



City of Springfield

Agenda

Administrative Review Committee

July 31, 2025	3:30 PM	Via Zoom/ 2 West Conference Room 840 Boonville Avenue Springfield, MO 65802
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1. ROLL CALL.

2. MINUTES FROM LAST MEETING.

2.1. July 10, 2025

3. HEARINGS.

3.1. ARC2025-00018
1500 N FARMER AVE ~ Division St. at Farmer Ave. - R/W Reduction ~ ARC
Applicant: HEITHAUS ENGINEERING & ASSOCIATES, INC.
Work Type: Right of Way Reduction

3.2. ARC2025-00019
3444 W SUNSHINE ST ~ Manager-Springfield West Partners, LLC ~ ARC
Applicant: THOMAS WALKER
Work Type: Land Development Code Unclear
3310 W SUNSHINE ST SPRINGFIELD MO
3340 W SUNSHINE ST SPRINGFIELD MO
3370 W SUNSHINE ST SPRINGFIELD MO
3400 W SUNSHINE ST SPRINGFIELD MO

4. JOIN ZOOM MEETING.

4.1. Meeting ID: 912 8621 5381
Passcode: 334931

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.

July 10, 2025
MINUTES OF THE Administrative Review Committee (ARC)
Springfield, Missouri

The Administrative Review Committee met in regular session in Development Review Conference Room #199 and/or via Zoom.

ARC2025-00015

Applicant: CRAWFORD, MURPHY & TILLY, INC.

Work Type: Land Development Code Unclear

ATTENDANCE: Rodney Wurgler, Justin Crighton, and Dan Smith. Staff: Bob Hosmer, Chad Zickefoose, Laura Vales, and Samantha Payne (zoom), and Grady Porter (zoom).

REPRESENTATIVE: Bob Newell, Jason Clark

PUBLIC:

Staff: Went over the request and which direction the applicant is wanting proceed.

Rep: They currently have a PPlat renewal, but have questions regarding the possible sell of property to Andy's and what is needed.

Staff: They would need to escrow for the streets listed in the plat in order to sell. Staff discussed letting the PPlat expire and they would need to apply for a new Preliminary Plat. This would by-pass having to escrow. They would need to make sure that Andy's is aware of the new PPlat and would need to be listed.

Rep: Could negotiate with Andy's and start a new PPlat for the September 2025 PnZ. They will let staff know which direction they are wanting to follow.

ARC ACTION:

No Action Taken.

Dan motioned to approve the June 26, 2025 minutes. Justin seconded. 3/0 Approved

Result: Other