

**EXCERPTS**  
**PLANNING AND ZONING COMMISSION MEETING**  
**COLUMBIA CITY HALL COUNCIL CHAMBER**  
**701 EAST BROADWAY, COLUMBIA, MO**  
**July 22, 2021**

**Case 202-2021**

**A request by Crockett Engineering on behalf of Grant R. Drawing for approval of a one-lot final plat of 14.31 acres to be known as Rory Point Plat No. 1. The subject acreage is located just north of Cascades Drive on the west side of Sinclair Road. The property is zoned A, agriculture, and the purpose of the platting action is to secure legal lot status for development of the property.**

MS. LOE: May we have a staff report please.

MR. PALMER: Yes, you may. Thank you. So similar to the last case, since this is a final minor plat, just the public info postcards were sent. Again, those were on June 30th. For this property, 14 other property owners were notified. Similar -- also similar to the last one, this is just a one-lot final plat. The aerial here gives you a little more to look at, but it doesn't really give us a whole lot of information. Obviously if you know, the Pinball Company is just to the north of this project and then the Cascades and Lake Arrowhead. Again, we were discussing the new middle school earlier; that's this property up here. And the Sinclair farm property is involved with this chunk that's kind of vacant land. Again, this was kind of the south end of the Sinclair farm property, and the University of Missouri deeded it to Mr. Drawing back in February. Normally we would consider that not a legal transfer and we'd typically require them to plat, but since it's the University, they are able to kind of circumvent our platting subdivision regulations. So they did that and transferred the property to Mr. Drawing. Again, the plat dedicates additional right-of-way for Sinclair Road, and in this case it varies slightly. They've kind of corrected alignment and there, as you can see, there's a little jog in the existing right-of-way there. So the end goal though is met with the 38-foot half level on the frontage. Again, there's also the ten-foot standard utility easement. There's also another easement on the plat, but this is similar again to that last plat where they are showing an existing sewer easement that's located along that frontage. It's, I believe, a 20-foot easement so it's probably the second line farthest to the west there if you can read that. So that's it in a nutshell. Basically it's pretty straight forward. But the purpose of this is Mr. Drawing wants to build a home on it, and so it's pretty straight forward again. But Staff finds that the plat fully complies with the subdivision requirements of the UDC and recommendation would be for approval. Happy to answer any questions.

MS. LOE: Thank you, Planner Palmer. Before we ask for any questions of staff, I would like to ask any commissioners who have had any ex parte related to this case prior to this meeting to please disclose that now so all commissioners have the benefit of the same information on the case in front of

us. Seeing none, are there any questions for staff? Seeing none, we'll open up the floor to public comment. If you have any public comment, please give your name and address for the record. Seeing none, we will close public comment. Commission comment? Commissioner MacMann.

MR. MACMANN: If my fellow commissioners, my comrades have no questions, no further questions, I'd like to make a motion. Seeing no further questions, in the matter of the Rory Point Subdivision, final plat, Case No. 202-2021 transferring -- or status of the final plat, I move to approve.

MS. KIMBELL: Second.

MS. LOE: Second by Commissioner Kimbell. We have a motion on the floor. Any discussion on this motion? Seeing none, may we have roll call please.

MS. CARROLL: Commissioner Burns.

MS. BURNS: Yes.

MS. CARROLL: Commissioner Rushing.

MS. RUSHING: Yes.

MS. CARROLL: Commissioner MacMann.

MR. MACMANN: Aye.

MS. CARROLL: Commissioner Geuea Jones.

MS. GEUEA JONES: Yes.

MS. CARROLL: Commissioner Placier.

MS. PLACIER: Yes.

MS. CARROLL: Commissioner Kimbell.

MS. KIMBELL: Yes.

MS. CARROLL: My vote is yes. Commissioner Loe.

MS. LOE: Yes.

MS. CARROLL: We have eight votes to approve. The motion is carried.

MS. LOE: Recommendation for approval will be forwarded to City Council.