

ACTION AGENDA
UPDATE
APRIL 8, 2021 UNIFIED GOVERNMENT BOARD OF
COMMISSIONERS MEETING
ORDER OF BUSINESS
MEETING TO CONVENE AT 7:00 PM

Join from a PC, Mac, iPad, iPhone or Android device:

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Passcode: 539513

Description: The Board of Commission has policy-making authority over the County of Wyandotte County and Kansas City, KS. The Commission sets county policies, adopts ordinances, appropriates funds, approves land re-zonings and special exceptions to the zoning ordinance, and carries out other responsibilities set forth by the State Code.

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Webinar ID: 878 6206 2807

International numbers available: <https://us02web.zoom.us/j/kcE3Rjy3MI>

- 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, APRIL 8, 2021 AGENDA**
Administrator's Agenda Item No. 2 – 21771...MOU WITH SEIU LOCAL #1
(submission of the resolution and MOU).
- VI. MAYOR'S AGENDA**
- VII. CLERK'S STATEMENT**
(Anyone wishing to speak about a particular item on the Planning and Zoning Consent Agenda must notify the Mayor when he asks if there are any "set-asides" on the Planning and Zoning Consent Agenda. Your item will then be discussed and voted on separately. All remaining items on the Planning and Zoning Consent Agenda are viewed as a single group and voted on with one vote.)
- VIII. PLANNING AND ZONING CONSENT AGENDA**

- IX. PLANNING AND ZONING NON-CONSENT 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' CONSENT AGENDA
- XVI. PUBLIC ANNOUNCEMENTS
- XVII. ADJOURN

VI. MAYOR'S AGENDA

1. **PROCLAMATION: NATIONAL SERVICE RECOGNITION DAY**

Synopsis: Proclaiming April 6, 2021, as National Service Recognition Day in Wyandotte County, Kansas, submitted by Mayor David Alvey.

Tracking #: 21767

PRESENTED

PLANNING AND ZONING AGENDA

VIII. PLANNING AND ZONING CONSENT AGENDA

A. CHANGE OF ZONE APPLICATIONS

1. **COZ2021-001 - JAMES B. EVANS**

Synopsis: Change of Zone from A-G Agriculture District to R-1 Single Family District for a single-family home at 1825 North 94th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21755

APPROVED 10 - 0

2. **COZ2021-002 - JAMES B. EVANS**

Synopsis: Change of Zone from A-G Agriculture District to R-1 Single Family District for a single-family home at 1841 North 94th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 21756

APPROVED 10 - 0

B. SPECIAL USE PERMIT APPLICATIONS

1. SP2021-005 - CYNTHIA SLABY

Synopsis: Home Occupation Special Use Permit for a doggie day care at 7714 Rowland Avenue, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 21758

APPROVED FOR 2 YEARS 10 – 0

2. SP2021-006 - AMANDA AND NOAH TAYLOR

Synopsis: Special Use Permit to store drilling and excavation equipment in vacant horse stable/barn at 3648 North 115th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR DENIAL)**

Tracking #: 21759

DENIED 10 - 0

3. SP2021-007 - RYAN BARROWS WITH JOE'S KANSAS CITY BBQ

Synopsis: Renewal of a Special Use Permit (SP-2019-15 - expired 3/28/2021) for the Temporary Use of Land for an employee parking lot for Taco Republic at 4620 Mission Road, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR DENIAL)**

Tracking #: 21761

APPROVED 10 – 0

4. SP2021-009 - JAMES P. DONOVAN WITH THE SHOWROOM FLOOR, LLC

Synopsis: Renewal of a Special Use Permit (#SP-2019-18 - expired 3/28/2021) for an AirBnb at 1127 Southwest Boulevard, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 21753

APPROVED FOR 2 YEARS 10 - 0

5. SP2021-010 - KELLY D. FOUNTAIN

Synopsis: Renewal of a Special Use Permit (#SP-2016-17 - expired 2/25/2021) for a kennel at 3440 North 131st Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 10 YEARS)**

Tracking #: 21754

APPROVED FOR 10 YEARS 10 - 0

IX. PLANNING AND ZONING NON-CONSENT AGENDA

A. CHANGE OF ZONE APPLICATION

1. COZ2021-003 - CAROL BLACKWELL

Synopsis: Change of Zone from R-1 Single Family District to A-G Agriculture District for agricultural purposes at 3505 North 83rd Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL - 7/1 VOTE)**

Tracking #: 21757

DENIED 9 - 1

TAX STATUS REPORT BOARD OF COMMISSIONERS AGENDA FOR APRIL 8, 2021

None of the properties included in applications to be considered on the Planning & Zoning agenda have delinquent taxes prior to 2020.

