



City of Columbia, Missouri

Meeting Agenda

Board of Adjustment

Tuesday, December 9, 2025
7:00 PM

Regular Meeting

Columbia City Hall
Council Chambers
701 E Broadway

I. CALL TO ORDER

II. INTRODUCTIONS

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES

November 18, 2025 Regular Meeting

Attachments: [Regular Meeting Minutes](#)

V. PUBLIC HEARINGS

Case # 21-2026

A request of Scott and Angela Claybrook (owners) seeking approval of a 5-foot variance from the required 25-foot rear setback of the R-2 (Two-family Dwelling) zoning district. The applicants seek to expand the existing single-family home on the site by attaching, as an integral part of the existing dwelling, an accessory dwelling unit (ADU). When an ADU is integral to an existing dwelling, the setbacks applied to the ADU must conform to those applicable to the existing dwelling. The proposed ADU extends approximately 5-feet into the required **25-foot rear yard** setback of the R-2 zoning district which is not permitted as required by Section 29-3.3(ii)(2)(v) of the Unified Development Code. Approval of this request would permit a building permit to be issued for the proposed ADU on property addressed as 602 Florence Avenue.

Attachments: [Staff Report to Board of Adjustment](#)

[Locator Maps](#)

[Application, Denial Letter, Criteria Responses](#)

[ADU Plot Plan](#)

[Hearing Notice, Parties in Interest Ltr, Parties in Interest List](#)

VI. SPECIAL ITEMS**A. Board of Adjustment Elections****B. Board of Adjustment 2026 Application/Meeting Calendar**

Attachments: [2026 Application Deadlines & Meeting Calendar](#)

VII. GENERAL COMMENTS BY PUBLIC, MEMBERS AND STAFF**VIII. NEXT MEETING DATE - February 10, 2026 @ 7 pm (tentative)****IX. ADJOURNMENT**

Members of the public may attend any open meeting. For requests for accommodations related to disability, please call 573.874.CITY (2489) or email CITY@CoMo.gov. In order to assist staff in making the appropriate arrangements for your accommodation, please make your request as far in advance of the posted meeting date as possible.

USB DRIVES PROHIBITED: A speaker who desires to display a presentation must upload the presentation, in advance, to the city network using an upload portal. To upload your files and learn more, visit CoMo.gov/upload.