

ACTION AGENDA
JANUARY 26, 2023 UNIFIED GOVERNMENT BOARD OF
COMMISSIONERS MEETING
ORDER OF BUSINESS
MEETING TO CONVENE AT 7:01 – 10:31 PM

Location: Hybrid

We invite you to view the meeting in person in the Commissioner Chambers, Lobby level of the Municipal Office Building, 701 N 7th Street, Kansas City, Kansas, or virtually via a Zoom webinar.

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/84505272015?pwd=TnFqVlcVUFZyY25Ea3JyaHBNbDg5UT09>

Passcode: 200922

Or One tap mobile:

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Webinar ID: 845 0527 2015

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- I. CALL TO ORDER**
- II. ROLL CALL**
- III. INVOCATION GIVEN BY CHAPLAIN JARED ALITC, WYANDOTTE COUNTY CHRISTIAN CHURCH**
- IV. PLEDGE OF ALLEGIANCE**
- V. REVISIONS TO THURSDAY, JANUARY 26, 2023, AGENDA**
- 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**

VII. PLANNING AND ZONING CONSENT AGENDA

A. CHANGE OF ZONE APPLICATIONS

1. COZ2022-044 - ANTHONY FICARA

Synopsis: Change of Zone from R-1 Single Family District to A-G Agriculture District for a bee farm/garden at 6822 Berry Road, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 212212

Motion to approve: Bynum

Second: Ramirez

Approved 10/0

2. COZ2022-048 - AUSTIN THOMPSON WITH ATLAS LAND CONSULTING

Synopsis: Change of Zone from R-1 Single Family District to A-G Agriculture District for agricultural purposes at 6340 Riverview Avenue, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 212213

Motion to approve: Bynum

Second: Ramirez

Approved 10/0

3. COZ2022-049 - KORB MAXWELL WITH POLSINELLI

Synopsis: Change of Zone from CP-2 Planned General Business District to A-G Agriculture District for the American Royal development at 11787 American Royal Way, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751.

(RECOMMENDED FOR APPROVAL)

Tracking #: 212214

Motion to approve: Bynum

Second: Ramirez

Approved 10/0

4. COZ2022-050 - DAVID LOTZ WITH CONTINENTAL CONSULTING ENGINEERS

Synopsis: Change of Zone from RP-3 Planned Townhouse and RP-4 Planned Garden Apartment Districts to RP-5 Planned Apartment District to construct a senior living facility at 2300 North 113th Terrace and 2302 North 113th Place, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 212215

Motion to approve: Bynum

Second: Ramirez

Approved 10/0

B. SPECIAL USE PERMIT APPLICATIONS

1. SP2022-089 - ROGELIO FALCON

Synopsis: Special Use Permit for the Temporary Use of Land to keep two (2) storage containers on a residential lot at 444 North 10th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR DENIAL)**

Tracking #: 212216

Motion to approve denial: Bynum

Second: Ramirez

Approved 10/0

2. SP2022-107 - NATALIE MCNUTT

Synopsis: Renewal of a Special Use Permit (SP-2021-77 – expires 3/10/2023) to operate a short-term rental at 3801 Lloyd Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 212208

Motion to approve for 2 years: Bynum

Second: Ramirez

Approved 10/0

3. SP2022-108 - ANN MARCHAEL WITH BUSINESS LAW ADVISORS

Synopsis: Special Use Permit for the Temporary Use of Land to keep equipment and materials related to a roofing business at 6541 Donahoo Road, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 212217

Motion to approve for 2 years: Bynum

Second: Ramirez

Approved 10/0

4. SP2022-109 - SHERRI BAILEY-SCOTT

Synopsis: Home Occupation Special Use Permit to operate a chiropractic office at 5331 Miami Avenue, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 212218

Motion to approve for 2 years: Bynum

Second: Ramirez

Approved 10/0

5. SP2022-111 - JASON NEWMAN WITH EXCANZE PROPERTIES

Synopsis: Renewal of a Special Use Permit (SP-2020-84 – expired 12/10/2022) for a short-term rental at 4112 Booth Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 212209

Item was set aside.

