

GUIDELINES: REZONING

The Zoning Regulations for the City are adopted and intended to provide and promote the health, safety and welfare of the City's residents, secure coordinated land use, encourage compatible adjacent land uses and facilitate the adequate provision of public improvements. Detailed information can be found in the Municipal Code under Article X.

Regulations:

- An application for an amendment, revision or change in the zoning district designation as described by the official zoning map may be filed in the office of the Community Development director for consideration by the Planning and Zoning Commission and the Board of Aldermen. Such application may be filed by any member of the Board of Aldermen, the Planning and Zoning Commission, or by any owner, agent, representative or contract purchaser with interest in the property to be included in the proposed change of zoning.
- An application for a zoning map amendment shall comply with and be in accordance with the format and procedures governing the same as adopted by the Planning and Zoning Commission. In all cases where an application is initiated by a private party, the application shall be accompanied by the fee established by the Board of Aldermen, set out in Exhibit A to the ordinance from which this chapter is derived, and on file in the offices of the city clerk and the Community Development director.
- Public Hearings are required for Rezoning applications; property owners within a 300 foot radius will receive a notification. Letters of support or opposition may be submitted on behalf of the application. The applicant may coordinate with adjacent property owners and HOA Trustees to discuss the proposal, answer questions and encourage participation in the Public Hearings.

City Meetings:

- Pre-Application Meeting with City of Wentzville, Planning Division.
- One meeting before the Planning Commission and one meeting before the Board of Aldermen.
- Submittal Deadline and Meeting Dates can be found under Planning at: www.wentzvillemo.gov/PZInfo.


How to Apply for Rezoning

- Create an account or log in at www.wentzvillemo.gov/CustomerPortal.
- Select: Planning Applications, Rezoning.
- Upload a Rezoning Exhibit.
- Upload Legal Description.
- Upload Warranty Deed.
- Upload the Current year's Paid Tax Receipt.
- Pay fees online.

Fee: \$500 - \$1,000
dependent upon # of acres.
Plus \$.062 mailing fee
for each property owner
within a 300 foot radius.
Plus cost of legal notice.

Questions?

Contact the Community Development Department!

 (636) 639-2032

 CommunityDevelopment@wentzvillemo.gov

 www.wentzvillemo.gov/CDD

