

**BOONE COUNTY PLANNING & ZONING COMMISSION**  
**COMMISSION CHAMBERS - BOONE COUNTY GOVERNMENT CENTER**  
801 E. WALNUT ST., COLUMBIA, MO

**AGENDA**

7:00 P.M.

Thursday, December 15, 2022

**NOTICE: THIS MEETING WILL ALSO BE HELD VIA PHONE CONFERENCE.**  
**TO ACCESS THIS MEETING BY PHONE CALL: 701-801-1211; ACCESS CODE 758-401-651**

**FACE MASKS ARE RECOMMENDED FOR UNVACCINATED INDIVIDUALS**

**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 Faye Nowell on behalf of Robin Diebold for a conditional use permit for a boarding kennel/ daycare facility for dogs on (3.65 acres according to Assessor) A-2 (agriculture) zoning district located at 5550 W Gillespie Bridge Road, Columbia.
- VI. **REZONING REQUESTS**
  1. Request by D Who Land LLC to rezone from A-1 (Agriculture) to R-SP (Planned Single-Family Residential) and to approve a review plan for Five Pines on 174.98 acres located at 8100 E Richland Rd, Columbia.
- VII. **PLANNED DEVELOPMENTS**
  1. Request by Joseph & Kelly Eagle to approve a Final Development Plan for Eagle A-RP on 4.7 acres located at 6910 S High Point Ln, Columbia.
- VIII. **PLATS**
  1. Five Pines Subdivision PRD Preliminary Plat. Pending R-SP. S13-T48N-R12W. D Who Land, LLC, owner. Derek Forbis, surveyor.
  2. Eagle Nest Estates. Pending A-RP. S10-T47N-R13W. Joseph & Kelly Eagle, owners. Kevin Schweikert, surveyor.
  3. 4C2AP Acres. A-2. S3-T50N-R13W. 4C2AP, LLC, owner. Nathanael Kohl, surveyor.
  4. Biggs Estates Plat 1. R-S & A-2. S29-T47N-R11W. Andrew Biggs, owner. Jay Gebhardt, surveyor.
  5. Kaila's Ranch Plat 1. A-2. S9-T50N-R13W. Kaila Pollard, Amanda Kay Darwent, Kev Gardner, Revocable Trust, owners. James Patchett, surveyor.
  6. Peabody Ridge Subdivision. A-2. S35-T50N-R13W. Kenneth & Joanne Deakins, owner. Steven R. Proctor, surveyor.
  7. Khan's Subdivision Plat 1. C-G. S19-T49N-R12W. Kahn Enterprises LLC, owner. James Jeffries, surveyor.
  8. Douce Division Final Plat. A-R. S22-T50N-R13W. Philip E & Debbie Douce, and William F & Ilene E Douce, Revocable Living Trust, owners. Nathanael Kohl, surveyor
- IX. **OLD BUSINESS**
  1. Update on Commission action.
  2. Solar Regulations
- X. **NEW BUSINESS**
- 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/>