MINUTES
BASEHOR PLANNING COMMISSION
April 12, 2016
BASEHOR CITY HALL
PLANNING COMMISSION MEETING
7:00 P.M.

1. Call to Order

Chair Jon Gallion called the meeting to order at 7:00 p.m.

Pledge of Allegiance

2. Roll Call

Members Present: Chair Jon Gallion, Commissioners Dennis Haag, Jennifer Bizzell, Ed Bush, Cecil Swenson and Fred Farris

Staff Present: Mark Lee, Planning and Zoning Director; Connie Leggett, Planning Commission Secretary; Shannon Marcano, City Attorney

Absent Members: Commissioner Terry Gall,

3. Approval of Minutes

Chair Gallion called for a motion on the March 8th, 2016 minutes. Motion was made by Commissioner Bush to approve the minutes with Commissioner Farris seconding. Chair Gallion called for a vote, Motion passed 6-0.

***4. Unfinished Business* – None**

***5. New Business* –**

Request for approval of a final plat for the High Point Downs 2nd Plat, a final plat for the addition of seven lots in the High Point Downs subdivision, submitted by Landplan Engineering, on behalf of the Albert J. Treff Trust.

Mark Lee explained the property location, the requirements for this project, staff recommendations and how they might pertain to what is being requested. Staff recommends approval of the request with three stipulations which shall be met.

Chair Gallion called for a motion on the request, Commissioner Haag made the motion to approve the request with the staff recommendations as stated:

1. A Subdivision Improvement Agreement shall be prepared and approved by City Council coinciding with the approval of the final plat and shall be recorded with the Leavenworth County Register of Deeds.
2. A Transportation Excise Tax in the amount of $1,063.70 shall be collected at the issuance of each individual building permit.
3. A Parkland Fee of $200.00 shall be collected at the time of building permit issuance.

Commissioner Bush seconded the motion. Chair Gallion called for a vote and the motion passed 6-0.

6. ***Public Hearing:*** Request for approval to revise the Preliminary Development Plan for the Basehor Town Center with an approximate location between 147th Street and 155th Street (14700-14800 Block).

   Mark Lee explained the property location, the requirements for this project, staff recommendations and how they might pertain to what is being requested. Staff recommends approval of the request with the stipulations which shall be met.

   Pete Oppermann of Oppermann LandDesign spoke on behalf of Robert and Susan Perez about the intents of the land plan and the benefits of this request.

   Chair Gallion called for a motion to open the public hearing. Commissioner Farris made the motion and Commissioner Bush seconded. Chair Gallion called for a vote on the motion to open the public hearing, motion was passed 6-0 at 7:24 p.m.

   Terrence Giomi– 2104 N. 147th Street had a question about the green markers that were placed along the road.

   Mark Lee responded that the county is doing their own surveying in the area.

   Chair Gallion called for a motion to close the public hearing. Commissioner Haag made the motion and Commissioner Swenson seconded. Chair Gallion called for a vote on the motion to close the public hearing passed 6-0 at 7:27 p.m.

   Chair Gallion called for a motion on the request. Commissioner Haag made a motion to approve the revised Preliminary Development Plan for the Basehor Town Center, Robert Perez property, with the stipulations listed as items 1-8 as requested by staff; with the exception of item #7 which needs to be revised or better clarified pertaining to the dedication of right-of-way along Street B. Commissioner Swenson seconded. Chair Gallion called for a vote and the motion passed 6-0.

7. ***Open Agenda*** – **None at this time**

8. ***Reports from Special Committees*** – **None at this time**

9. ***Planning Directors Report***

   Mark Lee was happy to announce that the City has hired a new Building Inspector and Code Enforcement Officer. The department is up to 24 permits with 7 more on the desk; Legacy Senior Housing broke ground; the elementary school expansion is going along as planned; improvements for the high school building have been delivered and will be reviewed; utility companies are relocating the utilities on Leavenworth Road to coincide with the sidewalk expansion project; and surveying for the replat of lot C-12 and C-13 for the Early Learning Academy in Pinehurst North is taking place.

10. ***Adjournment -***

Chair Gallion called for a motion to adjourn, Commissioner Bush made the motion and Commissioner Farris seconded. Chair Gallion called for a vote. Motion passed 6-0. There being no further discussion, the meeting was adjourned at 7:32 p.m. by Chair Gallion.

Submitted for approval without additions or corrections this 14th day of June, 2016.

Jon Gallion, Chair

Connie Leggett, Planning Commission Secretary