



TANEY COUNTY PLANNING COMMISSION

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MINUTES

TANEY COUNTY PLANNING COMMISSION PUBLIC HEARING/REGULAR MEETING MONDAY, JULY 9, 2018, 6:00 P.M. COUNTY COMMISSION HEARING ROOM TANEY COUNTY COURTHOUSE

Call to Order:

Chairman Howard Kitchen called the meeting to order at 6:00 p.m. A quorum was established with seven members present. They were: Howard Kitchen, Dave Stewart, Rick Caudill, Doug Faubion, George Cramer, Randy Fogle, and Devin Huff. Staff present; Scott Starrett, and Bonita Kisse-Souttee.

Mr. Starrett read a statement outlining the procedures for the meeting and presented the exhibits.

Review and Action:

June 11, 2018 minutes; with no additions or corrections a motion was made by Mr. Caudill to approve the minutes as written. Seconded by Mr. Stewart. The vote to approve the minutes was unanimous.

Public Hearing and final vote:

#18-26, Shawn Porter/proposed nightly rental located at 392 Foggy River Road. Postponed until August 13, 2018 meeting.

Concepts:

#18-22, Bryan Charlton/proposed nightly rental located at 584 Hillcrest Drive. Mr. Starrett presented location maps of the site. Mr. Stewart made a motion to hear this at the end of the meeting. Seconded by Mr. Cramer. The vote to table until the end was unanimous. No one showed up to represent the project. A motion was made by Mr. Stewart to postpone until the applicant contacts the office. Seconded by Mr. Cramer. The vote to postpone was unanimous.

#18-27, Todd Jansen/proposed wedding chapel with reception hall located on 34 acres off US Hwy. 65. Mr. Starrett presented location maps of the site. Mr. Jansen was present and presented site plans of the project. He clarified his request. Plans are for 200 seats. There will be a commercial kitchen and restrooms. There will be sufficient parking. A meeting has been scheduled with environmental services regarding wastewater disposal. Ingress and egress will be discussed with MoDot. Buffering was discussed in the form of natural vegetation or a wall with vegetation growing on it. There will be no signage. With no other discussion this project will proceed to public hearing and final vote next month.

#18-28, Jim Berger/proposed RV Park located at 708 & 720 Foggy River Road. Mr. Starrett presented location maps of the site. Mr. Berger was present to clarify his project and presented a drawing. A privacy fence will not be allowed because it is in a floodway. A vegetative buffer will be allowed and is existing. A variance will be needed for the three acre requirement for an RV park. This property has sewer availability. The property is served by American Water Co. Plans are to open about seven months out of the year. Individuals will be allowed to let their RV stay unoccupied for up to 30 days. There will be an office in the applicant's motor home onsite. With no other discussion this request will proceed to public hearing and final vote next month.

Old and New Business:
No discussion.

Closed Session; Planning Commission and Board of Adjustment, Pursuant to RSMO 610.021. (1) (legal)

Mr. Starrett introduced Mr. Travis Elliott, legal counsel for the County.

A motion was made by Mr. Cramer to go into closed session for the Planning Commission. Seconded by Mr. Stewart. The vote to go into closed session was unanimous.

With no motions made and no votes taken the Mr. Cramer made the motion to come out of closed session for the Planning Commission. Mr. Faubion seconded. The vote to come out of closed session was unanimous.

Adjournment:

With no other business on the agenda for July 9, 2018 the meeting adjourned at 7:53 p.m.