

### Legend

- SUBJECT PROPERTY
- SUBJECT\_POLYGON
- Agricultural
- Conservation
- Low Density Residential
- Medium Density Residential
- High Density Residential
- Neighborhood Commercial
- Mixed-Use
- Community Commercial
- Downtown
- Entertainment
- Business
- Industrial
- Planned Development
- Unzoned



1 inch = 268 feet

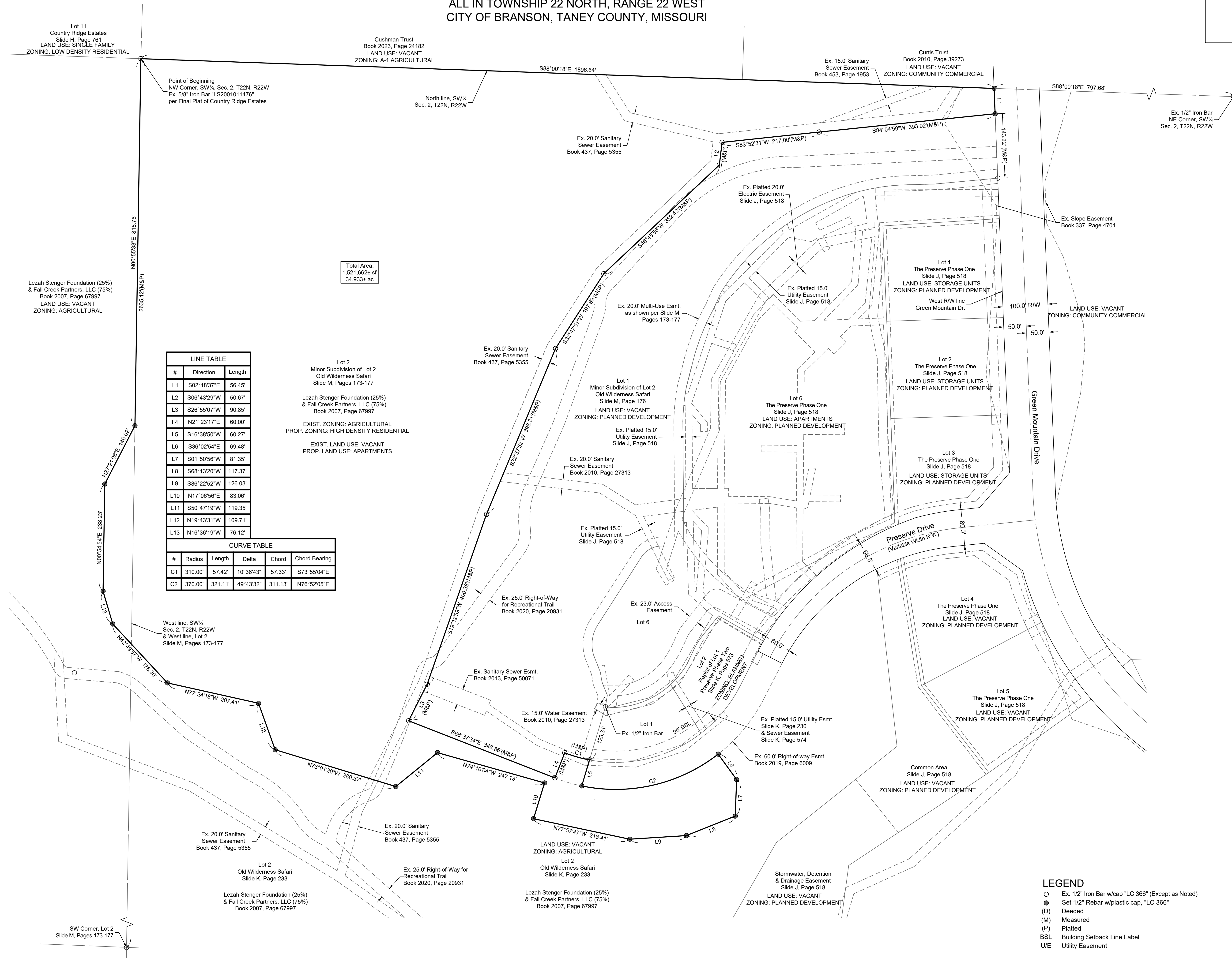
City of Branson  
Planning & Development

Date: 2/24/2025

## 598 ANIMAL SAFARI RD (Proposed Zoning)



REZONING EXHIBIT  
**THE WATERFRONT**  
 PART OF LOT 2 OF OLD WILDERNESS SAFARI, A MINOR SUBDIVISION  
 A PART OF THE SW¼, SECTION 2, & A PART OF E¼, SE¼, SECTION 3  
 ALL IN TOWNSHIP 22 NORTH, RANGE 22 WEST  
 CITY OF BRANSON, TANNEY COUNTY, MISSOURI



## OWNERS

Fall Creek Partners, LLC  
5051 S. National Ave.  
Springfield, MO 65081

The Lezah Senger Foundation  
A Missouri Non-Profit Corporation  
5051 S. National Ave.  
Springfield, MO 65081

**PREPARED BY**  
Olsson, Inc.  
550 St. Louis Street  
Springfield, MO 65806

LINE TABLE			
#	Direction	Length	
L1	S02°18'37"E	56.45'	Minor Sub- Old Wild Slide M,
L2	S06°43'29"W	50.67'	
L3	S26°55'07"W	90.85'	Lezah Stenge & Fall Creek Book 201
L4	N21°23'17"E	60.00'	EXIST. ZON PROP. ZONING: HI
L5	S16°38'50"W	60.27'	
L6	S36°02'54"E	69.48'	EXIST. LA PROP. LAND
L7	S01°50'56"W	81.35'	
L8	S88°13'20"W	117.37'	
L9	S86°22'52"W	126.03'	
L10	N17°06'56"E	83.06'	
L11	S50°47'19"W	119.35'	
L12	N19°43'31"W	109.71'	
L13	N16°36'19"W	76.12'	

CURVE TABLE					
#	Radius	Length	Delta	Chord	Chord Bearing
C1	310.00'	57.42'	10°36'43"	57.33'	S73°55'04"E
C2	370.00'	321.11'	49°43'32"	311.13'	N76°52'05"E

Lot 2  
Minor Subdivision of Lot 2  
Old Wilderness Safari  
Slide M, Pages 173-177

Lezah Stenger Foundation (25%)  
& Fall Creek Partners, LLC (75%)  
Book 2007, Page 67997

EXIST. ZONING: AGRICULTURAL  
PROP. ZONING: HIGH DENSITY RESIDENTIAL

EXIST. LAND USE: VACANT  
PROP. LAND USE: APARTMENTS

DWG: F:\2024\00501-01000\024-00970\40-Design\Exhibits\2025.02.25\_Preserve Rezone Exhibit\V\_MLD\_REZONE\_02400970.dwg  
DATE: Feb 25, 2025 2:04pm XREFS: V XTOPO 02102240 V XBNDY 02102240 USER: tdrake

[illegible]

SHEET  
2 of 2