

ACTION AGENDA
JULY 29, 2021 UNIFIED GOVERNMENT BOARD OF
COMMISSIONERS MEETING
ORDER OF BUSINESS
MEETING TO CONVENE AT 7:00 PM

FULL COMMISSION (P/Z)

You are invited to a Zoom webinar.

When: Jul 29, 2021, 07:00 PM Central Time (US and Canada)

Topic: Full Commission - P&Z/Public Hearings: CDBG Budget and ARPA Adopt CDBG Budget

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/87169923661?pwd=eFIMSHg2Kyt6czBPUWdvRUNIRzIRZz09>

Passcode: 207046

Or One tap mobile :

US: +16699009128,,87169923661# or +12532158782,,87169923661#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 669 900 9128 or +1 253 215 8782 or +1 346 248 7799 or +1 646 558 8656 or +1 301 715 8592 or +1 312 626 6799 or 888 475 4499 (Toll Free) or 877 853 5257 (Toll Free)

Webinar ID: 871 6992 3661

International numbers available: <https://us02web.zoom.us/j/87169923661>

Staff Present: Alan Howze, Ashley Hand, Gunnar Hand, Bridgette Cobbins, Doug Bach, Alley Porter, Misty Brown, Melissa Sieben, Wilba Miller, Byron Toy, Kathleen VonAchen, Brett Deichler, Monica Sparks, Allie Facio

Commissioner Markley was absent.

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. INVOCATION GIVEN BY COMMISSIONER HAROLD JOHNSON, FAITH DELIVERANCE CHURCH OF GOD IN CHRIST**
- IV. PLEDGE OF ALLEGIANCE**
- V. REVISIONS TO THURSDAY, JULY 29, 2021 AGENDA**
New Item Planning and Zoning Consent Agenda – Miscellaneous – Ordinances – Item No. 6

AN ORDINANCE authorizing a Special Use Permit (SP2021-048) for grading and site preparation at 1705, 1735, 1811, and 1831 South 45th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751.

Tracking #: 21973

ORDINANCE NO. O-98-21 RAMIREZ/TOWNSEND, VOTE 9-0

VI. CLERK'S STATEMENT

(Anyone wishing to speak about a particular item on the Consent Agenda must notify the

Mayor when he asks if there are any “set-asides” on the Consent Agenda. Your item will then be discussed and voted on separately. All remaining items on the Consent Agenda are viewed as a single group and voted on with one vote.)

- VII. PLANNING AND ZONING CONSENT AGENDA**
- VIII. PLANNING AND ZONING NON-CONSENT AGENDA**
- IX. MAYOR’S AGENDA**
- X. REGULAR CONSENT AGENDA**
- XI. PUBLIC HEARING AGENDA**
- XII. STANDING COMMITTEES’ AGENDA**
- XIII. ADMINISTRATOR’S AGENDA**
- XIV. COMMISSIONERS’ AGENDA**
- XV. LAND BANK BOARD OF TRUSTEES’ AGENDA**
- XVI. PUBLIC ANNOUNCEMENTS**
- XVII. ADJOURN**

PLANNING AND ZONING AGENDA

VII. PLANNING AND ZONING CONSENT AGENDA

A. CHANGE OF ZONE APPLICATIONS

1. COZ2021-020 - NP TURNER INDUSTRIAL, LLC

Synopsis: Change of Zone from R-1 Single Family, RP-4 Planned Garden Apartment and RP-5 Planned Apartment Districts to MP-2 Planned General Industrial District for continuation of the warehousing, distribution and light manufacturing development at 725 North 74th Drive, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21947

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

2. COZ2021-021 - NP TURNER INDUSTRIAL, LLC

Synopsis: Change of Zone from R-1 Single Family and C-1 Limited Business Districts to MP-2 Planned General Industrial District for Turner Logistics Center East Building 5 at 900 North 69th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21948

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

B. SPECIAL USE PERMIT APPLICATIONS

1. SP2021-042 - BRYAN STOKES

Synopsis: Special Use Permit to keep farm animals at 734 South 76th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751.

