

FEE SCHEDULE

CONSTRUCTION PERMIT FEES

Single Family Residential Structure	\$100.00
Single Family Accessory Structure	\$50.00
Multi-Family Residential Structure	\$50.00/Unit
Multi-Family Accessory Use Structure	\$70.00
Multiple-Unit Accessory Structure	\$25.00/Unit
Commercial / Industrial Structure	\$250.00 + \$1.00 per 100 sf over 10,000 sf
Commercial / Industrial Accessory Structure	\$100.00 + \$1.00 per 100 sf over 10,000 sf

Land Disturbance Permit

\$100.00 + \$5.00 per acre over one acre

Zoning Permit

\$75.00

BOARD OF ADJUSTMENT FEES

Variance \$500.00*

Appeal \$500.00*

Special Use Permit

\$500.00*

PLANNING & ZONING BOARD FEES

Zoning Map Change (Rezoning) \$800.00*

Conditional Use Permit (CUP) \$600.00*

Planned Unit Development (PUD) \$1000.00*

PUD Modification (Public Hearing) \$500.00*

Survey and Plat Fees

Preliminary Plat \$250.00+\$3.00/lot
Replat \$200.00

Final Plat \$100.00

TELECOMMUNICATION PERMITS

Public Hearing CUP \$1500.00 *

Administrative CUP \$500.00

DOCUMENTS AND COPIES

Unified Land-Use Codes \$15.00

Master Plan \$15.00

Archived Files \$10/ hour + \$0.25/ copy

** For all public hearings, additional fees shall be charged for mailings in excess of 50.*



CAMDEN COUNTY PLANNING & ZONING

Planning Commission

David Stone

Vacant

John Mackey

Tom Spradling

Jeff Pollard

Vacant

Robert Shields, III

Lisa Renfro

Vacant

Patrick Wolf

Russell Township

Warren Township

Pawhuska Township

Adair Township

Jasper Township

Osceola Township

Jackson Township

Kiheka Township

Osage Township

County Road Admin

Board of Adjustment

David Schlenfort

Chris Cisar

Brian Schuster

Ronnie Yarbrough

Vacant

Unincorporated

Unincorporated

Unincorporated

Unincorporated

Unincorporated

Planning and Zoning Department

573-317-3860

CAMDEN COUNTY PLANNING & ZONING BASIC ZONING PROVISIONS



Serving the Citizens of
Camden County

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Camdenton, MO 65020

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573-346-4440 Ext. 1350

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ZONING HEIGHT – DENSITY – YARD REQUIREMENTS SUMMARY

Zoning	ROADSIDE Setback	SIDE Corner	SIDE Setback	REAR Setback	MAXIMUM Height	MINIMUM Width/Frontage	MINIMUM Size	IMPERVIOUS Cover
A-1	50 / 40	30	20	40	50	200 / NA	5 Acres / Lot	
A-R	40 / 30	20	20	20	50	150 / NA	3 Acres / Lot	
P-1	50	30	20	50	50	---	3 Acres / Lot	97% Open
P-2	40	20	20	40	50	---	5 Acres / Lot	94% Open
R-1	15	15	10	15	50	70 / 50	3 Acres / 5,000 SF	65% Cover
R-2	25	15	10	20	50	70 / 50	5,000 D.U. / 10,000 SF	75% Cover
R-3	30	15	10	25	55	70 / 50	10,000 SF	85% Cover
R-4	40	20	20	20	50	80 / NA	22,000 SF	75% Cover
B-1	25	20	20	20	50	80 / NA	1 Acre	50% Cover
B-2	30	20	20	20	120	70 / NA	22,000 SF	65% Cover
B-3	40	20	20	30	120	60 / NA	12,000 SF	75% Cover
L-1	50	25	20	40	120	100 / NA	No Minimum	85% Cover

- Lakefront Setback**—measured from: 1) The Ameren ownership rights and project boundary of the Lake of the Ozarks (this is an elevated strip of land surrounding the Lake of the Ozarks). 2) Applicable flood plain ordinance or platted boundary line (i.e. a property line shown on a recorded plat) whichever is HIGHER; then 0' setback from whichever is higher.
- The Front of a lot that is located at the juncture of two roads is normally designated as the narrowest roadside property line. The perpendicular roadside property line would be the Side Corner.
- Setback:** The required minimum horizontal distance between the property line, road easement, road right-of-way, or 662-foot contour line of the Lake of the Ozarks (whichever is more restrictive) and the nearest side of any structure. For the purpose of determining setbacks, the measurement shall be from the property line, road easement, road right-of-way, or 662 foot contour line of the Lake of the Ozarks (whichever is most restrictive) to the structure or any attached appurtenance with any overhangs to be included as defined by a vertical line to the ground from the outer edge of the structure. (Setbacks are measured to the eaves or overhangs not the foundation or walls)
- The 120-foot building height for structures in the B-2 & B-3 zoning districts is for commercial land-uses only. Any residential land-use that may become permitted must meet the height limit from the appropriate zoning district. (R-1 = single-family = 50 feet) (R-3 = multi-family = 55 feet)