Motion to make the change from 2 years to 5 years: Ramirez

Second: Markley

Approved 10/0

6. **SP2022-114 - MIKE ODELL WITH HOLIDAY SAND AND GRAVEL**

Synopsis: Special Use Permit to operate a sand excavation and sand processing operation at 4403 North 42nd Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 5 YEARS)**

Tracking #: 212220

Motion to approve for 5 years: Bynum

Second: Ramirez

Approved 10/0

7. **SP2022-115 - NATHANIEL SCHOTANUS WITH RANGE 23 BREWING**

Synopsis: Renewal of a Special Use Permit (SP-2020-72 – expires 2/4/2023) to operate a microbrewery at 13400 Donahoo Road, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 2 YEARS)**

Tracking #: 212210

Motion to approve for 2 years: Bynum

Second: Ramirez

Approved 10/0

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

1. **AN ORDINANCE** rezoning property at approximately 4229 Douglas Avenue (COZ2022-030), from R-1 Single Family District to R-2 Two Family District, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL)**

Tracking #: 212228

Motion to approve: Bynum

Second: Ramirez

Approved 10/0

O-8-23 Approved, published on 2/2/2023

VIII. PLANNING AND ZONING NON-CONSENT AGENDA

A. CHANGE OF ZONE APPLICATIONS

1. **COZ2021-048 - BLAIR TANNER WITH TANNER & WHITE PROPERTIES**

Synopsis: Change of Zone from C-1 Limited Business and R-1 Single Family Districts to RP-6 Planned High Rise Apartment District for a multi-family residential apartment complex and parking garage at 4601 Rainbow Boulevard, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL 4/1 VOTE)**

Tracking #: 212211

Motion to approve: Kane

Second: Markley

Approved 10/0

Public comment was heard.

B. SPECIAL USE PERMIT APPLICATIONS

1. SP2022-113 - LYNNE BEAVER

Synopsis: Special Use Permit to operate an event space at 2651 South 34th Street, submitted by Gunnar H. Hand, AICP, Director of Planning and Urban Design, 573-5751. **(RECOMMENDED FOR APPROVAL FOR 1 YEAR - 4/2 VOTE)**

Tracking #: 212219

Motion to table the item until March 2 PZ/FC meeting: Bynum

Second: Davis

Approved 10/0

Mayor left meeting at 10:18 p.m. Commissioner Bynum acting Mayor Pro-tem.

TAX STATUS REPORT

BOARD OF COMMISSIONERS AGENDA FOR JANUARY 26, 2023

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.

IX. MAYOR'S AGENDA

Item No. 1. - PROCLAMATION: GOLDEN ROYALTIES CHAPTER DAY

Synopsis: Proclamation proclaiming January 14, 2023, as Golden Royalties Chapter Day, submitted by Tyrone A. Garner, Mayor/CEO.

Tracking #: 212225

Proclamation read

Item No. 2. - PROCLAMATION: MARTIN LUTHER KING JR COMMITTEE DAY

Synopsis: Proclamation proclaiming January 16, 2023, as Martin Luther King Jr. Committee Day, submitted by Tyrone A. Garner, Mayor/CEO.

Tracking #: 212226

Proclamation read

Item No. 3. - PROCLAMATION: SHEN YUN PERFORMING ARTS DAYS

Synopsis: Proclamation proclaiming January 27-29, 2023, as Shen Yun Performing Arts Days, submitted by Tyrone A. Garner, Mayor/CEO.

Tracking #: 212227

Proclamation read

Update regarding County Administrator search provided by Bill Johnson and Mayor Garner.

X. REGULAR CONSENT AGENDA

Item No. 1. - APPROVAL: DOWNTOWN KCK COMMERCIAL HISTORIC DISTRICT

Synopsis: Approval of the Downtown KCK Commercial Historic District nomination to the National Park Service for consideration, submitted by Gunnar H. Hand, AICP, Director of Planning & Urban Design.

*On January 9, 2023, the **Neighborhood and Community Development Standing Committee**, chaired by Commissioner McKiernan, voted unanimously to approve and forward to full commission.*

Tracking #: 212186

Motion: Kane

Second: Stites

Approved 10/0

Item No. 2. - RESOLUTION: 2023 CASH AND INVESTMENT POLICY

Synopsis: Approval of resolution adopting the Cash and Investment Policy, submitted by Andrea Vinyard, Deputy Treasurer.

*On January 9, 2023, the **Economic Development and Finance Standing Committee**, chaired by Commissioner Burroughs, voted unanimously to approve and forward to full commission.*

Tracking #: 212197

Motion: Kane

Second: Stites

Approved 10/0

R-3-23 Adopted

Item No. 3. - RESOLUTION: AUTHORIZING THE ACQUISITION AND IMPLEMENTATION OF CERTAIN PUBLIC SAFETY COMMUNICATION EQUIPMENT

Synopsis: A Home Rule Resolution authorizing and implementation of certain public safety communication equipment to serve the county and authorizing the issuance of general obligation bonds to finance the cost of the same, submitted by Debbie Jonscher, Acting Chief Finance Officer.

The project was previously authorized on September 15, 2022, with combined Ordinance/Resolution O-132-22/R-54-22. However, the statutory authority needs to be amended to be able to finance as a county project with county debt.

