

**NOTICE OF PUBLIC HEARING
BEFORE THE BOARD OF ADJUSTMENT**

Notice is hereby given that the Board of Adjustment of the City of Columbia, Missouri, will hold a public hearing in the Council Chamber of City Hall, 701 E. Broadway, in Columbia, Missouri, at **7:00 p.m. on Tuesday, the 18th day of November 2025**, to give all interested persons an opportunity to appear and be heard in relation to the following appeal to be known as **Case # 01-2026**:

A request of Ulysses Clayborn (attorney), on behalf of Housing Authority of Columbia (owner), seeking approval of a rear yard setback variance associated with the proposed final plat of R-MF (Multiple-Family Dwelling) zoned real estate in the City of Columbia, County of Boone, State of Missouri, hereinafter described, requesting that said Board grant a rear yard setback variance of no less than 19-feet to allow approval of a final plat placing the structure addressed as 211 Boone Drive on its own individual lot as required by Section 29-4.1 (a), Table 4.1-1 of the Unified Development Code.

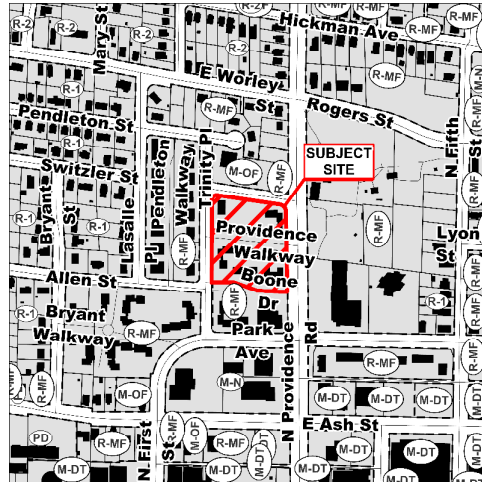
Said real estate being described as follows:

ALL THAT PART OF LOT 101B, PROVIDENCE WALKWAY, PLAT NO. 1A, RECORDED IN PLAT BOOK 59, PAGE 40 LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI.

known as, or located at **211 Boone Drive**

BOARD OF ADJUSTMENT
City of Columbia, Missouri

By Peter Norgard, Chairman





Case No. 01-2026

LETTER OF NOTICE TO PARTIES IN INTEREST
(PERTAINING TO PUBLIC HEARING BEFORE THE BOARD OF ADJUSTMENT)

DATE: November 3, 2025

TO: Whom it may concern

RE: **A request of Ulysses Clayborn (attorney), on behalf of The Columbia Housing Authority (owner), seeking a 19-foot rear yard setback variance to allowing a final plat to be approved placing the structure addressed as 211 Boone Drive on its own individual lot as required by Section 29-4.1(a), Table 4.1-1 of the Unified Development Code.**

Notice is hereby given that a public hearing will be held before the Board of Adjustment of the City of Columbia, Missouri at the hour of **7:00 p.m.** on **Tuesday**, the **18th** day of **November 2025**, in the Council Chamber on the First Floor of City Hall, 701 E. Broadway, in Columbia, Missouri in relation to the following described property located in the City of Columbia, County of Boone, State of Missouri:

ALL THAT PART OF LOT 101B, PROVIDENCE WALKWAY, PLAT NO. 1A, RECORDED IN PLAT BOOK 59, PAGE 40 LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI.

known as, or located at **211 Boone Drive (see map on back)**

As a property owner, tenant, or Neighborhood Association, within 185-feet or 1000-feet, respectively, of the subject site, you have been identified as a party in interest to this application or appeal. The Board of Adjustment invites you to attend the Public Hearing and make known your interests in the appeal or application.

The filed copy of the Notice of Appeal or Notice of Application is available within the office of the Community Development Department at 701 E. Broadway, Columbia, Missouri (5th Floor). A staff report on the request will be available 7 days prior to the scheduled public hearing and can be obtained from www.como.gov/CMS/webcal/ by selecting the Board of Adjustment agenda for the **November 18, 2025** meeting from the City Calendar.


Notices of the public hearing are being published in a newspaper circulated within the City of Columbia, Missouri. The relative property is, or will be, posted with a notice pertaining to the public hearing.

