



AGENDA

PLANNING COMMISSION
CITY-COUNTY BUILDING, ROOM 107
TUESDAY, MARCH 15, 2022
4:00 P.M.

1. CALL TO ORDER / KOMA CONFIRMATION / ROLL CALL

- (1.1) Call to Order
- (1.2) Chair requests staff confirmation that Kansas Open Meeting Act required notice has been properly provided.
- (1.3) Roll Call

2. APPROVAL OF MINUTES

- (2.1) Approval of the Minutes of the March 1, 2022 regular meeting.

3. NEW BUSINESS

Public Hearing Items

The applicant or an appointed representative must be present in order for the Planning Commission to take action on an item.

- ***Quasi-Judicial Matters***

Commission members may not receive or engage in ex-parte contact with the applicant, other parties interested in the application, or members of the public concerning the application or issues presented in the application.

- (3.1) Application #P22-1, filed by Building Kansas, LLC, requesting approval of a preliminary plat of a proposed 169 lot subdivision of a 53.26 acre tract of land located at the north end of Foxboro Drive, east of Centennial Road (to be platted and known as the Aero Plains Addition). (Continued from the March 1, 2022 meeting)
- (3.2) Application #CU22-2, filed by Alicia Thompson, requesting approval of a Conditional Use Permit to allow the establishment and operation of a Group Day Care Home in an R-1 (Single-Family Residential) zoning district. The subject property is legally described as Lot 12, Block 10 of the Southern View Addition to the City of Salina, Saline County, Kansas and addressed as 735 East Leslie Avenue.

(3.3) Public hearing on Applications #M22-1 and #Z22-3 filed by Salina RAD Homes LP

- a) Application #M22-1, filed by BGC Advantage on behalf of Salina RAD Homes LP, requesting an amendment of the Future Land Use Map (Figure 2.1) of the Salina, Kansas Comprehensive Plan to change the future land use designation of property located on the south side of West Cloud Street west of Broadway Boulevard from future Suburban Residential to Urban Residential. This property is addressed as 721 West Cloud Street.
- b) Application #Z22-3, filed by Salina RAD Homes LP, requesting a change in zoning district classification from MH-P (Manufactured Home Park) and R-1 (Single-Family Residential) to R-2.5 (Multi-Family Residential) to allow construction of multi-family apartments. The property that is the subject of this application is legally described as the West half (W ½) of Lot 3, less the North 66 feet of the East 108 feet thereof, the West half (W ½) of Lot 8, all of Lots 2 and 9 plus the West half of the East half (W ½ E ½) of Lot 8, all in Plat One (1), Plat of Lamer Subdivision, an addition to the City of Salina, Saline County, Kansas. This property is addressed as 721 West Cloud Street.

(3.4) Application #Z19-2A, filed by Derek Lee on behalf of McArthur Enterprises, Ltd., requesting approval of an amended PC-5 (Planned Service Commercial) district on a 44 acre tract of land located on the west side of South 9th Street north of Water Well Road. The subject property is legally described as Lots 1-4, Block 1 of the Long-McArthur Addition and Lot 1, Block 1 of Long-McArthur Addition No. 2 to the City of Salina, Saline County, Kansas. This property is located in the 3300 and 3400 blocks of South 9th Street and is part of the South 9th Street Corridor Overlay District.

(3.5) Application #P22-2/2A, filed by Derek Lee on behalf of McArthur Enterprises, Ltd., requesting approval of a combined replat of the Long-McArthur Addition and Long-McArthur Addition No. 2. The replat area is a 44.16 acre tract of land located on the west side of South 9th Street north of Water Well Road. (To be platted and known as Long-McArthur Addition No. 3)

- **Legislative Matters**

None

Administrative Items

None

Preliminary Discussion Items

None

4. UNFINISHED OR OTHER BUSINESS

None

5. PUBLIC FORUM

6. ADJOURNMENT