



Planning and Zoning Commission Agenda

March 11, 2026 at 6:30 pm

Brentwood City Hall Council Chambers

2348 S Brentwood Blvd, Brentwood MO 63144

Notice is hereby given that the **Planning & Zoning Commission** of the City of Brentwood, Missouri, will hold an **Open Meeting** in the Council Chambers at City Hall located at 2348 S. Brentwood Blvd., Brentwood, MO 63144. Virtual Access is also available via Zoom. Documents and plans are available for review on the City's website at www.brentwoodmo.org.

Instructions to Participate Virtually

Zoom Webinar: <https://zoom.us/j/94395002952>

Dial: +1 312 626 6799 /// Webinar ID: 943 9500 2952

YouTube Channel: Brentwoodmo Govtv - Watch a live video broadcast

Instructions for Public Comments

Citizens are encouraged to submit questions electronically 72 hours in advance to Whitney Kelly at wkelly@brentwoodmo.org. Questions regarding the meeting may be directed to 314-963-8629.

The City of Brentwood will provide reasonable accommodation for people with disabilities to enable their attendance at city meetings. Please contact the city administrator's office at 314-963- 8608, use relay Missouri 1-800-735-2966 TDD or contact us by email at wkelly@brentwoodmo.org at least 48 hours prior to the meeting to make your accommodation request.

- 1. CALL TO ORDER & PLEDGE OF ALLEGIANCE**
- 2. ROLL CALL**
- 3. AGENDA APPROVAL**
 - 3.01 Agenda Approval
- 4. APPROVAL OF THE MINUTES**
 - 4.01 Approval of the Minutes of February 11, 2026 Planning and Zoning Commission Meeting

5. CITIZEN COMMENTS

- 5.01 An opportunity for members of the public to address the Planning and Zoning Commission regarding issues or concerns not already on the agenda for this meeting. Those wishing to speak will be asked to limit comments to three minutes

6. OLD BUSINESS

- 6.01 Case #26-01: Comprehensive Sign Plan Amendment for Veterinarian Emergency Group ER for Pets at 2101 S. Brentwood Boulevard
- 6.02 Case #26-006: Site Development Plan for New Nine-Unit Townhome Development at 8815 Madge Avenue Request to Postpone to the April 8th Planning and Zoning Commission Meeting.

7. NEW BUSINESS

- 7.01 Case #26-007: Encore Nails & Foot Facials Conditional Use Permit at 8044 Manchester Road.
- 7.02 Case #26-008: Bonefish Grill Comp Sign Plan Amendment at 8780 Eager Road. Motion to Table.
- 7.03 Case #26-009: 2Dog Fitness LLC d.b.a. Gateway Fitness Conditional Use Permit at 824 Hanley Industrial Court.
- 7.04 Case #26-010: Text Amendment regarding Data Centers and establishing regulations for such uses.
- 7.05 Case #26-011: Text Amendment for Marijuana Cultivation and Manufacturing Conditional Uses in the LID District and various sections regarding the regulation of Marijuana Facilities

8. ALDERMANIC REPORT

9. DIRECTOR OF PLANNING AND DEVELOPMENT REPORT

10. ADJOURNMENT

This meeting will be livestreamed on YouTube and/or recorded. The recording will be made available on the City's YouTube channel. Please be aware that your presence may be recorded.