



3939 S. Lindbergh Blvd.  
314-849-3400

FILE NO. P-29-22  
DATE 10-12-22  
FEE pd

**PRELIMINARY DEVELOPMENT PLAN**

- 1. Applicant's Name Olga Despotis Perpetuities Trust
- 2. Mailing Address 12511 Elaine Drive, St. Louis, MO 63131 Phone 314-791-5519
- 3. Agent's Name and Address George J. Despotis, Trustee  
(if different than Applicant)  
same address as above
- 4. Property Owner's Name Odt Re Development LLC (#12405 & #12417) Lindbergh Odpt LLC (#12411 West Watson)
- 5. Address of Property 12405, 12411 & 12417 West Watson Road
- 6. Area of Property 1.91 acres ( 83,232 sq. ft.)
- 7. Existing Zoning "R-2" Single Family Residential Dist. Proposed Zoning "PD-LC" (B) Plan. Dev.-Limited Commercial
- 8. Proposed Use Bank/Credit Union w/drive-up windows and an ATM
- 9. Remarks and Reasons Subject site is located at the intersection of a heavily travelled State Highway (Lindbergh Boulevard) and a major collector street. (West Watson Road) Another bank facility is located directly across Lindbergh Boulevard and the City's police department and Public Works building is located directly across West Watson Road.  
The proposed development would be very similar in scale to those existing commercial and institutional uses.
- 10. Legal Description (to be attached)
- 11. Scale Drawings of Property and Proposed Development Plans (to be attached)
- 12. Fee: Ten acres or less \$250.00. More than ten acres \$250 plus \$25.00 for each acre or fraction thereof over ten acres.

I hereby state that I have read all applicable sections of the Zoning Ordinances of the City of Sunset Hills and can comply with all requirements of those regulations. I also certify that all statements made on this application are true and that I have a legal right to make this application.

Signature:   
George J. Despotis, Trustee