

**REQUEST FOR A FINAL SUBDIVISION PLAT FOR THE SUMMIT AT BRANSON ESTATES, BRANSON, MISSOURI, 65616.**

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**WHEREAS**, an application has been submitted by Harry Styron of Styron & Shilling on behalf of the residents of The Summit at Branson Estates for approval of a Final Subdivision Plat for The Summit at Branson Estates, Branson, Missouri 65616 to the City of Branson for the property legally described in Exhibit 'A'.

**WHEREAS**, the Zoning Regulations for the City of Branson, Missouri, require a Public Hearing before the Planning Commission for the approval of a Final Subdivision Plat; and

**WHEREAS**, a Public Hearing was held before the Branson Planning Commission on January 7, 2025 at 6:00 PM in the City Council Chambers located at 110 W. Maddux Street, Branson, Missouri.

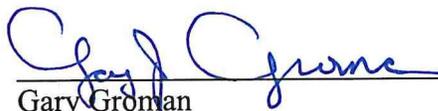
**WHEREAS**, all required documentation and payment of the required filing fee have been received by the City of Branson.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF BRANSON, MISSOURI, AS FOLLOWS:**

Section 1: The Planning Commission hereby recommends approval of a Final Subdivision Plat for The Summit at Branson Estates in Branson, Missouri 65616 as shown in Exhibit 'B' and legally described in Exhibit 'A'.

Section 2: This resolution shall be in full force and effect after its passage and approval.

**ADOPTED**, by the Planning Commission of the City of Branson, Missouri, this 7<sup>th</sup> day of January, 2025.

  
\_\_\_\_\_  
Gary Groman  
Chairperson

ATTEST:

  
\_\_\_\_\_  
Amanda Ross  
Director of Planning and Development

**Exhibit A- Legal Description**

ALL OF BUILDING 1, UNITS 1 AND 2, ALL OF THE COMMON ELEMENT AND ALL OF THE LIMITED COMMON ELEMENT, THE SUMMIT AT BRANSON CONDOINIUM, AS PER THE RECORDED PLAT THEREOF, PLAT BOOK/SLIDE "H", AT PAGES 182-184, TANEY COUNTY RECORDER'S OFFICE, TANEY COUNTY, MISSOURI.