(RECOMMENDED FOR APPROVAL FOR 2 YEARS)

Tracking #: 21902

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

2. SP2021-045 - JAMES SULLIVAN WITH SULLIVAN PALMER ARCHITECTS

Synopsis: Special Use Permit for auto storage and maintenance building at 1037 South 26th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 21903

**REMANDED BACK TO PLANNING COMMISSION RAMIREZ/TOWNSEND
VOTE 9-0**

3. SP2021-053 - DEBORAH BEAUCHAMP

Synopsis: Renewal of a Home Occupation Special Use Permit (SP-2019-61 - expired 6/27/2021) for a Short-Term Rental/AirBnB at 11827 Marxen Road, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 5 YEARS)**

Tracking #: 21944

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

4. SP2021-054 - KIRAN CHELLURI

Synopsis: Renewal of a Special Use Permit (SP-2020-30 - expired 4/30/2021) for a Short-Term Rental/AirBnB at 3846-3848 North 123rd Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 21945

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

5. SP2021-057 - MKEC ENGINEERING, INC.

Synopsis: Special Use Permit for earthen fill at 1930 South 74th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 21949

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

6. SP2021-058 - LAURA L. SANCHEZ

Synopsis: Renewal of a Home Occupation Special Use Permit (SP-2019-91 - expires 8/27/2021) for a Homestead Montessori Farm School at 3800 Weaver Court, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 5 YEARS)**

Tracking #: 21946

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

C. VACATION APPLICATION

1. VAC2021-007 - BLAIR THEDINGER

Synopsis: Vacation of an alley at 415 Stine Avenue and 1417 South 5th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751.

(RECOMMENDED FOR APPROVAL)

Tracking #: 21950

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

D. PLAN REVIEW APPLICATIONS

1. PR2021-017 - STACI BOWEN

Synopsis: Preliminary Plan Review for the redevelopment of Lot 47 in the Plaza at the Speedway for Whataburger at 10780 Parallel Parkway, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

(RECOMMENDED FOR APPROVAL)

Tracking #: 21953

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

2. PR2021-018 - DANIELLE SHARMACHARY WITH DUGAN DESIGN GROUP

Synopsis: Preliminary and Final Plan Review for a Chipotle restaurant at 7750 State Avenue, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21954

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

E. MISCELLANEOUS

1. MPL2021-007 - NP TURNER INDUSTRIAL, LLC

Synopsis: Master Plan Amendment from Low Density Residential to Industrial at 725 North 74th Drive, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21951

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

2. MPL2021-009 - NP TURNER INDUSTRIAL, LLC

Synopsis: Master Plan Amendment from Low Density Residential to Industrial at 900 North 69th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21952

APPROVED RAMIREZ/TOWNSEND, VOTE 9-0

F. MISCELLANEOUS - ORDINANCES (The following ordinances formalize previous Commission approval.)

1. AN ORDINANCE authorizing a Special Use Permit (SU20-00097) to operate a transitional/group home at 933 Quindaro Boulevard, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21955

ORDINANCE NO. O-93-21 RAMIREZ/TOWNSEND, VOTE 9-0

2. AN ORDINANCE authorizing a Special Use Permit (SP-2020-77) for a mechanic, used auto sales and continuing an import/export business at 900 South 66th Terrace, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751.

(RECOMMENDED FOR APPROVAL)

Tracking #: 21956

ORDINANCE NO. O-94-21 RAMIREZ/TOWNSEND, VOTE 9-0

3. AN ORDINANCE authorizing a Special Use Permit (SP-2020-97) to operate a new automotive repair, auto body and used car sales business at 927 Kansas Avenue, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751.

