

NOTICE IS HEREBY GIVEN THAT THE CHRISTIAN COUNTY PLANNING AND ZONING COMMISSION will hold a public hearing on Monday, November 17, at 6:00 p.m. at 1106 W. Jackson Street, Ozark, Missouri. Unless tabled or withdrawn, this case will be heard by the Christian County Board of Adjustment at 9:00 a.m. on Tuesday, December 2, 2025. Information may be examined at the Planning and Development Office, 1106 W. Jackson Street, Ozark, Missouri, between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday (417) 581-7242.

CASE NUMBER 2025-0255

APPLICANT: BAILEY FIELDS LLC/ ED GROSS

PETITION: PROPOSED CONDITIONAL USE PERMIT WITHIN PARCEL 08-0.7-26-000-000-0005.001, 08-0.7-26-000-000-005.002

LOCATION: NAPPER RD, BILLINGS

LEGAL:

TRACT 1:

ALL OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 27 NORTH, RANGE 24 WEST, CHRISTIAN COUNTY, MISSOURI, CONTAINING 20.50 ACRES MORE OR LESS. EXCEPT ANY PART THEREOF TAKEN DEEDED OR USED FOR ROAD PURPOSES.

ALSO,

SUBJECT TO A 50 FOOT WIDE ROAD EASEMENT LYING 25 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE, COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 27 NORTH, RANGE 24 WEST, THENCE NORTH 87°34'07" WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER A DISTANCE OF 934.67 FEET, THENCE NORTH 2°25'53" EAST, 25.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE HEREIN BEING DESCRIBED, THENCE SOUTH 87°34'07" EAST ALONG SAID CENTERLINE A DISTANCE OF 983.96 FEET TO THE POINT OF TERMINUS OF SAID ROAD EASEMENT CENTERLINE.

TRACT 2:

ALL OF THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 27 NORTH, RANGE 24 WEST, CHRISTIAN COUNTY, MISSOURI, CONTAINING 20.31 ACRES MORE OR LESS. EXCEPT ANY PART THEREOF TAKEN, DEEDED, OR USED FOR ROAD PURPOSES.

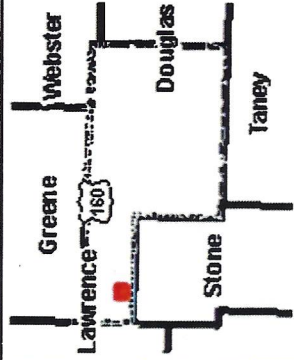
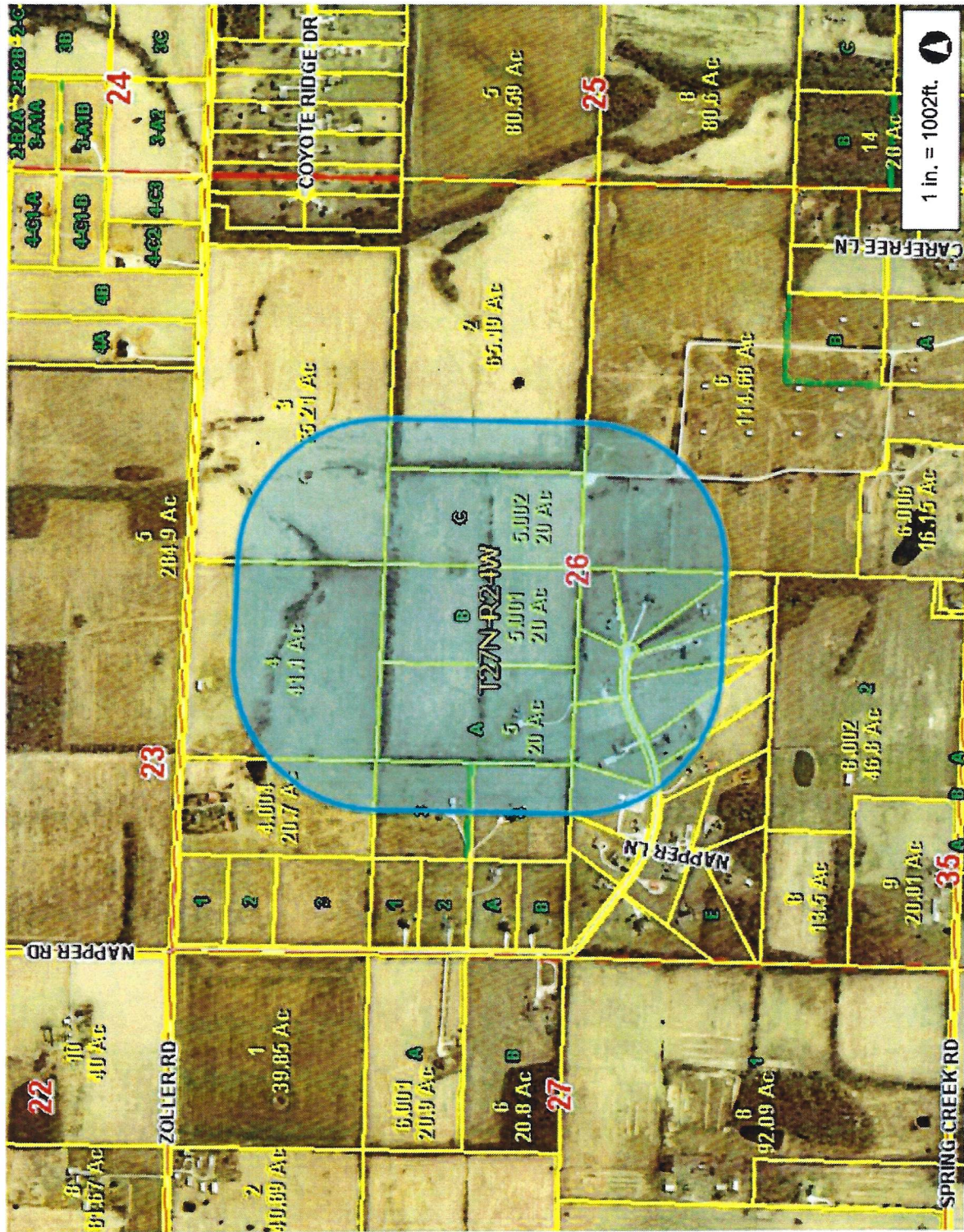
ALSO,

SUBJECT TO A 50 FOOT WIDE ROAD EASEMENT LYING 25 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE, COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 27 NORTH, RANGE 24 WEST, THENCE NORTH 87°34'07" WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHWEST

QUARTER A DISTANCE OF 934.67 FEET, THENCE NORTH 2°25'53" EAST, 25.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE HEREIN BEING DESCRIBED, THENCE SOUTH 87°34'07" EAST ALONG SAID CENTERLINE A DISTANCE OF 983.96 FEET TO THE POINT OF TERMINUS OF SAID ROAD EASEMENT CENTERLINE.


Scott Hayes, Executive Secretary
Christian County Planning and Zoning Commission

Property Owners 1000' of 8-7-26-0-0-5.001



- Legend**
- Road
 - Highway
 - STATE NUMBERED HIGHWAY
 - US HIGHWAY
 - Parcel
 - Corporate Limit Line
 - Towns
 - Tract
 - Section
 - Township Range
 - Adjacent Counties

Notes

Oct 2025

This Cadastral Map is for informational purposes only. It does not purport to represent a property boundary survey of the parcels shown and shall not be used for conveyances or the establishment of property boundaries.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

2,003.7 0 1,001.84 2,003.7 Feet