

PLANNING COMMISSION  
MINUTES

Meeting Date  
March 2, 2017

Members Present: Johnathan Barnes  
Laura Machala  
Byron Spencer  
Dave Wood

Members Absent: Kevin Case  
Don Stielow  
Tom Farr

Also Present: Sara Copeland, Director of Community Development  
Mallory Brown, Staff Secretary  
Eric Berlin, City Administrator  
Steve Beamer, Police Chief  
Gary Fisher, Fire Chief  
Marc Abbott, Polsinelli  
Chris Brewster, Gould Evans

**1. CALL TO ORDER**

Dave Wood opened the meeting at 6:00 p.m.

**2. APPROVAL OF AGENDA**

Johnathan Barnes moved to approve the Planning Commission Agenda of the meeting on March 2, 2017 and was seconded by Laura Machala. All said Aye. Motion passed unanimously.

**3. ELECTION OF OFFICERS**

Laura Machala moved to postpone the election of officers to the next regularly scheduled meeting and was seconded by Johnathan Barnes. All said aye. Motion passed unanimously.

Johnathan Barnes moved to elected Dave Wood as the acting chairperson for the Mach 2, 2017 Planning Commission Meeting and was seconded by Laura Machala. All said aye. Motion passed unanimously.

Laura Machala moved to elect Byron Spencer as the acting secretary for the March 2, 2017 Planning Commission Meeting and was seconded by Johnathan Barnes. All said aye. Motion passed unanimously.

**4. APPROVAL OF MINUTES FROM DECEMBER 1, 2016**

Laura Machala moved to approve the Planning Commission Minutes of the regular meeting on December 1, 2016 and was seconded by Johnathan Barnes. All said aye. Motion passed unanimously.

**5. PUBLIC SAFETY SALES TAX PRESENTATION**

Eric Berlin, Gary Fisher and Steve Beamer gave a brief presentation regarding a Public Safety Sales Tax that will be voted on in the next Municipal Election.

**6. PUBLIC HEARING – CONSIDERATION OF PRELIMINARY PLAT APPLICATION – NORTH KANSAS CITY DESTINATION DEVELOPERS, LLC (PC2017-01)**

Sara Copeland explained the procedure for preliminary plat approval.

The Chair opened the public hearing.

Sara Copeland gave the staff presentation and discussed the criteria for approval or disapproval of preliminary plats. Staff recommended approval of the preliminary plat.

Marc Abbott, Polsinelli, discussed the application with the Planning Commission and asked for their approval.

The Commission did not have any questions

There were no public comments.

Laura Machala moved to close the public hearing at 6:24 and was seconded by Johnathan Barnes. All said aye. Motion passed unanimously.

Johnathan Barnes made a motion to approve the preliminary plat (PC2017-01) as submitted with the suggested conditions. Dave Wood seconded the motion. All said aye. The motion passed unanimously.

#### **7. PUBLIC HEARING – CONSIDERATION OF REZONING APPLICATION – NORTH KANSAS CITY DESTINATION DEVELOPERS, LLC (PC2017-02)**

Sara Copeland explained the procedure for a rezoning application.

The Chair opened the public hearing.

Sara Copeland gave a brief staff presentation and indicated that the rezoning was requested by the developer to facilitate the development of the Armour Road Redevelopment Area.

Marc Abbott, Polsinelli, discussed the application with the Planning Commission and asked for their approval.

There were no Commissioner comments.

There were no public comments.

Laura Machala moved to close the public hearing at 6:28 and was seconded by Johnathan Barnes. All said aye. Motion passed unanimously.

Johnathan Barnes made a motion to recommend approval of the rezoning application (PC2017-02). The motion was seconded by Laura Machala. All said aye. Motion passed unanimously.

#### **8. ZONING ORDINANCE 101 – CHRIS BREWSTER**

Chris Brewster, Gould Evans, gave a presentation about the basics of a zoning ordinance to the Planning Commission.

#### **9. COMMENTS FROM PUBLIC**

None

**10. COMMENTS FROM STAFF**

Sara Copeland told the Commission about zoning ordinance update and discussed the May meeting.

**11. COMMENTS FROM COMMISSIONERS**

None.

**12. ADJORNMENT**

As there was no further business, Johnathan Barnes moved to adjourn the meeting and was seconded by Laura Machala. The motion carried unanimously. The meeting was adjourned at 7:15 p.m.



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Dave Wood, Chair

Kevin D. Case



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Byron Spencer, Secretary