

REQUEST FOR REVISION TO THE ZONING MAP
ONE FORM PER TRACT/LOT OF LAND
PLEASE REVIEW INSTRUCTIONS PRIOR TO SUBMITTING AN APPLICATION

PLEASE PRINT ALL

1. MBK Investments, LLC
 Name – Property Owner
3215 S Providence Road
 Address
Columbia MO 65203
 City State Zip
BMKelly110@gmail.com, mattkelly023@gmail.com 5732686437
 Owner Email Address Phone
 Potential Buyer/Lessee
 Address
 City State Zip
 Buyer/Lessee Email Address Phone

2. Legal description of land for which revision to zoning map application is made. Please attach copy of Warranty Deed, Deed of Trust, or survey.

Section 36 Township 48 Range 13 Parcel #: 16 - 919 - 36 - 02 - 001 - 00 01
The north one hundred sixty three feet of tracts #1, #2, #3 of a survey recorded in book 316, page 586

3. Present zoning and actual land use: M-LP, business park development

4. Lot/tract size: 3.39 Acres / Sq. Ft. 5. Requested zoning district: M-LP 6. Adjacent zoning R-S, C-GP, R-MF

7. Proposed use should the request to rezone be approved or, if revising a previously approved plan, explain proposed change: (Please be as detailed as possible, do not state "see plan")
See attached

8. Reason and justification for the request being submitted: Allow for development of the business park.

9. Approximate size, use and location of any structure(s): Include sketch.

Existing: no existing structures on the property Proposed: 3 buildings

10. Type of wastewater system: BCRSD gravity sewer

11. Date of Concept Review, if known, (If no concept review was held, state "None"): 9/19/22

REQUIRED WITH INITIAL SUBMITTAL: (ADDITIONAL DOCUMENTATION MAY BE REQUIRED AT A LATER DATE)

- Application FEE of \$350.00, or current fee (Non-refundable)
- Copy of recorded Warranty Deed, Deed of Trust, or survey showing proof of ownership
- List of property owners within 1000 feet of property (you may obtain from Assessor's Office)
- If requesting Planned Zoning, a Review Plan fee of \$275.00 in addition to the \$350 application fee (Non-refundable)
- If requesting Planned Zoning, all documentation required in Zoning Regulations Section 6.4
- Additional Fees will be billed later including: Certified Mailings of \$6.80 per notice (or current cost) and Newspaper fees which must be paid by Friday the week prior to the scheduled meeting unless otherwise noted. Indicate below who will pay additional fees. Failure to pay these additional fees by the due date may result in the item being removed from the agenda.
- Additional fees to be paid by Representative
- Additional fees to be paid by Owner
- Additional fees to be paid by Potential Buyer/Lessee

The above information is true and correct to the best of my knowledge.

[Signature] 9/23/22
 Owner's Signature (REQUIRED) Date
 Potential Buyer's/Lessee's Signature Date

Representative: (Surveyor, Engineer, Attorney, Etc.)

Jay Gebhardt, PE, PLS
 Name
3401 Broadway Business Park Ct, Suite 105
 Address
Columbia, MO 65203
 City, State, Zip

A Civil Group
 Business/Company Name
5738175750
 Office Phone Number
jay@acivilgroup.com
 Email Address

NOTE: Please attach any additional documentation, sketches, permits, names, and addresses as required as minimum information. Failure to provide any of the required material will result in the invalidation of the application. If you plan to show a power point or other digital presentation during the meeting(s) please provide staff a copy at least 24 hours in advance of the meeting date.

