

**BOONE COUNTY PLANNING & ZONING COMMISSION**  
ROOM 214, SECOND FLOOR - BOONE COUNTY GOVERNMENT CENTER  
801 E. WALNUT ST., COLUMBIA, MO

**AGENDA**

7:00 P.M.

Thursday, October 17, 2024

**TO ACCESS THIS MEETING BY PHONE CALL: 701-801-1211; ACCESS CODE 758-401-651**

**WRITTEN COMMENTS MAY BE MAILED OR SENT TO: RESMGT@BOONECOUNTYMO.ORG**

- I. Meeting called to order, Boyd Harris, Chairperson.
- II. Roll call, Greg Martin, Secretary
- III. Review minutes of last meeting.
- IV. Statement by Chairperson.
- V. **CONDITIONAL USE PERMITS**
  1. Request by [Little Bay Farm & Michele Jackson Trust](#) for a conditional use permit for an equine boarding facility and indoor riding arena Agriculture (A-1) zoning district on 91.55 acres located at 3900 S Ben Williams Rd, Columbia. **(open public hearing)**
  2. Request by [Branch Towers](#) on behalf of Drake Maupin LLC for a conditional use permit for a 280' transmission facility on 232.53 acres located at 10900 E Rob Cook Rd, Centralia. **(open public hearing)**
- VI. **REZONING REQUESTS**
  1. Request by [Refaat Mefrakis & Corban Ali Fadiah](#) to rezone from Planned General Commercial (C-GP) to Planned Single-Family Residential (R-SP) and to approve a review plan for The Haven at Newtown on 0.2 acres located at 6725 S New Town Ave, Columbia. **(open public hearing)**
  2. Request by [CKL Property Management LLC](#) to rezone from General Commercial (C-G) and Planned General Commercial (C-GP) to Planned Light Industrial (M-LP) and to approve a review plan for 7400 East I-70 Southeast, on 4.1 acres located at 7400 I-70 Drive SE, Columbia. **(open public hearing)**
  3. Request by [Moore Bunton Properties LLC](#) to rezone from Agriculture (A-2) to Planned Light Industrial (M-LP) and to approve a review plan and preliminary plat for Hallsville Industrial on 36.61 acres located at 5500 E Parks Ln, Hallsville. **(open public hearing)**
  4. Request by [Route B Independent Church](#) to rezone from Agriculture (A-2) to Planned Light Industrial (M-LP) and to approve a review plan and preliminary plat for Hallsville Industrial on 15.09 acres located at 11700 N Rt B, Hallsville. **(open public hearing)**
- VII. **PLANNED DEVELOPMENTS**
  1. Request by Perry Luetkemeyer to approve a Final Development Plan for Locust Grove Subdivision Plat 3 PRD in the pending Planned Agriculture (A-2P) zoning district on 9.94 acres located at 2675 N Locust Grove Church Rd, Columbia.
  2. Request by Butch's Investments to approve Primary and Alternative Final Development Plans for Butch's Investments 163 in the Planned Light Industrial (M-LP) zoning district on 13.49 acres located at 7180 S Cadet Ct., Columbia.
- VIII. **PLATS**
  1. Sunrise Estates Block 13. R-S. S12-T48N-R12W. Sue Porter, owner. Jay Gebhardt, surveyor.
  2. BerkleyBlair Ridge Plat 1. A-2. S22-T50N-R13W. Hiamp Company LLC, owner. Derek Forbis, surveyor.
- IX. **OLD BUSINESS**
  1. Update on Commission action.
- X. **NEW BUSINESS**
  1. Proposed Revisions to Boone County Zoning Regulations, Section 28, Stormwater Ordinance
- XI. **ADJOURN**

Agenda subject to change, please check with the Planning Office to verify an item is still on the agenda. For multi-media support please make arrangements with staff 24 hours in advance of the meeting date. A hard copy of any presentation, including photos and drawings must be given to staff for the permanent record. For more information about the above requests go to:

<https://www.showmeboone.com/resource-management/planning-zoning/land-use-requests/>