ALSO,

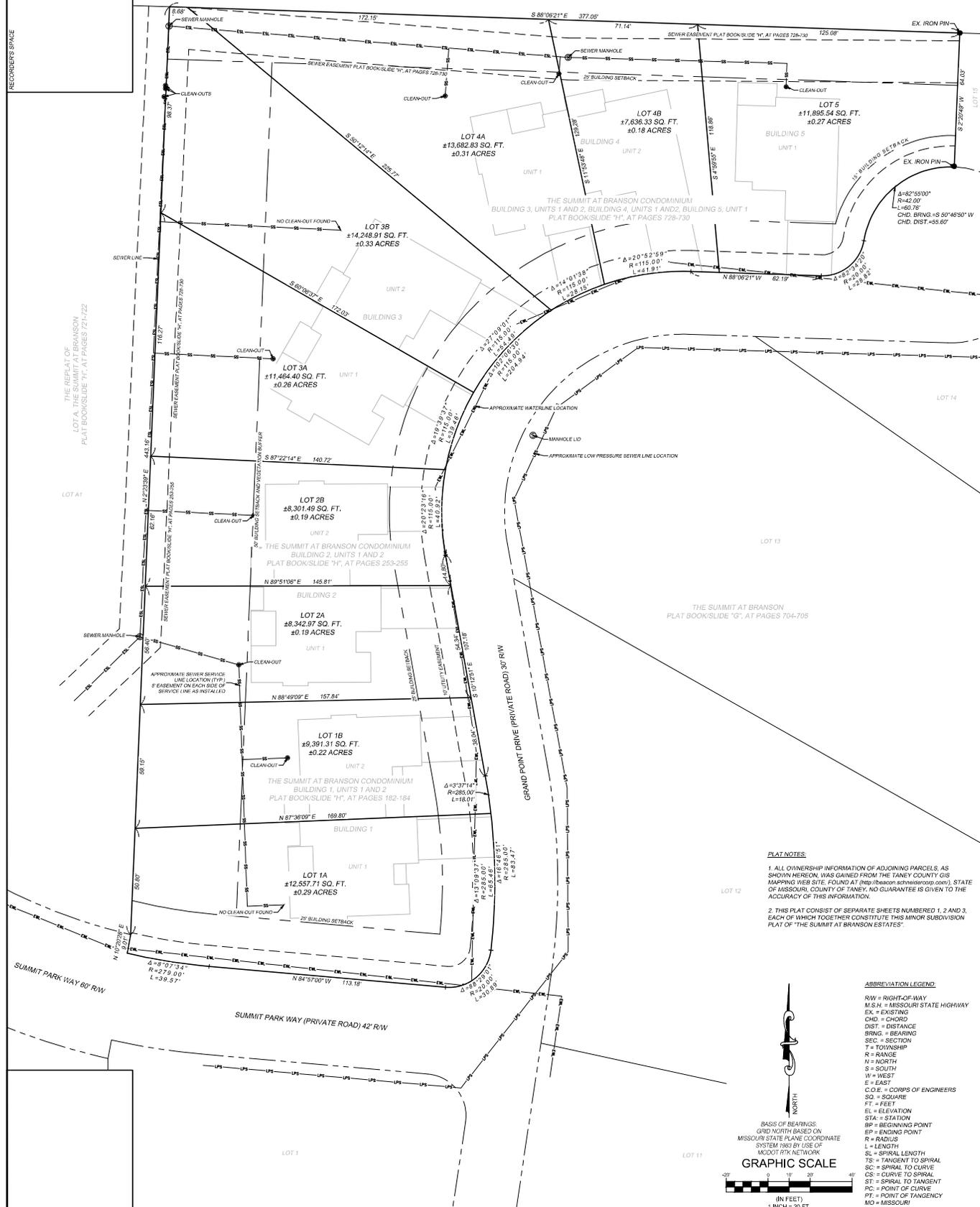
ALL OF BUILDING 2, UNITS 1 AND 2, ALL OF THE COMMON ELEMENT AND ALL OF THE LIMITED COMMON ELEMENT, THE SUMMIT AT BRANSON CONDOINIUM, AS PER THE RECORDED PLAT THEREOF, PLAT BOOK/SLIDE "H", AT PAGES 253--255, TANEY COUNTY RECORDER'S OFFICE, TANEY COUNTY, MISSOURI.

ALSO,

ALL OF BUILDING 3, UNITS 1 AND 2, BUILDING 4, UNITS 1 AND 2, BUILDING 5, UNIT 1, ALL OF THE COMMON ELEMENT AND ALL OF THE LIMITED COMMON ELEMENT, THE SUMMIT AT BRANSON CONDOINIUM, AS PER THE RECORDED PLAT THEREOF, PLAT BOOK/SLIDE "H", AT PAGES 728-730, TANEY COUNTY RECORDER'S OFFICE, TANEY COUNTY, MISSOURI. LOCATED IN PART OF LOT 9 OF THE FRAC. SW ¼ OF SECTION 28, TOWNSHIP 23 NORTH, RANGE 21 WEST OF THE 5TH PRINCIPAL MERIDIAN CITY OF BRANSON TANEY COUNTY, MISSOURI.

**SUMMIT VILLAS,  
LOTS 1A, 1B, 2A, 2B, 3A, 3B, 4A, 4B AND 5  
A REPLAT OF THE SUMMIT AT BRANSON CONDOMINIUM  
LOCATED IN PART OF LOT 9 OF THE FRAC. SW1/4 OF  
SECTION 28, TOWNSHIP 23 NORTH, RANGE 21 WEST  
OF THE 5th PRINCIPAL MERIDIAN  
CITY OF BRANSON  
TANEY COUNTY, MISSOURI**

**Exhibit B**



**PLAT NOTES:**

1. ALL OWNERSHIP INFORMATION OF ADJOINING PARCELS, AS SHOWN HEREON, WAS GAINED FROM THE TANEY COUNTY GIS MAPPING WEB SITE, FOUND AT <http://branson.architect.com>, STATE OF MISSOURI, COUNTY OF TANEY. NO GUARANTEE IS GIVEN TO THE ACCURACY OF THIS INFORMATION.
2. THIS PLAT CONSISTS OF SEPARATE SHEETS NUMBERED 1, 2 AND 3, EACH OF WHICH TOGETHER CONSTITUTE THIS MINOR SUBDIVISION PLAT OF THE SUMMIT AT BRANSON ESTATES.

