

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. Michael R. Steffan & Cheryl Ann Steffan

Name – Property Owner
5480 E. Spiva Crossing Road
Address
Hallsville MO 65255
City State Zip
casteffan1@yahoo.com (573) 696-1705
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 3 Township 49 N. Range 12 W. Parcel #: 12 - 200 - 03 - 00 - 034 - 00 01
Tract C of the Survey recorded in Book 388, page 744, of the Records of Boone County, MO.

3. Present zoning and actual land use: A-2 Currently used for two houses and agricultural purposes

4. Lot/tract size: 20.50 acres Acres / Sq. Ft. 5. Requested zoning district: A-2P 6. Adjacent zoning A-2

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")

Divide property into two parcels with the two existing houses on one parcel and a new house on the second parcel.

8. Reason and justification for the request being submitted: _____
The other regulations do not permit adding another house to the existing parcel

9. Approximate size, use and location of any structure(s): Include sketch.
Existing: 2 houses, a garage and a pole barn Proposed: 3 houses, a garage, a pole barn and a large shed

10. Type of wastewater system: individual on-site (lagoons)

11. Date of Concept Review, if known, (If no concept review was held, state "None"): April 11, 2022

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.

Cheryl Ann Steffan 4/25/2022
Owner's Signature (REQUIRED) Date

Potential Buyer's/Lessee's Signature Date

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

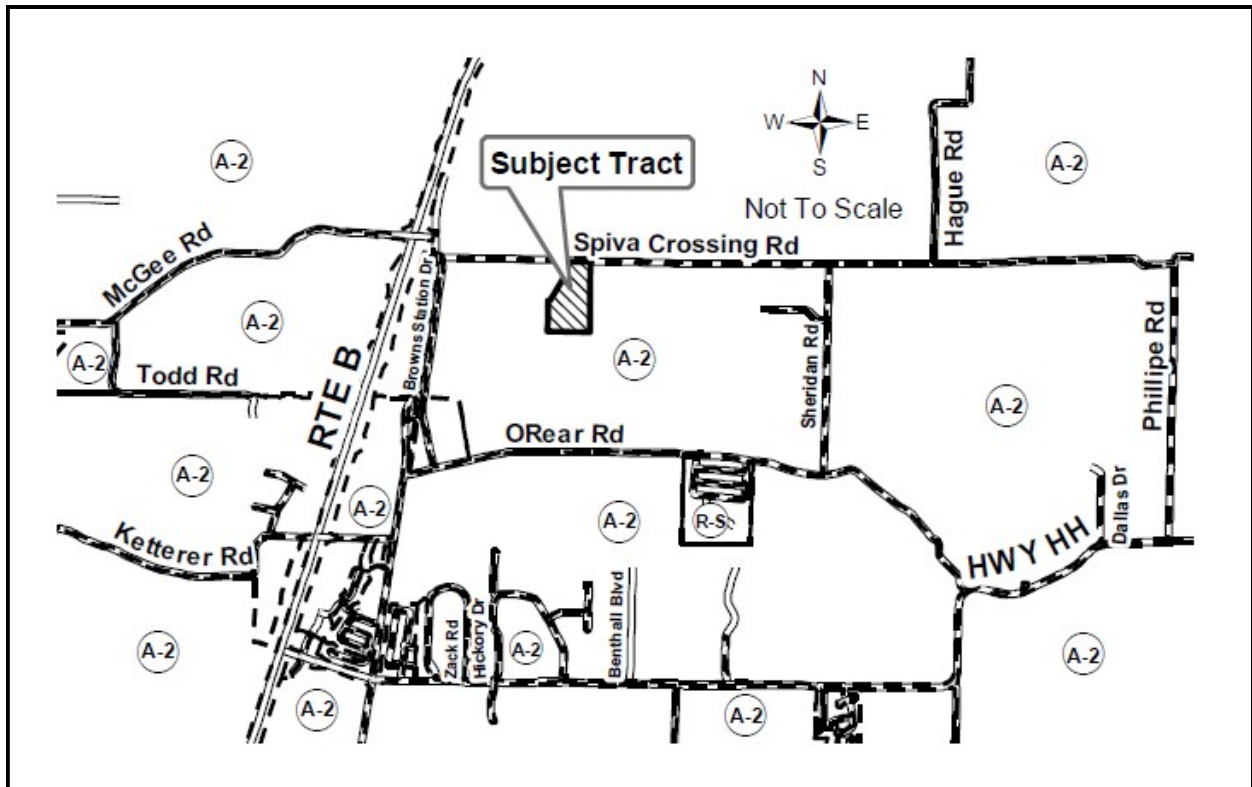
Jonathan Cole
Name
2204 Martinshire Drive
Address
Columbia, MO 65203
City, State, Zip

Merebrook LLC Land Surveying
Business/Company Name
(573) 777-3564
Office Phone Number
COleJ@MerebrookLLC.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: Paula C. Adams
Boone County Planning and Building Inspections

Date 4/25/22



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, May 19, 2022 and before the Boone County Commission at 7:00 P.M. on Tuesday, May 31, 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 Michael R. and Cheryl Ann Steffan to rezone from A-2 (Agriculture) to A-2P (Planned Agriculture) and to approve a Review Plan for Steffan Crossing on 20.32 acres located at 5480 E Spiva Crossing Road, Hallsville.

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