Signed: Patrick R. Zenner

Patrick R. Zenner, Development Services Manager
701 E. Broadway
Columbia, Missouri 65201
Telephone: (573) 874-7239

E-mail: planning@como.gov

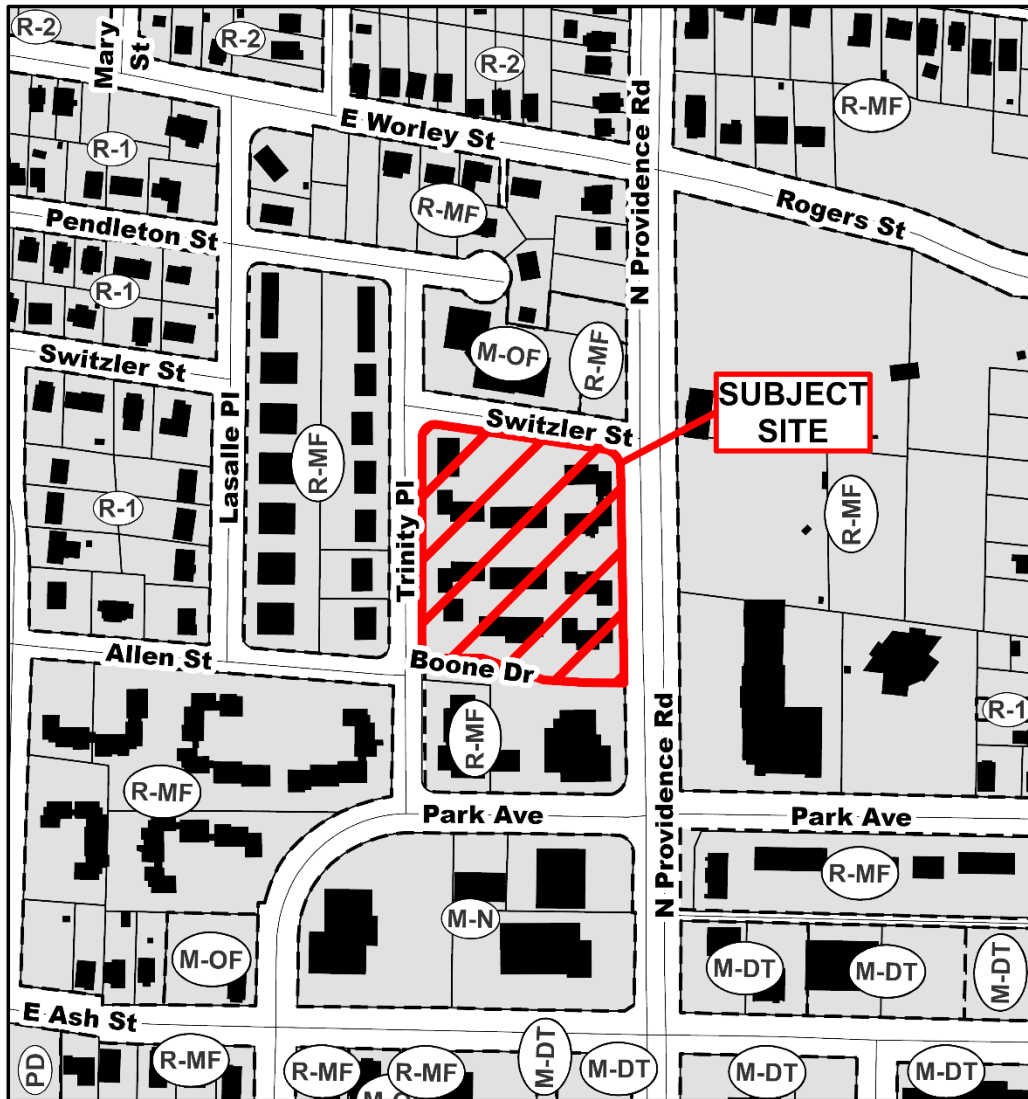
Building & Site • CATSO • Planning

 573.874.7474 Service Counter
573.874.7239 Administrative Offices

 701 E. Broadway, P.O. Box 6015
Columbia, Missouri 65205

 CoMo.gov
CoMo.gov/community-development

Our vision: Columbia is the best place for everyone to live, work, learn and play.