**ABBREVIATION LEGEND:**

RW = RIGHT-OF-WAY  
M.S.H. = MISSOURI STATE HIGHWAY  
EX. = EXISTING  
CHD. = CHORD  
DIST. = DISTANCE  
BRNG. = BEARING  
SEC. = SECTION  
T. = TOWNSHIP  
R. = RANGE  
N. = NORTH  
S. = SOUTH  
W. = WEST  
E. = EAST  
C.O.E. = CORPUS OF ENGINEERS  
SQ. = SQUARE  
FT. = FEET  
EL. = ELEVATION  
STA. = STATION  
BP = BEGINNING POINT  
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R. = RADIUS  
L. = LENGTH  
SL = SPIRAL LENGTH  
TS = TANGENT TO SPIRAL  
SC = SPIRAL TO CURVE  
CS = CURVE TO SPIRAL  
ST = SPIRAL TO TANGENT  
PC = POINT OF CURVE  
PT = POINT OF TANGENCY  
MO = MISSOURI

**GRAPHIC SCALE**

(IN FEET)  
1 INCH = 20 FT.

**BASIS OF BEARINGS:**  
GRID NORTH BASED ON  
MISSOURI STATE PLANE COORDINATE  
SYSTEM 1983 BY USE OF  
NAD83/11K NETWORK

**SURVEYOR'S CERTIFICATION:**

I HEREBY CERTIFY THAT AT THE REQUEST OF HARRY STYRON, THAT I HAVE MADE AN ACTUAL AND ACCURATE SURVEY OF THE LAND DESCRIBED HEREON AND FOUND THE CONDITIONS TO BE AS INDICATED. IN MY OPINION THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

JACK E. HOUSEMAN P.L.S. 2005019222  
PLATS THAT DO NOT SHOW A SEAL SUPPLY IN BLUE INK MAY HAVE BEEN  
FRABLY REPRODUCED FROM A COPY OF THE ORIGINAL PLAT INFORMATION  
THE PROFESSIONAL LAND SURVEYOR WHOSE SIGNATURE APPEARS ABOVE.

**PREPARED FOR:**  
**THE SUMMIT AT BRANSON**

PROJECT #	7299
DRAWING #	7299 SUB 1
DATE	11/1/2024
REVISION DATE	1/31/2024
DRAWN BY	J. HOUSEMAN
CHECKED BY	J. HOUSEMAN
SHEET	1 OF 3
SCALE	1" = 20'
MO CDA #	2022043688

**MONUMENT LEGEND:**

- SET 1/2" IRON PIN
- EX. 1/2" IRON PIN
- EX. STONE
- △ EX. C.O.E. MONUMENT
- ▽ EX. RW MONUMENT
- ◇ EX. ALUMINUM MONUMENT

**SECTIONAL MAP**  
SEC. 28, T23N, R21W

**Houseman Land Survey**  
Missouri • Arkansas  
101 STATE DRIVE, SUITE 200  
HOLLISTER, MO 65672  
PHONE: 417-544-1147

RECORDED'S SPACE

RECORDED'S SPACE

SUMMIT VILLAS,  
LOTS 1A, 1B, 2A, 2B, 3A, 3B, 4A, 4B AND 5  
A REPLAT OF THE SUMMIT AT BRANSON CONDOMINIUM  
LOCATED IN PART OF LOT 9 OF THE FRAC. SW1/4 OF  
SECTION 28, TOWNSHIP 23 NORTH, RANGE 21 WEST  
OF THE 5th PRINCIPAL MERIDIAN  
CITY OF BRANSON  
TANEY COUNTY, MISSOURI

