

**AN ORDINANCE APPROVING TEXT AMENDMENT TO THE  
ZONING CODE OF THE CITY OF TWIN OAKS PERTAINING  
TO LIQUOR STORES**

WHEREAS, pursuant to § 400.550 of the Twin Oaks City Code, the Board of Aldermen may from time to time, on its own motion or on petition of the Planning and Zoning Commission, amend, supplement, change, modify or repeal by ordinance the regulations or districts herein or subsequently established after receiving the Planning and Zoning Commission's recommendation and report; and

WHEREAS, the Board of Aldermen now seeks to amend Sections 400.080 and 400.280 of the Twin Oaks Zoning Regulations, Chapter 400 of the Municipal Code (hereinafter the "Zoning Code") to allow liquor stores as a planned use in the "C" District of the City's Zoning Code (the "Amendments"); and

WHEREAS, on September 26, 2023, the Planning and Zoning Commission recommended that the Board of Aldermen approve of the proposed Amendments; and

WHEREAS, the Board of Aldermen, after careful and due deliberation and following a duly noticed public hearing held on October 18, 2023, in accordance with § 400.550 and § 89.060 RSMo., has concluded that the adoption of the proposed Amendments is in the best interests of health, safety, and welfare of the citizens of the City.

**NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF  
THE CITY OF TWIN OAKS, MISSOURI, AS FOLLOWS:**

**Section 1.** Chapter 400 of the Twin Oaks Municipal Code, the Zoning Regulations, Section 400.080 (Definitions), is hereby amended by adding the definition "Liquor Store," to read as follows:

**Section 400.080 Definitions.**

\* \* \*

**LIQUOR STORE**

An establishment or place of business primarily engaged in the retail sale of alcoholic beverages in the original package for consumption off the business property. This use shall not include restaurants that sell packaged alcoholic beverages as an accessory to the principal use.

**Section 2.** Section 400.280 "Use Regulations" of Article VII ("C" Commercial District Regulations) of Chapter 400 of the Twin Oaks Zoning Regulations, is hereby amended to add the use, Liquor Store, as a planned use in the "C" Commercial District as shown by the underlined text and renumbering the listed planned uses, to read as follows:

## **Section 400.280 Use Regulations.**

\* \* \*

### **B. Planned Uses:**

1. All uses designated as "planned uses" as set forth in this Subsection shall require the approval of a final development plan prior to the issuance of a building permit if they meet the criteria set forth in Section 400.340. The submission requirements, procedures and approval standards governing development plans are set forth in Section 400.340. Planned uses will be approved only if the Board of Aldermen, in its sole discretion, after review shall determine that the specific location and circumstances are appropriate for the use.
2. The following are planned uses in the "C" Commercial District, provided that a permanent building or premises shall be required for all permitted principal uses:
  - a. Appliance and furniture stores.
  - b. Banks.
  - c. Bowling alleys.
  - d. Business schools, dancing or music academies, cosmetology schools.
  - e. Computer sales and service stores.
  - f. Department stores.
  - g. Drug stores and pharmacies.
  - h. Food catering establishments.
  - i. Grocery stores and supermarkets.
  - j. Hardware stores.
  - k. **Liquor stores**
  - l. Motor vehicle oriented businesses (MVOB).
  - m. Movie theaters
  - n. Office supply stores.
  - o. Pet shops.
  - p. Physical fitness centers.
  - q. Post offices.
  - r. Restaurants.
  - s. Shoe stores.
  - t. Sporting goods stores (new merchandise only).

**Section 3.** The recitals contained in the *Whereas* clauses are expressly incorporated in and made a part of this Ordinance.

**Section 4.** This Ordinance shall be in full force and effect on and after its passage and approval by the Mayor.

PASSED AFTER HAVING BEEN READ IN FULL OR BY TITLE TWO TIMES PRIOR TO PASSAGE BY THE BOARD OF ALDERMEN OF THE CITY OF TWIN OAKS, MISSOURI, THIS 18<sup>th</sup> DAY OF OCTOBER 2023.



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Russ Fortune, Mayor

Attest:



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Frank Johnson, City Clerk/Administrator