(RECOMMENDED FOR APPROVAL)

Tracking #: 21958

ORDINANCE NO. O-95-21 RAMIREZ/TOWNSEND, VOTE 9-0

4. AN ORDINANCE authorizing a Special Use Permit (SP-2020-101) for continuation of an auto body shop at 744 Kansas Avenue, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21959

ORDINANCE NO. O-96-21 RAMIREZ/TOWNSEND, VOTE 9-0

5. AN ORDINANCE authorizing a Special Use Permit (SP2021-028) for continuation of a Short-Term Rental/AirBnB at 2706 Espenlaub Lane, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21960

ORDINANCE NO. O-97-21 RAMIREZ/TOWNSEND, VOTE 9-0

VIII. PLANNING AND ZONING NON-CONSENT AGENDA

TAX STATUS REPORT

BOARD OF COMMISSIONERS AGENDA FOR JULY 29, 2021

None of the properties included in applications to be considered on the Planning & Zoning agenda have delinquent taxes prior to 2019.

NOTE: This information cannot serve as the basis for approval or denial of an application. It is not among the factors to be considered as set by ordinance or among accepted zoning factors and criteria. However, such information in certain cases might be relevant to evaluating accepted factors or as an accompaniment to other valid purposes and/or factors.

IX. MAYOR'S AGENDA

X. REGULAR CONSENT AGENDA

1. NOMINATION: BOARDS & COMMISSIONS

Synopsis: Nomination to Boards & Commissions:

Broderick Crawford to the Law Enforcement Advisory Board, 7/29/21-12/13/21, submitted by Commissioner Philbrook

Tracking #: 21940

APPROVED MCKIERNAN/PHILBOOK, VOTE 9-0

2. MINUTES

Synopsis: Minutes from regular session of April 8, 2021; and special sessions of June 24 and July 1, 2021.

Tracking #: MINUTES

APPROVED MCKIERNAN/PHILBOOK, VOTE 9-0

3. WEEKLY BUSINESS MATERIAL

Synopsis: Weekly business material dated July 1, 8, 15, and 22, 2021.

Tracking #: WEEKLY BUSINESS MATERIAL

RECEIVED AND FILED MCKIERNAN/PHILBOOK, VOTE 9-0

XI. PUBLIC HEARING AGENDA

1. PUBLIC HEARING/RESOLUTION: COMMUNITY DEVELOPMENT 2021 ANNUAL ACTION PLAN

Synopsis: Conduct a public hearing to consider approval of the 2021-2022 Annual Action Plan to be submitted to HUD, submitted by Wilba Miller, Director of Community Development.

The first public hearing was held March 12, 2021.

Tracking #: 21942

CONTINUED TO AUGUST 5TH TOWNSEND/KANE, VOTE 9-0

2. PUBLIC HEARING: AMERICAN RESCUE PLAN ACT (ARPA), LOCAL FISCAL RECOVERY FUNDS DIRECT AID TO THE UNIFIED GOVERNMENT

Synopsis: Conduct a public hearing regarding the American Rescue Plan Act (ARPA) to consult with members of communities that have been historically underrepresented or underserved in the Federal Government with the objective to increase coordination, communication, and engagement with community-based organizations and civil rights organizations, as encouraged by U.S. Presidential Order 13985, *On Advancing Racial Equity and Support for Underserved Communities Through the Federal Government*, submitted by Kathleen VonAchen, Chief Financial Officer.

For information and comment only.

Tracking #: 21957

FOR INFORMATION AND COMMENT ONLY

XII. STANDING COMMITTEES' AGENDA

XIII. ADMINISTRATOR'S AGENDA

1. RESOLUTION: APPOINTMENT OF COUNTY APPRAISER

Synopsis: A resolution appointing Matthew Willard as the Wyandotte County Appraiser, effective July 29, 2021, expiring June 30, 2025, or until the position is deemed vacated prior thereto, submitted by Doug Bach, County Administrator.

Tracking #: 21961

RESOLUTION NO. R-45-21 MCKIERNAN/RAMIREZ, VOTE 9-0

XIV. COMMISSIONERS' AGENDA

XV. LAND BANK BOARD OF TRUSTEES' CONSENT AGENDA

XVI. PUBLIC ANNOUNCEMENTS

XVII. ADJOURN 9:25 P.M.