



AGENDA

PLANNING COMMISSION
CITY-COUNTY BUILDING, ROOM 107
TUESDAY, JUNE 21, 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 June 7, 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 #PDD86-2E, filed by Presbyterian Manors, Inc. dba Salina Presbyterian Manor, requesting approval of a Planned Development District (PDD) ordinance and approval of an amended final development plan to allow construction of 29 new cottages in the northeast corner of the Presbyterian Manor campus and a wellness center addition on to the main building. The subject property is the Salina Presbyterian Manor campus located on the north side of East Crawford Street east of Seitz Drive and is addressed as 2601 East Crawford Street. The campus is zoned PDD R-2 (Multi-Family Residential) and contains 40 acres. (Continued from the June 7, 2022 meeting).

- (3.2) Application #PDD81-4Q, filed by New Potato Holding Company, LLC on behalf of Tidal Wave Auto Spas, requesting a change in zoning district classification from PDD (C-3) (Shopping Center) district to PDD (C-5) (Service Commercial) district and approval of an amended preliminary/final development plan to allow construction of a Tidal Wave Auto Spa car wash. The property that is the subject of this rezoning request is legally described as a portion of Tract 6 of the Central Mall PDD Amended Final Development Plan and is addressed as 2351 S. 9th Street. This Central Mall outlot is currently the site of the vacant Kansas Buffet building.

- **Legislative Matters**

None

Administrative Items

None

Preliminary Discussion Items

None

4. UNFINISHED OR OTHER BUSINESS

None

5. PUBLIC FORUM

6. ADJOURNMENT

Attending the Meeting via Zoom

Planning Commission meetings can be attended in-person at the City/County Building in Room 107 or via Zoom until further notice. To participate via Zoom, use the following link: <https://us02web.zoom.us/j/82421695729>. The meeting can also be accessed by phone at 1-346-248-7799. Enter Meeting ID: 824 2169 5729 when prompted. For more information on how to join the Zoom meeting, please refer to the *Helpful Hints* document that is attached to this agenda.

Record of this Meeting

This public meeting will be recorded by Salina TV and available to view online free of charge at <https://salina-tv.com/CablecastPublicSite/>. To receive meeting packets by email, subscribe to *Email Notifications* at <http://www.salina-ks.gov/content/18160/23455/23473/default.aspx>. Meeting DVDs and paper copies of meeting packets are available upon request (retrieval and/or duplication fees may apply). Please contact the Community and Development Services Department at building.services@salina.org or by phone at 785.309.5715 to request these open public records.