michael J. Doster  
mdoster@dublhc.com

August 16, 2016

*Sent via E-mail & U.S. Mail*

Mr. Joe Vujnich  
Director of Planning and Parks  
City of Wildwood  
16860 Main Street  
Wildwood, Missouri 63040

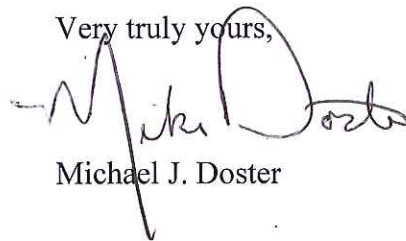


***RE: P.Z. 12 and 13-15 The Villages at Bright Leaf – Communication from Mike Falkner, Sterling Engineers and Surveyors, dated March 25, 2016 (“Request for Amendment”)***

Dear Mr. Vujnich:

On behalf of the Petitioners, the Request for Amendment is hereby withdrawn. The Petitioners’ will submit a proposed Site Development Plan that complies with Ordinance No. 2145 as written. Consequently, there is no need for the amendments that are the subject of the Request for Amendment. Thank you, and please contact the undersigned if you have any questions about the withdrawal of the Request for Amendment.

Very truly yours,



Michael J. Doster

MJD/kml