



County of **TANEY** State of Missouri

TANEY COUNTY PLANNING AND ZONING

PO BOX 383, FORSYTH, MISSOURI 65653

Office: 417-546-7225 or 417-546-7226

www.taneycounty.org

MINUTES

TANEY COUNTY PLANNING COMMISSION
PUBLIC HEARING & REGULAR MEETING
TUESDAY October 15, 2024, 6:00 P.M.
COUNTY COMMISSION HEARING ROOM
TANEY COUNTY COURT HOUSE

The Taney County Planning Commission held a meeting on Tuesday, October 15, 2024, located at Taney County Courthouse in the County Commission Hearing room; 132 David Street, Forsyth, Missouri. Vice Chairman David Stewart called the meeting to order at 6:00 p.m.

Mr. Stice established a quorum, read a statement outlining the procedures for the meeting and presented the exhibits.

Board Members Present

David Stewart
Devin Sonnenfelt
Devin Huff
George Cramer
Roger Hoenes

Board Members Absent

Howard Kitchen
Doug Faubion
Thomas Holman

Also present were Planning and Zoning Administrator, Scott Starrett, Cody Stice, Assistant, Presley Cozort, Permit Tech and Amber Epps, Assistant.

Review and Action

Mr. Cramer moved to approve the September 9, 2024, Regular Meeting Minutes. Mrs. Sonnenfelt seconded the motion. The motion passed by vote: 5 (ayes), 0 (nay) and 3 (absent).

Mr. Huff moved to approve a four-minute speaking time limit for everyone excluding the applicant. Mr. Cramer seconded the motion. The motion passed by vote: The motion passed by vote: 5 (ayes), 0 (nay) and 3 (absent).

Public Hearing & Final Vote

#2024-024 Rezone: Representative Beth Hammond was present for the applicant. Applicant Dave Jones, Tracey Lightfoot, Justin Gaver and Chris Meyer were present to speak for the application. Eddie Coxie, Michael Nicholl, Jennifer Judlin, Dianne Redman and Jerry Neels were

present to speak against the application. Mrs. Sonnenfelt moved to recommend approval of application #2024-024 Rezone for an amendment to the Taney County Zoning Maps by David and Ivy Jones for the parcel located at 1098 Fruit Farm Rd, Hollister, Missouri, #20-3.0-05-000-000-060.000, to be rezoned from A-1 Zoning District to NR-1 Zoning District in the form of a Resolution sent to the Taney County Commission. Mr. Huff seconded the motion. The motion failed by vote: Howard Kitchen (absent), David Stewart (nay), Devin Huff (nay), Doug Faubion (absent), Roger Hoenes (nay), George Cramer (nay), Devin Sonnenfelt (nay), and Thomas Holman (absent).

#2024-025 Rezone: **WITHDREW**

#2024-026 Rezone: Representative Matthew Creedon was present for the applicants. No one was present to speak for or against the application. Mr. Cramer moved to recommend approval of application #2024-026 for an amendment to the Taney County Zoning Maps by John and Carla Stauffer for the parcel located at TBD E State Hwy 76, Forsyth, Missouri, #09-2.0-04-000-000-181.000, to be rezoned from R-1 Zoning District to A-1 Zoning District in the form of a Resolution sent to the Taney County Commission. The motion passed by vote: Howard Kitchen (absent), David Stewart (aye), Devin Huff (aye), Doug Faubion (absent), Roger Hoenes (aye), George Cramer (aye), Devin Sonnenfelt (aye) and Thomas Holman (absent).

#2024-027 Rezone: Representative Matthew Creedon was present for the applicants. No one was present to speak for the application. Bobby Clay was present to speak against the application. Mrs. Sonnenfelt moved to recommend approval of application #2024-27 Rezone for an amendment to the Taney County Zoning Maps by John and Carla Stauffer for the parcel located at 14000 US Hwy 160, Forsyth, Missouri, #04-4.0-20-003-001-001.000, to be rezoned from R-1 Zoning District to C-2 Zoning District in the form of a Resolution sent to the Taney County Commission. Mr. Cramer seconded the motion. The motion passed by vote: Howard Kitchen (absent), David Stewart (aye), Devin Huff (aye), Doug Faubion (absent), Roger Hoenes (aye), George Cramer (aye), Devin Sonnenfelt (aye), and Thomas Holman (absent).

#2024-012& 2024-013 CUP: Applicant Matthew Creedon was present. Chris Meyer was present to speak against the application. Mrs. Sonnenfelt moved to approve the application as presented. Mr. Cramer seconded the motion. Mr. Hoenes with discussion. Mr. Cramer moved to rescind the previous motion to redo it. Mr. Stewart seconded the motion. The motion passed by vote: 5 (aye), 0 (nay) and 3 (absent). Mrs. Sonnenfelt moved to approve #2024-012 CUP as presented. Mr. Hoenes seconded the motion. The motion passed by vote: 5 (aye), 0 (nay) and 3 (absent). Mrs. Sonnenfelt moved to approve #2024-013 CUP with the condition of only three (3) signs and nothing is to be put in the southwest corner of the property. Mr. Hoenes seconded the motion. The motion passed by vote: 5 (aye), 0 (nay) and 3 (absent).

#2024-010 CUP: Applicant was not present. Mr. Cramer moved to approve the application. Mr. Hoenes seconded the motion. No one was present to speak for the application. Eric Bolger, Tatianna Mills, Kurt Jacobsmeyer, Greg Hawkins, Colt Hurst and Leslie Hoenie were all present

to speak against the application. The motion failed to pass by vote: 0 (aye), 5 (nay) and 3 (absent).

#2024-014 CUP: Applicant Sherry Henning was present. No one was present to speak for or against the application. Mrs. Sonnenfelt moved to approve the application as presented. Mr. Cramer seconded the motion. The motion passed by vote: 4 (aye), 1 (nay) and 3 (absent).

Old and New Business

None.

Adjournment

Mrs. Sonnenfelt moved to adjourn the meeting at 8:04 p.m. Mr. Cramer seconded the motion. The motion passed by vote: 5 (aye), 0 (nay) and 3 (absent).