

MINUTES
 PLANNING COMMISSION
 October 22, 2020
 7:00 P.M. – COUNCIL CHAMBER

	<u>Name</u>	<u>Members' Term Attendance</u> (mtgs attended-mtgs absent)	<u>End of Current Term of Office</u>
MEMBERS PRESENT:	Allison Tschannen	(07-07)	07/15/24
	Lauren Catron	(26-11)	07/17/22
	Ben Burtnett	(23-06)	02/12/23
	Bob Bucher	(27-04)	06/15/23
	Donna Jean Boyer	(28-02)	07/22/23
	Reba Kendall	(52-07)	01/29/22
	Karen Quintana Planalp	(12-01)	08/04/24
	Josh Knight	(01-00)	08/05/23
MEMBERS ABSENT:	Tim Doyle	(06-03)	12/14/24
STAFF PRESENT:	Bryan Carter, City Attorney Reed Schwartzkopf, City Engineer Zack Martin, City Planner Rebecca Shipp, Executive Administrative Assistant		

Call to Order –Kendall called the meeting to order at 7:00pm.

Kendall entered Chapters 11, 26 and 31 of the Code of Ordinances into evidence.

Kendall read the rules of conduct.

ROLL CALL: Boyer-present, Kendall-present, Knight-present, Doyle-absent, Bucher-present, Burtnett-present, Catron-present, Tschannen-present, Quintana Planalp-present. Quorum is present. Five members constitute a quorum.

Boyer made a motion to approve the minutes from September 24, 2020. Bucher seconded.

VOTE: Quintana Planalp-yes, Tschannen-yes, Catron-yes, Burtnett-yes, Bucher-yes, Knight-yes, Kendall-yes, Boyer-yes
Ayes – 8, Nays – 0, Abstain – 0 Minutes approved.

Martin informed the Commission there has been an adjustment to the agenda. Staff's recommendations on item #2 a request for approval for a minor commercial subdivision entitled America's Car Mart II has been changed from denial to approval with conditions.

UNFINISHED BUSINESS

ITEM #4 Zoning District Change – A request for approval of a change of zoning from C-3, Commercial District to M-1, Light Manufacturing District for the property located at 1606 Commerce Avenue as requested by Scott Perry

Zoning District Changes move on to City Council

Staff recommendation: approval

Martin gave the staff report.

There was discussion among commission members regarding the item.

Terry Clark-919 Corby-spoke in favor of the item.

Jason Hartman-718 Erica, Utica, IL-spoke in favor of the item.

Bill Whitaker-6832 El Monte, Prairie Village-spoke in favor of the item.

Mike Jackson-2205 April Terrace-spoke in opposition of the item.

Kevin McWilliams-17727 State Route D-spoke in opposition to the item.

James Thompson-2130 River Ridge Road-spoke in opposition to the item.

Discussion was held among commissioners, staff and public regarding the item.

Boyer made a motion to approve the request. Catron seconded.

VOTE: Quintana Planalp-no, Tschannen-yes, Catron-yes, Burnett-no, Bucher-no, Knight-no, Kendall-yes, Boyer-yes

Ayes – 4, Nays – 4, Abstain – 0 Motion is denied.

NEW BUSINESS

ITEM #1 Minor Subdivision – A request for approval of a minor commercial subdivision entitled Pleasant Heights Apartments located at 2902 S 36th Street Place as requested by Jeff Penland.

Minor Subdivisions are approved or denied by the Planning Commission

Staff recommendation: approval

Martin gave the staff report.

There was discussion among commission members regarding the item.

No one spoke in favor of the item.

No one spoke in opposition of the item.

Bucker made a motion to approve. Burtnett seconded.

VOTE: Quintana Planalp-yes, Tschannen-yes, Catron-yes, Burtnett-yes, Bucher-yes, Knight-yes, Kendall-yes, Boyer-yes
Ayes – 8, Nays – 0, Abstain – 0 Motion approved.

ITEM #2 **Minor Subdivision** – A request for approval of a minor commercial subdivision entitled America’s Car Mart II located at 2500 S Belt Highway as requested by Dana Williams.

Minor Subdivisions are approved or denied by the Planning Commission

Staff recommendation: ~~denial~~ **updated approval with conditions**

Martin gave the staff report.

There was discussion among commission members and staff regarding the item.

Tisha Hamlin-6105 Shamrock Lane-spoke in favor of the item.

No one spoke in opposition of the item.

Quintana Planalp made a motion to approve with conditions. Boyer seconded.

VOTE: Quintana Planalp-yes, Tschannen-yes, Catron-yes, Burtnett-yes, Bucher-yes, Knight-yes, Kendall-yes, Boyer-yes
Ayes – 8, Nays – 0, Abstain – 0 Motion approved.

Martin spoke about upcoming agenda items.

The meeting adjourned at 8:27

Minutes respectfully submitted,

Rebecca Shipp

cc: Paula Heyde, City Clerk
 Planning Commission Members
 Chris Connally, Interim City Manager
 Clint Thompson, Planning & CD Director
 Ted Elo, Assistant City Attorney
 Brady McKinley, Civil Engineer
 Mark Townsend, Technology Associate Director