



# AGENDA

## PLANNING COMMISSION

7651 E. Central Park Ave, Bel Aire, KS  
October 12, 2023 6:30 PM



### I. Call to Order

### II. Roll Call

James Schmidt \_\_\_\_ John Charleston \_\_\_\_ Edgar Salazar \_\_\_\_ Phillip Jordan \_\_\_\_

Dee Roths \_\_\_\_ Paul Matzek \_\_\_\_ Deryk Faber \_\_\_\_

### III. Pledge of Allegiance

### IV. Consent Agenda

#### A. Approval of Minutes from Previous Meeting

**Action:** Motion to approve the minutes of September 14, 2023

### V. Old Business/New Business

- A. **ZON-23-03 Rezoning:** Approximately 20 acres zoned AG agricultural, to M-1 manufacturing at ½ mile east of Webb Rd on north side of 45 Street North. (Wichita Airport Authority)

Open Hearing

Close Hearing

**Action:** Motion to adopt the findings of fact of the staff (as presented/ as amended by this Planning Commission) and recommend to the City Council approval to change the zoning district classification of the subject property from AG agricultural to M-1 manufacturing, based on such findings of fact.

- B. **ZON-23-04 (Part 1) Rezoning:** Approximately 2 acres zoned C-1 commercial, to R-1 estate residential at ¼ mile south of 53<sup>rd</sup> Street North on the east side of Rock Road. (Hollenbeck Farm)

Open Hearing

Close Hearing

**Action:** Motion to adopt the findings of fact of the staff (as presented/ as amended by this Planning Commission) and recommend to the City Council approval to change the zoning district classification of the subject property from C-1 commercial to R-1 estate residential, based on such findings of fact.

Motion \_\_ Second \_\_ Vote \_\_

- C. **ZON-23-04 (Part 2) Final Plat:** Proposed platting of approximately 2 acres (Hollenbeck Farm).

Open Hearing

Close Hearing

**Action:** Motion to (accept / deny / table) the final plat of Hollenbeck Farm (with/ without conditions)

Motion \_\_\_\_ Second \_\_\_\_ Vote \_\_\_\_

- D. **Election of Planning Commission Chair, October 2023 to October 2024**

**Action:** Motion to appoint \_\_\_\_\_ as Chair of the Planning Commission, term ending December 2024.

Motion \_\_\_\_ Second \_\_\_\_ Vote \_\_\_\_

- E. **Election of Planning Commission Vice-Chair, October 2023 to October 2024**

**Action:** Motion to appoint \_\_\_\_\_ as Vice-Chair of the Planning Commission, term ending December 2024.

Motion \_\_\_\_ Second \_\_\_\_ Vote \_\_\_\_

- F. **Approval of the 2024 Meeting Dates and Time:**

**Action:** Motion to approve the Meeting Dates and Time for 2024.

Motion \_\_\_\_ Second \_\_\_\_ Vote \_\_\_\_

## **VI. Next Meeting: November 9, 2023**

## **VII. Current Events**

- A. Upcoming Planning Commission Items:

Workshop, November 9, 2023 at 5:30 p.m.: KOMA/KORA, Golden Factors & Site Plan Review Guidelines

Public Hearing: Zoning Map update November 9, 2023

Fall Festival is October 21, 2023

## **VIII. Adjournment**