Clark County, Missouri: written reply to a public-records request

Copied word for word from the county's email to DreamStart Building Company. Personal phone numbers and email addresses are left out.

From: Kelly Waples, Clark County Clerk, 111 E. Court St., Ste. 110, Kahoka, MO 63445 · 660-727-3283

Received: October 30, 2026

Emailed in reply to our request.

The county's reply:

No building permits are required unless its in a flood plain or inside city limits.

From: Kelly Waples, Clark County Clerk, 111 E. Court St., Ste. 110, Kahoka, MO 63445 · 660-727-3283

Received: November 4, 2026

Reply to our follow-up of November 4, 2026. The Clerk typed her answers after each "What we have" line; the short item names are ours, the answers are the county's.

The county's reply:

1. County zoning (What we have: We found no county zoning for unincorporated land. Is that right?): No zoning

3. Building code (What we have: None adopted, per the state's 2021 data): No building codes unless its inside city limits

4. Inspections (What we have: We read your reply as no county building inspections. Is that right?): No inspections

5. Owner's own work (What we have: We read your reply as no county rule, so an owner may do their own electrical and plumbing. Is that right?): Yes they can do their own work

7. Minimum lot size: No minimum lot size

8. Minimum home size: No minimum home size

9. Homes per parcel: Unlimited

10. Dividing land: No platted or surveyed land is required but it is recommended that they know were their boundaries are located by getting the deed. Talking to the Recorder, Assessor and possibly an attorney if anything is in question. The owner is responsible for all that.

If this is inside city limits the city does have restrictions but the county does not.

I hope this helps. Let us know if there is anything else.

Thank you

Kelly Waples
Clark County Clerk
111 E. Court St., Ste. 110
Kahoka, MO 63445
660-727-3283