*On January 9, 2023, the **Economic Development and Finance Standing Committee**, chaired by Commissioner Burroughs, voted unanimously to approve and forward to full commission.*

Tracking #: 212152

Motion: Kane

Second: Stites

Approved 10/0

R-4-23 Adopted, published on 2/2/2023

Item No. 4. - PLAT: 55th - OSAGE ADDITION FINAL PLAT

Synopsis: Plat of 55th - Osage Addition, located at 705 South 55th Street, being developed by First Baptist Church of Turner, submitted by Brent E. Thompson, County Surveyor, and Troy Shaw, County Engineer.

Tracking #: 212223

Motion: Kane

Second: Stites

Approved 10/0

Item No. 5. - MINUTES

Synopsis: Minutes from the Full Commission meeting on May 12, 2022, and the Special Session meeting on November 22, 2022.

Minutes from the Mayoral Workshop on December 15, 2022, submitted for information only.

Tracking #: MINUTES

Motion: Kane

Second: Stites

Approved 10/0

Item No. 6. - WEEKLY BUSINESS

Synopsis: Weekly business materials dated December 29, 2022, and January 5, 2023.

Tracking #: WEEKLY BUSINESS

Motion: Kane

Second: Stites

Approved 10/0

XI. PUBLIC HEARING AGENDA

XII. STANDING COMMITTEES' AGENDA

XIII. ADMINISTRATOR'S AGENDA

Item No. 1. - UPDATE: 2022 OVERVIEW

Synopsis: The Interim County Administrator will provide an overview of UG Forward accomplishments for 2022 with next steps for the first quarter of 2023, submitted by Cheryl Harrison-Lee, Interim County Administrator.

For information only.

Tracking #: 212224

For information only.

Item No. 2. – RESOLUTION: AMENDING SECTION 203 OF THE UNIFIED GOVERNMENT'S RULES OF PROCEDURE

Synopsis: A Resolution amending Section 203 of the Unified Government's Rules of Procedure as directed by the Commission on January 12, 2023, submitted by Misty Brown, Chief Counsel.

Tracking #: 212232

Commissioner Bynum motion to approve the item as is, seconded by

Commissioner Johnson.

Commissioner Townsend substitute motion to send the item to the AHS committee for additional review and consideration.

Second: Johnson

Approved 10/0

Motion to adjourn and reconvene as Land Bank: Markley

Second: McKiernan

Approved 10/0

XIV. COMMISSIONERS' AGENDA

XV. LAND BANK BOARD OF TRUSTEES' CONSENT AGENDA

Item No. 1. - LAND BANK OPTION APPLICATIONS

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

Please visit the new site to review the applications below.

<https://experience.arcgis.com/experience/b63e9cb3cca44be59f458765dbeddc8/>

- A. Single Family Homes – 8 Homes
 - 1. Tyler Conway – 1 home
2750 Glenrose Ln. – 194012
 - 2. Jose Hernandez Garcia – 1 home
1104 S. 39th St. – 170559
 - 3. Jamie Shipley – 1 home
8317 Riverview Ave.
 - 4. Uraya Sanders – 1 home
59 N. Tremont St. – 120913
 - 5. Ken Hinds – 1 home
1859 S. Tremont St. – 157950
 - 6. Ken Hinds – 1 home
2021 S. 10th Terr. – 126212
 - 7. The Village Initiative – 2 homes
2263 Quindaro Blvd. – 163312
2261 Quindaro Blvd. – 163311
2918 N. 27th St. – 116560
2914 N. 27th St. – 116561
2912 N. 27th St. – 116562
- C. Commercial – 1
 - 1. RA Engineering Corp – Office Building
816 N. 9th St. - 080611

Tracking #: 212230

Motion: Davis

Second: McKiernan

Approved 10/0

Item No. 2. - LAND BANK PROPERTY TRANSFERS

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

Please visit the new site to review the applications below.

<https://experience.arcgis.com/experience/b63e9cb3cca44be59f458765dbeddc8/>

PT - Property Transfers

1. Iganacio Hernandez – Yard Extension
647 Metropolitan Ave. – 154777
2. Delmar Sauder – Yard Extension
3208 N. 42nd Terr. - 914032
3. Unified Government –Transfer to UG
281 Central Ave. – 902800
4. Carmen Villarreal – Donation
917 Shawnee Ave. - 072946

Tracking #: 212231

Motion: Davis

Second: McKiernan

Approved 10/0

XVI. PUBLIC ANNOUNCEMENTS

XVII. ADJOURN

Motion to adjourn: Davis

Second: Ramirez

Approved 10/0

Meeting adjourned at 10:31 p.m.