Case # 1-2026 - 211 Boone Drive
Variance



Parcel Data Source: Boone County Assessor


Created by The City of Columbia - Community Development Department

 City Zoning  Parcels



0 100 200 Feet

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 701 E. Broadway, P.O. Box 6015
 Columbia, Missouri 65205

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Parites In Interest

OWNER	ADDRESS	City State	Zip Code
HOUSING AUTHORITY OF THE CITY OF COLUMBIA	201 SWITZLER ST	COLUMBIA, MO	65203
DALE A SMITH ETAL	3503 STINGRAY CT	COLUMBIA, MO	65202
JULIAN WARE& KAREN LYNETTE JORDAN	205 PENDLETON ST	COLUMBIA, MO	65203
BRYANT WALKWAY HOUSING DEVELOPMENT LP	201 SWITZLER ST	COLUMBIA, MO	65203
Owner, Occupant or Tenant	103 PARK AVE APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	103 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	107 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	105 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	111 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	109 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	301 TRINITY PL APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	301 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	303 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	305 TRINITY PL	COLUMBIA, MO	65203
BRYANT WALKWAY II HOUSING DEVELOPMENT GROUP LP	201 SWITZLER ST	COLUMBIA, MO	65203
Owner, Occupant or Tenant	201 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	203 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	203 PARK AVE APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	300 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	302 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	302 TRINITY PL APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	304 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	200 BOONE DR	COLUMBIA, MO	65203
HOUSING AUTHORITY OF THE CITY OF COLUMBIA	201 SWITZLER ST	COLUMBIA, MO	65203
Owner, Occupant or Tenant	311 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	313 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	315 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	317 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	319 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	321 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	323 TRINITY PL	COLUMBIA, MO	65203

Parites In Interest

OWNER	ADDRESS	City State	Zip Code
Owner, Occupant or Tenant	323 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	325 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	401 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	401 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	403 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	405 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	405 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	407 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	409 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	411 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	307 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	309 TRINITY PL	COLUMBIA, MO	65203
HOUSING AUTHORITY OF THE CITY OF COLUMBIA	201 SWITZLER ST	COLUMBIA, MO	65203
Owner, Occupant or Tenant	215 BOONE DR	COLUMBIA, MO	65203
Owner, Occupant or Tenant	217 BOONE DR	COLUMBIA, MO	65203
Owner, Occupant or Tenant	213 BOONE DR	COLUMBIA, MO	65203
Owner, Occupant or Tenant	305 N PROVIDENCE RD	COLUMBIA, MO	65203
Owner, Occupant or Tenant	211 BOONE DR	COLUMBIA, MO	65203
Owner, Occupant or Tenant	306 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	306 TRINITY PL APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	307 N PROVIDENCE RD	COLUMBIA, MO	65203
Owner, Occupant or Tenant	212 PROVIDENCE WALKWAY APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	210 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	212 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	214 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	308 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	208 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	204 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	210 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	206 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	202 PROVIDENCE WALKWAY APT A	COLUMBIA, MO	65203

Parites In Interest

OWNER	ADDRESS	City State	Zip Code
Owner, Occupant or Tenant	202 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	200 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	213 PROVIDENCE WALKWAY APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	213 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	215 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	207 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	205 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	209 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	211 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	203 PROVIDENCE WALKWAY APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	309 N PROVIDENCE RD	COLUMBIA, MO	65203
Owner, Occupant or Tenant	201 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	203 PROVIDENCE WALKWAY	COLUMBIA, MO	65203
Owner, Occupant or Tenant	310 TRINITY PL	COLUMBIA, MO	65203
Owner, Occupant or Tenant	311 N PROVIDENCE RD	COLUMBIA, MO	65203
Owner, Occupant or Tenant	212 SWITZLER ST APT A	COLUMBIA, MO	65203
Owner, Occupant or Tenant	212 SWITZLER ST	COLUMBIA, MO	65203
Owner, Occupant or Tenant	214 SWITZLER ST	COLUMBIA, MO	65203
Owner, Occupant or Tenant	312 TRINITY PL	COLUMBIA, MO	65203
HOUSING AUTHORITY OF THE CITY OF COLUMBIA	201 SWITZLER ST	COLUMBIA, MO	65203
Owner, Occupant or Tenant	205 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	207 PARK AVE	COLUMBIA, MO	65203
Owner, Occupant or Tenant	301 N PROVIDENCE RD	COLUMBIA, MO	65203
COLUMBIA SCHOOL DIST	1818 W WORLEY ST	COLUMBIA, MO	65203
COLUMBIA SCHOOL DIST	310 N PROVIDENCE RD	COLUMBIA, MO	65203
WARD 1 COUNCIL MEMBER	701 E BROADWAY	COLUMBIA, MO	65201
NORTH CENTRAL COLUMBIA NEIGHBORHOOD ASSOC	606 N 6TH ST	COLUMBIA, MO	65201
NORTH CENTRAL COLUMBIA NEIGHBORHOOD ASSOC	606 N 6TH ST	COLUMBIA, MO	65201

BOLD & HIGHLIGHTED ADDRESSES OWNED BY PRECEEDING PROPETY OWNER WITHIN DISTRIBUTION LIST