

REQUEST FOR REVISION TO THE ZONING MAP
ONE FORM PER TRACT/LOT OF LAND
PLEASE REVIEW INSTRUCTIONS PRIOR TO SUBMITTING AN APPLICATION

PLEASE PRINT ALL

1. <u>Sugartree Hill Properties LLC</u> Name – Property Owner <u>1000 W. Broadway</u> Address <u>Columbia MO 65203</u> City State Zip Owner Email Address Phone	Same Potential Buyer/Lessee Address City State Zip Buyer/Lessee Email Address Phone
---	---

2. Legal description of land for which revision to zoning map application is made. Please attach copy of Warranty Deed, Deed of Trust, or survey.

Section 18 Township 48n Range 13w Parcel #: multiple - see - attached - sheet -
lots 22-43 of Sugartree Hill

3. Present zoning and actual land use: R-S, vacant

4. Lot/tract size: 4.9 Acres / Sq. Ft. 5. Requested zoning district: R-SP 6. Adjacent zoning R-S,A-2,A-1

7. Proposed use should the request to rezone be approved or, if revising a previously approved plan, explain proposed change: (Please be as detailed as possible, do not state "see plan")

redevelopment of "old" platted lots into new development

8. Reason and justification for the request being submitted: The "old" lots cannot be built on due to inadequate dimensions of right of way, etc.. Reconfiguring development to fit within existing footprint.

9. Approximate size, use and location of any structure(s): Include sketch.

Existing: none Proposed: new homes will vary in size, cottage and single family attached

10. Type of wastewater system: public BCRSD gravity

11. Date of Concept Review, if known, (If no concept review was held, state "None"): 12/15/2025

REQUIRED WITH INITIAL SUBMITTAL: (ADDITIONAL DOCUMENTATION MAY BE REQUIRED AT A LATER DATE)

- Application FEE of \$405.00, or current fee (Non-refundable)
- Copy of recorded Warranty Deed, Deed of Trust, or survey showing proof of ownership
- List of property owners within 1000 feet of property (you may obtain from Assessor's Office)
- If requesting Planned Zoning, a Review Plan fee of \$310.00 in addition to the \$405 application fee (Non-refundable)
- If requesting Planned Zoning, all documentation required in Zoning Regulations Section 6.4
- Additional Fees will be billed later including: Certified Mailings of \$9.80 per notice (or current cost) and Newspaper fees which must be paid by Friday the week prior to the scheduled meeting unless otherwise noted. Indicate below who will pay additional fees. Failure to pay these additional fees by the due date may result in the item being removed from the agenda.
- Additional fees to be paid by Representative
- Additional fees to be paid by Owner
- Additional fees to be paid by Potential Buyer/Lessee

The above information is true and correct to the best of my knowledge.

[Signature] 5/21/26
 Owner's Signature (REQUIRED) Date Potential Buyer's/Lessee's Signature Date

Representative: (Surveyor, Engineer, Attorney, Etc.)

Andy Greene, PE
 Name

Crockett
 Business/Company Name

Columbia MO 65203
 Address

Office Phone Number

City, State, Zip

Email Address

NOTE: Please attach any additional documentation, sketches, permits, names, and addresses as required as minimum information. Failure to provide any of the required material will result in the invalidation of the application. If you plan to show a power point or other digital presentation during the meeting(s) please provide staff a copy at least 24 hours in advance of the meeting date.

Received by: [Signature] Date 5/22/2026
 Boone County Planning and Building Inspections