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.

REGULAR AGENDA

X. REGULAR CONSENT AGENDA

1. GRANT: FY21 IMPROVING CRIMINAL JUSTICE RESPONSES TO DOMESTIC VIOLENCE, DATING VIOLENCE, SEXUAL ASSAULT, AND STALKING GRANT PROGRAM

Synopsis: The Police Department is seeking approval to apply for a FY21 US Department of Justice/Office on Violence Against Women grant in the amount of \$500,000, submitted by Michael Vivian, Acting Deputy Police Chief. No match required.

*On March 22, 2021, the **Public Works and Safety Standing Committee**, chaired by Commissioner Bynum, voted unanimously to approve and forward to full commission.*

Tracking #: 21721

APPROVED 10 - 1

2. ORDINANCE: RELATING TO PARK HOURS AND RESTRICTED ACTIVITIES

Synopsis: An ordinance relating to the operating hours, hunting and firearms, camping, and digging within UG parks; amending Chapter 25, submitted by Angel Obert, Assistant Director of Parks and Recreation.

*On March 22, 2021, the **Public Works and Safety Standing Committee**, chaired by Commissioner Bynum, voted unanimously to approve and forward to full commission.*

Tracking #: 21722

ORDINANCE NO. O-47-21

APPROVED 10 – 0
PUBLISHED 4/15/21

3. **RESOLUTION: PARKS & RECREATION CODE OF REGULATIONS**

Synopsis: A resolution amending the Unified Government's Parks and Recreation Code of Regulations, including the requirement that all new dock owners are Wyandotte County residents, submitted by Angel Obert, Assistant Director of Parks and Recreation.

*On March 22, 2021, the **Public Works and Safety Standing Committee**, chaired by Commissioner Bynum, voted unanimously to approve and forward to full commission.*

Tracking #: 21723

RESOLUTION NO. R-28-21

ADOPTED 10 – 0

SUMMARY RESOLUTION NO. R-28-01

PUBLISHED 4/15, 4/2, AND 4/29

4. **RESOLUTION: BPU LOAN THRU KDHE**

Synopsis: A resolution authorizing the Board of Public Utilities to enter into a loan agreement with the Kansas Department of Health and Environment's State Revolving Loan Fund Program, submitted by Kathleen VonAchen, Chief Financial Officer; and Lori Austin, BPU Chief Financial Officer.

*On March 29, 2021, the **Economic Development and Finance Standing Committee**, chaired by Commissioner Burroughs, voted unanimously to approve and forward to full commission.*

Tracking #: 21726

RESOLUTION NO. R-29-21

ADOPTED 10 – 1

5. **RESOLUTION: SET PUBLIC HEARING DATE FOR THE RIVERFRONT REDEVELOPMENT DISTRICT**

Synopsis: A resolution setting a public hearing date of May 13, 2021 to consider the advisability of adding property to the Riverfront Redevelopment District, submitted by Katherine Carttar, Director of Economic Development.

*On March 29, 2021, the **Economic Development and Finance Standing Committee**, chaired by Commissioner Burroughs, voted unanimously to approve and forward to full commission.*

Tracking #: 21735

RESOLUTION NO. R-30-21

ADOPTED 10 – 0

PUBLISHED 4/29/21

6. **RESOLUTION: ADOPT TIF AND IRB POLICIES**

Synopsis: A resolution adopting the Economic Development Department's Tax Increment Financing (TIF) Policy and Industrial Revenue Bond (IRB) Policy, submitted by Katherine Carttar, Director of Economic Development. Staff previously provided a review of the policies to standing committee on February 1, 2021.

*On March 29, 2021, the **Economic Development and Finance Standing Committee**, chaired by Commissioner Burroughs, voted unanimously to approve and forward to full commission.*

Tracking #: 21736

RESOLUTION NO. R-31-21

ADOPTED 10 - 0

7. **PLAT: HART INDUSTRIAL PARK SECOND PLAT**

Synopsis: Plat of Hart Industrial Park Second Plat located at 59th Lane and Speaker Road, being developed by Riverside Transport Corp. and C.A.R. Transport, Inc., submitted by Brent Thompson, County Surveyor; and Troy Shaw, County Engineer.

Tracking #: 21764

APPROVED AND MAYOR AUTHORIZED TO SIGN 10 - 0

8. **PLAT: CABELA'S SECOND PLAT**

Synopsis: Plat of Cabela's Second Plat located along France Family Drive, and being developed by Cabela's Wholesale LLC, submitted by Brent Thompson, County Surveyor; and Troy Shaw, County Engineer.

Tracking #: 21765

APPROVED AND MAYOR AUTHORIZED TO SIGN 10 - 0

9. **MINUTES**

Synopsis: Minutes from regular session of November 5, 2020; and special sessions of March 4 and 11, 2021.

