



Patrick Zenner <patrick.zenner@como.gov>

[Planning]: STR request for 1, 3, 5, and 7 Fyfer Place - hearing tonight

Cecile Bentley <cecile.bentley@gmail.com>

Thu, Jul 10, 2025 at 4:13 PM

To: planning@como.gov, Patrick Zenner <Patrick.Zenner@como.gov>, David Mehr <mehrd1949@gmail.com>

Dear Commissioners,

My name is Cecile Bentley. I live at 1863 Cliff Dr., Columbia MO 65201, which is the neighborhood behind these properties.

I am writing to oppose the request to allow STR approval for these 4 adjoining properties in Fyfer Place.

My concern is that granting this request would set a precedent that would be damaging to our residential neighborhoods.

The current ordinance, which took 5 years and many hundreds of hours to develop, established a rule that an STR could not be established within 300 feet of another STR. This rule was based on a lot of research and thought.

This requests asks for 4 adjoining STR's - ignoring this rule.

An exception granted now means that the next property owner -with multiple properties within 300' can complain that you have already allowed this exception. This could bring adjacent STR's into Columbias many quiet and thriving neighborhoods. This would be particularly damaging in neighborhoods where affordable housing is already scarce.

I firmly oppose ignoring one of the most basic tenets of the STR ordinance, the "300 foot rule", and urge you to vote "NO".

Thank you for your consideration

Cecile Bentley
1863 Cliff Dr
Columbia, MO. 65201 Cecile

Sent via mobile phone



Ross Halligan <ross.halligan@como.gov>

1 Fyfer Place - Conditional Use Permit (Case 208-2025)

Lynn Hostetler <laser909@gmail.com>

Thu, Jun 26, 2025 at 8:29 PM

To: "ross.halligan@como.gov" <ross.halligan@como.gov>

Mr. Halligan--My wife and I have owned a 7-unit property at [4 South Ann Street](#) for more than twenty years. It is adjacent to Nick Timberlake's 4-plex at 1 Fyfer place, which is just across the fence to the east and within full view of our property.

We fully support Mr. Timberlake's request for a conditional use permit. Before he bought the property and replaced the older 4-plex that had been there for many years we had continual problems with tenants of that building using our parking lot for drug transactions and other disturbances. We built a fence to discourage such activities but though it helped to some extent it did not stop all illicit activity and police presence was frequently needed.

Since that building and the small house close to it were replaced by Mr. Timberlake a few years ago we have had no complaints and have received no complaints from our tenants. The area is much improved with an attractive building that is well maintained and well managed. Mr. Timberlake has done an excellent job managing it as a short-term rental building and our own tenants have commented about their satisfaction with the current situation.

Again, we fully support approval of a Conditional Use Permit for 1 Fyfer Place. We would much prefer its current use as a short-term rental to the likely alternative use as a student rental if a Conditional Use Permit is not approved.

Lynn and Patricia Hostetler

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