Parcels to be rezoned

16-405-18-01-006.01 01

16-405-18-01-001.00 01

16-405-18-01-047.00 01

16-405-18-01-046.00 01

16-405-18-01-045.00 01

16-405-18-01-044.00 01

16-405-18-01-043.00 01

16-405-18-01-042.00 01

16-405-18-01-041.00 01

16-405-18-01-040.00 01

16-405-18-01-039.00 01

16-405-18-01-038.00 01

16-405-18-01-037.00 01

16-405-18-01-036.00 01

16-405-18-01-034.00 01

16-405-18-01-033.00 01


16-405-18-01-032.00 01

16-405-18-01-031.00 01


A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 48 NORTH, RANGE 13 WEST, BOONE COUNTY, MISSOURI AND BEING ALL OF LOTS 22-43, SUGARTREE HILL PLAT RECORDED IN PLAT BOOK 10, PAGE 96 AND DESCRIBED BY WARRANTY DEED RECORDED IN BOOK 5736, PAGE 177 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 18 AND WITH THE WEST LINE OF THE NORTHEAST QUARTER, S 1°13'25"W, 327.48 FEET; THENCE LEAVING SAID WEST LINE AND WITH THE EAST LINE OF SAID PLAT, S 3°57'00"W, 357.30 FEET; THENCE LEAVING SAID EAST LINE AND WITH THE SOUTH LINE OF SAID PLAT, N 69°57'00"W, 439.48 FEET; THENCE N 52°40'00"W, 99.25 FEET TO THE SOUTHEAST CORNER OF LOT 15 OF SAID PLAT; THENCE LEAVING SAID SOUTH LINE AND WITH THE EAST LINE OF SAID LOT 15 AND EXTENDING ALONG THE EAST LINE OF LOTS 16 AND 17, N 40°31'15"E, 142.00 FEET TO THE SOUTHWEST CORNER OF LOT 44 OF SAID PLAT; THENCE LEAVING SAID EAST LINE AND WITH THE SOUTH LINE OF SAID LOT 44, S 72°35'40"E, 126.80 FEET TO THE SOUTHEAST CORNER OF SAID LOT 44, SAID POINT BEING ON THE WEST RIGHT OF WAY LINE OF MOCKINGBIRD LANE; THENCE LEAVING SAID SOUTH LINE AND PERPENDICULAR TO THE WEST RIGHT OF WAY LINE OF MOCKINGBIRD LANE, S 55°28'25"E, 40.00 FEET; THENCE 40.00 FEET EAST AND PARALLEL WITH THE WEST RIGHT OF WAY LINE OF SAID MOCKINGBIRD LANE AND EXTENDING ACROSS WEST RAVEN ROAD TO INTERSECT THE NORTH RIGHT OF WAY LINE OF SAID RAVEN ROAD THE FOLLOWING COURSES AND DISTANCES, N 34°31'35"E, 67.88 FEET, THENCE N 26°59'10"E, 79.29 FEET; THENCE N 15°29'05"E, 20.00 FEET; THENCE N 8°18'45"E, 67.42 FEET; THENCE N 7°32'50"W, 113.07 FEET TO SAID NORTH RIGHT OF WAY LINE; THENCE WITH SAID NORTH RIGHT OF WAY LINE, S 85°42'45"W, 25.76 FEET; THENCE S 82°16'55"W, 120.28 FEET TO THE SOUTHEAST CORNER OF SAID LOT 20 OF SAID PLAT; THENCE LEAVING SAID NORTH RIGHT OF WAY LINE AND WITH THE EAST LINE OF SAID LOT 20 AND EXTENDING ALONG THE EAST LINE OF LOT 21 OF SAID PLAT, N 8°31'50"W, 120.93 FEET TO THE NORTHEAST CORNER OF SAID LOT 21;

SHEET 1 OF 2

 <p>CROCKETT ENGINEERING CONSULTANTS 1000 W. Nifong Blvd. Building 1 Columbia, Missouri 65203 (573) 447-0292 www.crockettengineering.com</p>	<p>CORPORATE NUMBER 2000151304</p>	<p>PLAT BOUNDARY DESCRIPTION</p> <p>SUGARTREE HILL, PLAT NO. 2 SEC 18, TOWNSHIP 48 NORTH, RANGE 13 WEST BOONE COUNTY, MISSOURI</p>
	<p>DATE: 5/20/2026</p> <p>PROJECT: 150406</p>	

THENCE LEAVING SAID EAST LINE AND WITH THE NORTH LINE OF SAID PLAT, SAID LINE ALSO BEING THE SOUTH RIGHT OF WAY LINE OF STATE HIGHWAY UU, 44.18 FEET ALONG A 521.57-FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CHORD, N 75°44'55"E, 44.17 FEET, SAID POINT BEING ON THE SOUTH LINE OF SAID SECTION 18; THENCE LEAVING SAID SOUTH RIGHT OF WAY LINE AND WITH SAID SOUTH LINE OF SECTION 18, S 87°58'40"E, 322.67 FEET TO THE POINT OF BEGINNING AND CONTAINING 4.50 ACRES.



 DAVID W. BORDEN, PLS-2002000244
5/22/26
 DATE



SHEET 2 OF 2

CROCKETT ENGINEERING CONSULTANTS 1000 W. Nifong Blvd. Building 1 Columbia, Missouri 65203 (573) 447-0292 www.crockettengineering.com	CORPORATE NUMBER 2000151304	PLAT BOUNDARY DESCRIPTION SUGARTREE HILL, PLAT NO. 2 SEC 18, TOWNSHIP 48 NORTH, RANGE 13 WEST BOONE COUNTY, MISSOURI
	DATE: 5/20/2026 PROJECT: 150406	