DESCRIPTION AND EXECUTION OF PLAT

THE UNDERSIGNED CARL L. KIDDER & ELIZABETH M. KIDDER, HUSBAND AND WIFE; LAURA J. VANDEPLUYM LIVING TRUST; DOUGLAS J. FOGELQUIST & CLARISSA A. FOGELQUIST, HUSBAND AND WIFE; JOHN R. WILLIAMS & VIRGINIA L. WILLIAMS, HUSBAND AND WIFE; SARABEL BRYSON, A SINGLE PERSON; WILLIAM L. BROWN, A SINGLE PERSON; WILLIAM E. PILAND REVOCABLE LIVING TRUST; HOWARD H. POWELSON JR & CAROL DIANE POWELSON, HUSBAND AND WIFE; JAMIE L. PATRICK, A SINGLE PERSON AND SUMMIT VILLAS COA INC., DOES HEREBY CERTIFY THAT THEY ARE THE OWNERS IN FEE SIMPLE OF THE FOLLOWING DESCRIBED TRACT OF LAND:

DESCRIPTION

ALL OF BUILDING 1, UNITS 1 AND 2, ALL OF THE COMMON ELEMENT AND ALL OF THE LIMITED COMMON ELEMENT, THE SUMMIT AT BRANSON CONDOMINIUM AS PER THE RECORDED PLAT THEREOF, PLAT BOOK/SIDE "H", AT PAGES 162-164, TANEY COUNTY RECORDER'S OFFICE, TANEY COUNTY, MISSOURI.

ALSO,

ALL OF BUILDING 2, UNITS 1 AND 2, ALL OF THE COMMON ELEMENT AND ALL OF THE LIMITED COMMON ELEMENT, THE SUMMIT AT BRANSON CONDOMINIUM AS PER THE RECORDED PLAT THEREOF, PLAT BOOK/SIDE "H", AT PAGES 253-255, TANEY COUNTY RECORDER'S OFFICE, TANEY COUNTY, MISSOURI.

ALSO,

ALL OF BUILDING 3, UNITS 1 AND 2, BUILDING 4, UNITS 1 AND 2, BUILDING 5, UNIT 1, ALL OF THE COMMON ELEMENT AND ALL OF THE LIMITED COMMON ELEMENT, THE SUMMIT AT BRANSON CONDOMINIUM AS PER THE RECORDED PLAT THEREOF, PLAT BOOK/SIDE "H", AT PAGES 728-730, TANEY COUNTY RECORDER'S OFFICE, TANEY COUNTY, MISSOURI.

ALL OF THE ABOVE DESCRIBED LANDS ARE SUBJECT TO ALL EASEMENTS, RESTRICTIONS, RESERVATIONS AND COVENANTS OF RECORD, IF ANY.

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETORS HAVE HEREUNTO SET THEIR HANDS THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

CARL L. KIDDER \_\_\_\_\_ ELIZABETH M. KIDDER \_\_\_\_\_

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED CARL L. KIDDER & ELIZABETH M. KIDDER, HUSBAND AND WIFE, TO ME KNOWN TO BE THE PERSONS WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT THEY HAD EXECUTED THE FOREGOING INSTRUMENT, SIGNED THEIR NAMES THEREBY BY THEIR FREE ACT AND DEED.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETOR HAS HEREUNTO SET HER HAND THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

LAURA J. VANDEPLUYM LIVING TRUST

LAURA J. VANDEPLUYM, TRUSTEE

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED LAURA J. VANDEPLUYM, TRUSTEE OF THE LAURA J. VANDEPLUYM LIVING TRUST, WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT SHE IS THE TRUSTEE AND AS SUCH, DID EXECUTE THE FOREGOING INSTRUMENT ON BEHALF OF SAID TRUST AND DULY ACKNOWLEDGED THE EXECUTION OF SAME TO BE THE FREE ACT AND DEED OF SAID TRUST.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETORS HAVE HEREUNTO SET THEIR HANDS THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

DOUGLAS J. FOGELQUIST \_\_\_\_\_ CLARISSA A. FOGELQUIST \_\_\_\_\_

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED DOUGLAS J. FOGELQUIST & CLARISSA A. FOGELQUIST, HUSBAND AND WIFE, TO ME KNOWN TO BE THE PERSONS WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT THEY HAD EXECUTED THE FOREGOING INSTRUMENT, SIGNED THEIR NAMES THEREBY BY THEIR FREE ACT AND DEED.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETORS HAVE HEREUNTO SET THEIR HANDS THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

