

THE COUNTY COMMISSION  
OF  
STONE COUNTY, MISSOURI

August 20, 2024

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 August 20, 2024. Those in attendance today were Presiding Commissioner Mark Maples, Southern Commissioner Hank Smythe (absent) and Northern Commissioner Wayne Blades.

**9:00 AM**

Presiding Commissioner Mark Maples opened the meeting with a pledge of allegiance. Following the pledge Burt Whaley led the meeting in prayer. Those that were in attendance were Cleze Carr, Car4u; Deena Cates; Sherry Mills; Brandon Dickerson; Joy Wilson, Planning and Zoning Director; Sammie Thompson, Planning and Zoning; Jarett and Mariah Lewallen; Mike Samoorian; Robyn Haynes; Gregory Gielow; Mandi Rogers; Burt Whaley; William McCullah, County Counsel; Amanda Parton, Stone County Clerk's Office and Denise Dickens, Stone County Clerk.

**Schedule of Bills -**

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 \$59,251.89. This matter to accept the bills for payment was brought to a decision by a roll call vote: Smythe – absent; Blades -yes; Maples – yes. Order to pay carried.

**Planning and Zoning Recommendations:**

**SUB-24-005** – Car4U, LLC is requesting *FINAL* plat approval of Branson Bluffs Resort Replat No. 2 Subdivision, a 4-lot subdivision located off of Golfers Lane, Clubhouse Lane and Dockhouse Lane, Galena, MO (parcel #10-1.0-11-002-005-0027.000) The Board voted 8 to 2 to recommend DENIAL of the Branson Bluffs Resort Replat No. 2 Subdivision FINAL PLAT. Presiding Commissioner Mark Maples allowed time for anyone to speak for or against the recommendation. Cleze Carr came to speak in favor of the Final Plat. No one came forward opposed.

The matter to approve the recommendation of the Planning and Zoning Board on the request for Branson Bluffs Resort Replat No. 2 Subdivision FINAL PLAT (#10-1.0-11-002-005-0027.000) was brought to a decision by roll call vote: Blades – yes; Smythe – absent; Maples – yes. Final Plat

DENIED.

**RR-24-016** – Gregory Gielow and Robyn Haynes are requesting to re-zone their property located on lot #50 of the Swiss Villa Subdivision at 9 Sioux Lane, Lampe, MO (parcel #14-9.0-31-003-013-001.00) from **R-1 to RR-1 to allow for a Nightly Rental Application**. The Board voted 10 to 0 to recommend APPROVAL of the Re-zoning. Presiding Commissioner Mark Maples allowed time for anyone to speak for or against the recommendation. Gregory Gielow and Robyn Haynes came to speak in favor of the rezoning, and no one came forward opposed. The matter to approve the recommendation of the Planning and Zoning Board on the request to re-zone (parcel #14-9.0-31-003-013-001.00) for a **Nightly Rental Application** was brought to a decision by roll call vote: Smythe – absent; Maples –no; Maples – no; Blades - yes. matter carried. Re-Zone DENIED.

**RR-24-018** – Diane Suter is requesting to re-zone her property located on Lot #10, Block #10 of Wildwood Park Subdivision at 500 State Hwy 176, Galena, MO (parcel #08-3.0-06-000-000-027.000) from R-1 to C-2 for a General Store. The Board voted 7 to 3 to recommend APPROVAL of the Re-zoning. Presiding Commissioner Mark Maples allowed time for anyone to speak for or against the recommendation. Sherry Mills came to speak in favor of the rezoning, and no one came forward opposed. The matter to approve the recommendation of the Planning and Zoning Board on the request to re-zone (parcel #08-3.0-06-000-000-027.000) for a General Store was brought to a decision by roll call vote: Smythe –absent; Maples – yes; Blades - yes. matter carried. Re-Zone APPROVED.

**RR-24-019** – Gerald and Deena Cates is requesting to re-zone approximately 8.49 acres of their property located at 6273 W. State Hwy 248, Galena, MO (parcel #04-8.0-34-000-000-002.000) from A-1 to R-2 for a Duplex. The Board voted 10 to 0 to recommend APPROVAL of the Re-zoning. Presiding Commissioner Mark Maples allowed time for anyone to speak for or against the recommendation. Deena Cates came to speak in favor of the rezoning, and no one came forward opposed. The matter to approve the recommendation of the Planning and Zoning Board on the request to re-zone (parcel #04-8.0-34-000-000-002.000) for a Duplex was brought to a decision by roll call vote: Smythe –absent; Maples – yes; Blades - yes. matter carried. Re-Zone APPROVED.

**RR-24-020** – Jerrett and Mariah Lewallen is requesting to re-zone their property located at 53 Macks Way, Reeds Spring, MO (parcel #11-1.0-01-000-000-001.005) from A-1 to C-2 for an Excavating Business. The Board voted 10 to 0 to recommend APPROVAL of the Re-zoning. Presiding Commissioner Mark Maples allowed time for anyone to speak for or against the recommendation. Jarrett Lewallen came to speak in favor of the rezoning, and no one came

forward opposed. The matter to approve the recommendation of the Planning and Zoning Board on the request to re-zone (parcel #11-1.0-01-000-000-001.005) for an Excavating Business was brought to a decision by roll call vote: Smythe –absent; Maples – yes; Blades - yes. matter carried. Re-Zone APPROVED.

### **Amendments of Planning and Zoning Regulations**

Article 17 – C-2, General Commercial District.

Section 3 – Conditional Uses Requiring Authorization by Planning and Zoning Commission  
Subsection A

The recommendation is to amend Subsection A by replacing the word “parlors” with the word “establishment”.

After revision, it should read as:

- A. Drive-in theaters, commercial baseball fields, swimming pools, golf driving ranges, livery stables and riding academies, amusement parks, massage establishments, health care, night clubs, or recreational uses including nudist resort or camps, water slides, race tracks or similar uses, companion services.

The matter to approve the planning and zoning amendment to Article 17 – C-2, Section 3, Subsection A was brought to a decision by a roll call vote: Blades – yes; Smythe – absent; Mapes – yes. Amendment approved.

### **Announcement**

#### **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: Blades – yes; Smythe-absent; Maples- yes. Meeting adjourned at 10:52 AM