



City of Springfield

Agenda

Planning and Zoning Commission

Randall Doennig, Chair

Dan Scott, Vice Chair
Bill Knuckles
Helen Gunther
Betty Ridge

Bruce Colony
Eric Pauly
Christopher Lebeck
Layne Hunton

May 8, 2025

6:30 PM

Regional Police-Fire Training Center
2620 West Battlefield Road
Room 101, 102, and 103

1. ROLL CALL.

2. APPROVAL OF MINUTES.

2.1. April 10, 2025

3. COMMUNICATIONS.

3.1. April 2025 Planning and Zoning / City Council Actions

4. CONSENT ITEMS.

- 4.1. Relinquishment of Easement 948
3536 East Sunshine Street and 1955 South Bedford Avenue (Applicant: Connect 417 Properties, LLC)
- 4.2. Relinquishment of Easement 957
3299 North Vernon Road (Applicant: Hulston Investments, Inc.)
- 4.3. Relinquishment of Easement 958
3299 North Vernon Road (Applicant: Hulston Investments, Inc.)
- 4.4. Relinquishment of Easement 959
3299 North Vernon Road (Applicant: Hulston Investments, Inc.)

In accordance with ADA guidelines, if you need special accommodations when attending this meeting, please notify the Planning and Development office at 417-864-1611 as soon as possible to accommodate your needs.

5. UNFINISHED BUSINESS.

ADMINISTRATIVE ACTION: SUBDIVISIONS

- 5.1. Preliminary Plat of Hidden Gem Estates
6116 South Farm Road 175 (Applicant: TAG Property Development, LLC)

6. PUBLIC HEARINGS.

- 6.1. Planned Development 391
3299, 3373 & 3449 North Vernon Road (Farm Road 159) (Applicant: Hulston Investments, Inc., & Laura Hawkins-Morris, et al)

ADMINISTRATIVE ACTION: SUBDIVISIONS

- 6.2. Preliminary Plat of Hulston Subdivision
3373 & 3449 North Vernon Road (Applicant: Hulston Investments, Inc.)

7. OTHER BUSINESS.

- 7.1. Short-Term Rental Type 2 Appeal
3205 South Pinehurst Avenue (Applicant: Gloria Fuller)
- 7.2. Initiate Section 36-368 Publication and Posting of Notices Amendment
Citywide (Applicant: City of Springfield)

8. ADJOURN.