Tracking #: MINUTES

APPROVED 10 - 0

10. **WEEKLY BUSINESS MATERIAL**

Synopsis: Weekly business material dated March 25 and April 1, 2021.

Tracking #: WEEKLY BUSINESS MATERIAL

RECEIVED AND FILED 10 - 0

XI. PUBLIC HEARING AGENDA

XII. STANDING COMMITTEES' AGENDA

XIII. ADMINISTRATOR'S AGENDA

1. **RESOLUTION: OPTION PURCHASE AGREEMENT FOR 546 N. 130TH ST.**

Synopsis: A resolution authorizing an option purchase agreement for 546 N. 130th St., Bonner Springs, KS, to River Bend Land Co. - PV LLC, for the building of a multi-family project, submitted by Katherine Carttar, Director of Economic Development. The project must receive approval through the planning and rezoning process with Bonner Springs before land is transferred.

Changes made since the March 1, 2021 Standing Committee approval:

1. One year Term instead of two.
2. Purchase price increased to \$525,000
3. UG will consider any information they provide about extreme site work costs but no guarantee of price reduction.

Tracking #: 21677

RESOLUTION NO. R-32-21

ADOPTED 9 - 1

2. **RESOLUTION: MOU WITH SEIU LOCAL #1**

Synopsis: A resolution authorizing execution of a Memorandum of Understanding (MOU) between the Unified Government and the Service Employees International Union (SEIU) Local #1, submitted by Doug Bach, County Administrator.

Information forthcoming.

Tracking #: 21771

RESOLUTION NO. R-33-21

ADOPTED 10 -0

XIV. COMMISSIONERS' AGENDA

XV. LAND BANK BOARD OF TRUSTEES' CONSENT AGENDA

1. **LAND BANK OPTION APPLICATIONS**

Synopsis: Request consideration of the following Land Bank applications, submitted by Jud Knapp, Interim Land Bank Manager.

24' Single Family Homes

CHWC - Rivers Edge East Subdivision

- Phase 1 - 6 Homes - 2021
 - 3036 N. Getty St. – 293023
 - 3030 N. Getty St. – 293024
 - 3022 N. Getty St. – 293025
 - 3016 N. Getty St. – 293026
 - 1726 Roswell Ave. – 293027
 - 2940 N. Getty St. – 293000

- Phase 2 - 6 Homes - 2022
 - 2938 N. Getty St. – 293001
 - 2938 N. Getty St. - 293002
 - 2938 N. Getty St. - 293004
 - 2938 N. Getty St. - 293006
 - 2938 N. Getty St. - 293011
 - 2938 N. Getty St. - 293012
- Phase 3 - 6 Homes - 2023
 - 3027 N. Getty St. - 293014
 - 3021 N. Getty St. - 293013
 - 3033 N. Getty St. - 293015
 - 3039 N. Getty St. - 293016
 - 3045 N. Getty St. – 293017
 - 3031 N. 18th St. - 293030

Kristi Smith High - 1 Home

- 202 Stewart Ave. - 094565
- 204 Stewart Ave. - 094566
- 206 Stewart Ave. - 094567

Karan Gupta - 2 Homes

- 844 Tauromee Ave. - 090403
- 848 Tauromee Ave. - 090402

Maribel Cortez – 1 Home

- 3517 N. 47th St. - 913921

Habitat for Humanity - 3008 N. 30th St. – 099328

Row Houses-Luminary Transformations - 8 Units

- 1026 Oakland Ave. - 087650
- 1030 Oakland Ave. - 080190
- 1038 Oakland Ave. - 080189

Victor Alfonso Laozano - Home Addition

- 3052 N. 31st St. - 099280

*On March 29, 2021, the **Neighborhood and Community Development Standing Committee**, chaired by Commissioner McKiernan, voted unanimously to approve and forward to the Land Bank Board of Trustees.*

Tracking #: 21727

APPROVED 10 - 0

2. LAND BANK PROPERTY TRANSFER

Synopsis: Request consideration of the following Land Bank application, submitted by Jud Knapp, Interim Land Bank Manager.

Yard Extension – Cassandra Bitterman

- 627 Shawnee Rd – 155110

(Lot is unbuildable by the Land Bank policy; Frontage - 12 Feet)

*On March 29, 2021, the **Neighborhood and Community Development Standing Committee**, chaired by Commissioner McKiernan, voted unanimously to approve and forward to the Land Bank Board of Trustees.*

Tracking #: 21728

APPROVED 10 - 0

XVI. PUBLIC ANNOUNCEMENTS

XVII. ADJOURN

8:59