

THE COUNTY COMMISSION
OF
STONE COUNTY, MISSOURI

July 19, 2022

STATE OF MISSOURI |
COUNTY OF STONE |

Be it remembered that a session of the County Commission of Stone County was held in the courthouse at Galena, on July 19, 2022. Those in attendance today were Presiding Commissioner Mark Maples, Southern Commissioner Hank Smythe and Northern Commissioner Wayne Blades.

Morning Session:

9:00 AM – 10:00 AM

Elected officials meeting. Presiding Commissioner Mark Maples opened the meeting with the pledge of allegiance to the flag, following the pledge Presiding Commissioner Mark Maples led the meeting in prayer. Those in attendance for the elected officials meeting were John Cunnyngnam, Coroner; Amy Larson, Recorder; Kristi Stephens, treasurer; Joy Wilson, Planning and Zoning Director; Tim Gideon, Sheriff Chief Deputy; Denise Dickens, County Clerk; Anna Burk, Collector; Wendy Metcalf, Public Administrator; Matt Daugherty, Assessor. In the meeting there were several topics discussed which included the monthly review and discussion of the financials.

10:00 AM

Presiding Commissioner Mark Maples and Stone County Clerk Denise Dickens opened the meeting with the pledge of allegiance to the flag following the pledge Pastor Jeff Duncan with Hope Fellowship Church in Branson West led the meeting with a prayer. Those who were in attendance: Deana Wolfe; Michael Kraus; Steve McSpadden; Steve McBride; Teresa McBride; Richard Jones; Gary Anderson; Scott Michaelson, Kris Michaelson; Larry Roberts; Jim Stockton; Lynn Trump; Sammie Thompson, Planning and Zoning; Joy Wilson, Planning and Zoning Director; Denise Dickens, Stone County Clerk; County Counsel William McCullah; and Amanda Parton, Stone County Clerk's office.

Approval of Commission Minutes

The matter to approve the minutes for Stone County Commission meetings dated July 14, 2022, was brought to decision by a roll call vote: Smythe – yes; Maples – yes; Blades – yes. Minutes ordered approved.

Schedule of Bills - 1

Presiding Commissioner Mark Maples presented a schedule of bills that have been submitted to the County Commission from the County Clerk's office in the amount of \$11,411.87. This matter to accept the bills for payment was brought to decision by a roll call vote: Smythe – yes; Maples – yes; Blades - yes. Order to pay carried.

Schedule of Bills - 2

Presiding Commissioner Mark Maples presented a schedule of bills that have been submitted to the County Commission from the County Clerk's office in the amount of \$39,998.17. This matter to accept the bills for payment was brought to decision by a roll call vote: Smythe – yes; Maples – yes; Blades - yes. Order to pay carried.

Schedule of Bills - 3

Presiding Commissioner Mark Maples presented a schedule of bills that have been submitted to the County Commission from the County Clerk's office in the amount of \$1,750.00. This matter to accept the bills for payment was brought to decision by a roll call vote: Smythe – yes; Maples – yes; Blades - yes. Order to pay carried.

Petition to Vacate Platted Road in Lakeview Paradise Estates

After the Commissioners looked at the property the matter to vacate Platted Road in Lakeview Paradise Estates was tabled at this time.

Planning and Zoning recommendations

RR-20-013 Assets Unlimited, LLC is requesting to rezone their property located at 96 Barstone Dr, Galena from RR-1 to MH-1 for a mobile home park. – *The applicants did not attend the Planning and Zoning meeting, there was not a vote taken.*

RR-22-016 Frank Schmidt is requesting to rezone his property located off Old State Hwy 160, Reeds Spring from A-1 to C-2 to process fruit for wine making. – *The applicants did not attend the Planning and Zoning meeting, there was not a vote taken.*

RR-22-017 Timothy & Brenda Conway are requesting to rezone their property located on Lot #2A of the Whip-Poor-Will subdivision at 16 Hidden Hills Lane, Shell Knob from R-1 to M-2 to manufacture and wholesale Moonshine. – *The applicants withdrew their application.*

RR-22-018 David Krebbs is requesting to rezone approximately 197.62 acres of his property located at 19986 State Hwy 13, Reeds Spring from A-1 to M-2 for a Ready-Mix Concrete Plant. - *This rezone was tabled by Planning and Zoning and the applicant withdrew his application.*

Amendments concerning Short-term Rentals in R-1 Zoning

Amendment #1- Article 4, Section 25, Subsection A

1.) Article 4- Special Provisions

Section 25- Short-Term Rentals

Subsection A

The recommendation is to amend Subsection A by removing “R-1” from the Planning and Zoning Regulations.

After the revision, it should read as:

A. Short-term rentals of residences, as defined in Article 1, Section 5, may be Conditional Uses in the A-1, A-R, RR-1 & R-2 Zoning Districts, provided that the following requirements and limitations are adhered to:

There were several citizens that came before the Commissioners in support of this amendment, no one came opposed. The decision to amend Article 4, Section 25, Subsection A in the Planning and Zoning Regulations effective beginning 7-19-2022 was brought to a decision by a roll call vote: Smythe – yes; Maples – yes; Blades - yes. Amendment carried.

Amendment #2- Article 10, Section 3, Subsection J

2.) Article 10- R-1, Suburban Residence District

Section 3- Conditional Use Requiring Authorization by Planning and Zoning Commission

Subsection J

The recommendation is to remove Subsection J from the Planning and Zoning Regulations.

After the revision, it should read as:

J. Short-term rentals of residences as defined in Article 1, Section 5, provided that the requirements and limitations of Article 4, Section 25 are adhered to. The Planning and Zoning Commission may prescribe a specific period of time that the Conditional Use Permit is in effect. The decision to amend Article 10, Section 3, Subsection J in the Planning and Zoning Regulations effective 7-19-2022 was brought to a decision by a roll call vote: Smythe – yes; Maples – yes; Blades - yes. Amendment carried.

Recess: 10:39 AM

Announcements

Public Time:

Time was extended to anyone who wanted to speak to the commission at this time.

Adjournment:

The adjournment of the Stone County Commission meeting was brought to decision by roll call vote: Smythe – yes; Maples – yes; Blades – yes. Meeting adjourned at 12:30 PM.