Received by: [Signature]
 Boone County Planning and Building Inspections

Date 9/26/22

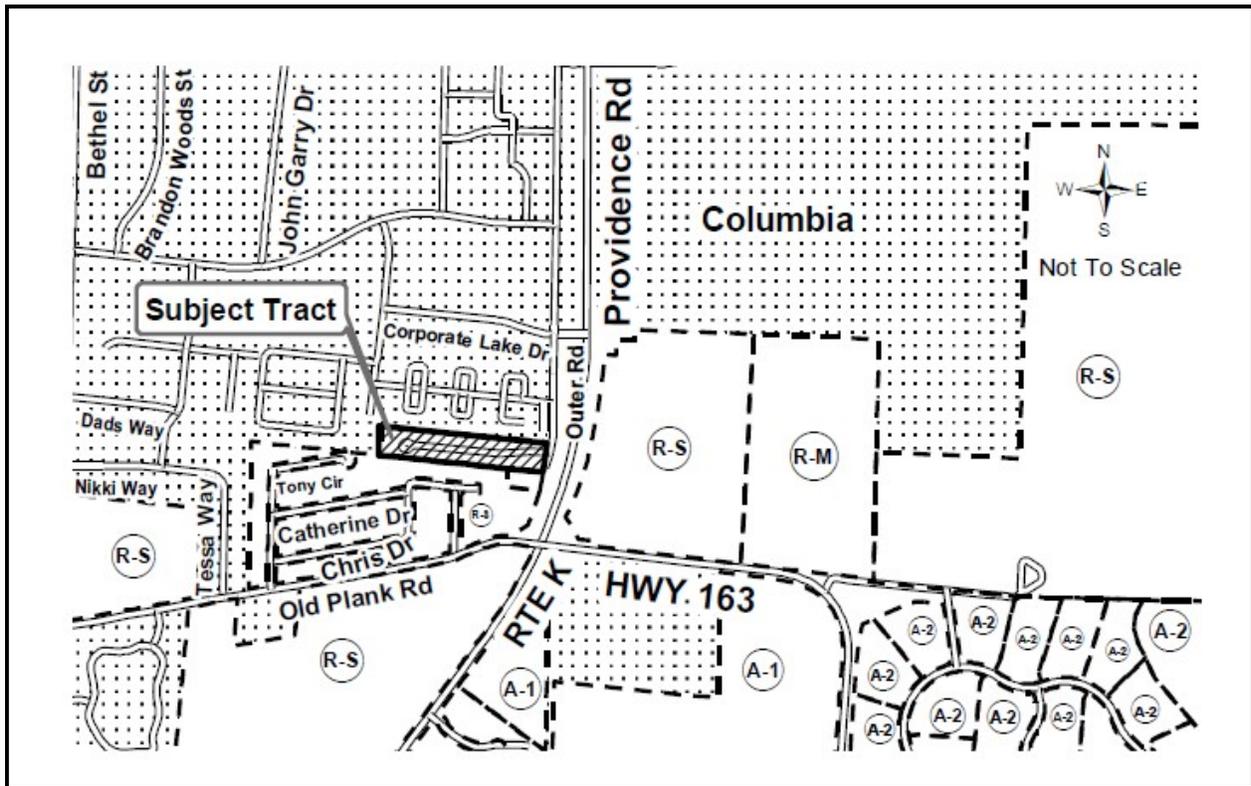
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Proposed use should the request to rezone be approved or, if revising a previously approved plan, explain proposed change:

Revision of previously approved plan to expand approved uses to include: personal service uses, excluding massage parlors, but including barber shop, beauty parlor, photographic or art studio, laundry or dry-cleaning receiving station and other uses of a similar character.

Manufacture of textile products; such as rugs, mattresses, pillows, quilts, millinery, hosiery, clothing and fabrics

Printing and finishing of textiles and fibers into fabric goods. Photographic processing or blueprinting, Printing and publishing



NOTICE OF PUBLIC HEARING BOONE COUNTY, MISSOURI

Notice is hereby given of a public hearing to be held before the Boone County Planning and Zoning Commission at 7:00 P.M. on Thursday, October 20, 2022 and before the Boone County Commission at 7:00 P.M. on Tuesday, November 1, 2022. Both hearings will be held in the Commission Chambers of the Roger B. Wilson Boone County Government Center, 801 E. Walnut St., Columbia, MO. The hearings will give all interested parties an opportunity to be heard in relation to the following:

Request by MBK Investments to rezone to M-LP (Planned Light Industrial) and to approve a revised a review plan for Rockbridge Business Park on 3.39 acres located at 5105 S Providence Rd, Columbia.

The P & Z Commission meeting will also be available by phone, please check our website for additional details at www.showmeboone.com/resource-management

Questions regarding the above request may be directed to the Boone County Resource Management office at 886-4330.

Boone County Planning & Zoning Commission
Boyd Harris, Chairperson