DOUGLAS J. FOGELQUIST \_\_\_\_\_ CLARISSA A. FOGELQUIST \_\_\_\_\_

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED DOUGLAS J. FOGELQUIST & CLARISSA A. FOGELQUIST, HUSBAND AND WIFE, TO ME KNOWN TO BE THE PERSONS WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT THEY HAD EXECUTED THE FOREGOING INSTRUMENT, SIGNED THEIR NAMES THEREBY BY THEIR FREE ACT AND DEED.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT AT THE REQUEST OF: HARRY STYRON, THAT I HAVE MADE AN ACTUAL AND ACCURATE SURVEY OF THE LAND DESCRIBED HEREON AND FOUND THE CONDITIONS TO BE AS INDICATED. IN MY OPINION THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

JACK E. HOUSEMAN P.L.S. 2005019222  
PLATS THAT DO NOT SHOW A SEAL SUPPLEMENTAL INK MAY HAVE BEEN  
FRABLY ENIT 14 (10/10/20) DISREGARD ALL INFORMATION UNLESS KNOWN BY  
THE PROFESSIONAL LAND SURVEYOR WHOSE SIGNATURE APPEARS ABOVE.

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETORS HAVE HEREUNTO SET THEIR HANDS THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

JOHN R. WILLIAMS \_\_\_\_\_ VIRGINIA L. WILLIAMS \_\_\_\_\_

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED JOHN R. WILLIAMS & VIRGINIA L. WILLIAMS, HUSBAND AND WIFE, TO ME KNOWN TO BE THE PERSONS WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT THEY HAD EXECUTED THE FOREGOING INSTRUMENT, SIGNED THEIR NAMES THEREBY BY THEIR FREE ACT AND DEED.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETOR HAS HEREUNTO SET HER HAND THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

SARABEL BRYSON \_\_\_\_\_

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED SARABEL BRYSON, A SINGLE PERSON, TO ME KNOWN TO BE THE PERSON WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT SHE HAD EXECUTED THE FOREGOING INSTRUMENT, SIGNED HER NAME THEREBY BY HER FREE ACT AND DEED.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETOR HAS HEREUNTO SET HER HAND THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

WILMA L. BROWN \_\_\_\_\_

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED WILMA L. BROWN, A SINGLE PERSON, TO ME KNOWN TO BE THE PERSON WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT SHE HAD EXECUTED THE FOREGOING INSTRUMENT, SIGNED HER NAME THEREBY BY HER FREE ACT AND DEED.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETOR HAS HEREUNTO SET HER HAND THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025.

WILLIAM E. PILAND REVOCABLE LIVING TRUST

WILLIAM E. PILAND, TRUSTEE

ACKNOWLEDGMENT  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED WILLIAM E. PILAND, TRUSTEE OF THE WILLIAM E. PILAND REVOCABLE LIVING TRUST, WHO BEING DULY SWORN BY ME DID DEPOSE AND SAY THAT HE IS THE TRUSTEE AND AS SUCH, DID EXECUTE THE FOREGOING INSTRUMENT ON BEHALF OF SAID TRUST AND DULY ACKNOWLEDGED THE EXECUTION OF SAME TO BE THE FREE ACT AND DEED OF SAID TRUST.

SEAL OR STAMP NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

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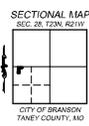
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PREPARED FOR:  
THE SUMMIT AT BRANSON

PROJECT # 7299  
DRAWING # 7299 SUB 1  
DATE: 11/1/2024  
REVISION DATE: 1/23/2025  
DRAWN BY: J.E.H.  
CHECKED BY: J. HOUSEMAN  
SHEET 2 OF 3  
SCALE: 1" = 50'  
MO COA #2022043688

- MONUMENT LEGEND:
- SET 1/2" IRON PIN
  - EX. 1/2" IRON PIN
  - EX. STONE
  - ▲ EX. C.O.E. MONUMENT
  - ▲ EX. RW MONUMENT
  - EX. ALUMINUM MONUMENT



Houseman Land Survey  
Missouri • Arkansas  
101 STATE DRIVE, SUITE 300  
HOLLISTER, MO 65672  
PHONE: 417-544-1147

