

TONGANOXIE  
PLANNING COMMISSION  
MEETING MINUTES  
SEPTEMBER 7, 2017

Call to Order – The Planning Commission met on September 7, 2017. John Morgan called the meeting to order at 7:00 pm. Commissioners present were Jacob Dale, John Morgan, Monica Gee, Steve Ashley and Patti Gabel. Zach Stoltenberg and Steve Gumm were absent. A quorum was met. Also present were George Brajkovic, City Manager, Graham Smith, City Planner, and Patty Hagg, Recording Secretary.

Approval of Planning Commission Minutes– 8/3/17-Monica Gee motioned to approve the minutes, Jacob Dale seconded. All ayes,

### New Business

### Old Business

#### Review Comprehensive Plan Amendments

Graham Smith, Planning Consultant, Gould Evans, presented drafts of The Public Realm, Future land Use and Connectivity plans. The Public Realm covers park standards, green standards, parkway standards, streets and trails. The Future Land Use covers land use categories and appropriate land uses for each category. The Connectivity plan covers types of streets and design guide. Mr. Smith suggested the planning commissioners review the plans he presented and have additional discussion at the next meeting. He stated a public hearing with a 20 day notice would be needed for adoption of the plans to the Comprehensive Plan.

### Open Agenda

Jim Bothwell – 1019 Starla Court, Tonganoxie KS 66086 – commented on the good work the Planning Commission is doing to preserve the housing and design standards for the citizens of Tonganoxie. He also commented on the Tyson project and suggested the Planning Commission contact the Leavenworth County Planning Commission in regards to rezoning property within the near & long term growth area of Tonganoxie and zoning regulations regarding agriculture uses in the county.

Drew Overmiller-121 E 2<sup>nd</sup> St., Tonganoxie KS 66086 – also commented on the near and long term growth areas. He discussed future 14<sup>th</sup> St. and the possibility of underground utilities in future subdivision planning. He also suggested added the Planning Commission meetings to the calendar and adding the agenda to the website.

John Morgan-Chairman- Also discussed zoning, building permits, the 3-mile future growth area around Tonganoxie, the special zoning district on Co. Rd 1. He stated concerns regarding the Tyson project, air and water quality regulations should be directed to the Lv. Co. Planning Commission.

Monica Gee -Vice Chairman – would like more information on the Downtown Revolving and/or Façade grants.

### General Information

The July Home Builders and Market Research reports were reviewed. No action was taken.

With no further business to discuss Jacob Dale moved to adjourn. Monica Gee seconded. All ayes. Meeting adjourned at 8:25 p.m.

Minutes Approved: \_\_\_\_\_

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Submitted by: Patty Hagg, Recording Secretary