

MINUTES – 8.15.23 – DRAFT
BONNER SPRINGS PLANNING COMMISSION MEETING
Tuesday, August 15, 2023 – Regular Meeting – 7:00 p.m.

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1. Meeting **CALLED TO ORDER** by Vice-chair Clark at 7:00 p.m.

ROLL CALL

Planning Commissioners Present: Lloyd Mesmer; Vince Bombardier; Nick Perica; Larry Clark; Paul Zeps; Sherri Neff

Absent – Jason Cruse; Greg Gebauer

Quorum Established

Staff Present: Mark Lee, Community Development Director

2. **CONSENT AGENDA**

Item #2 – Approval of Minutes of July 18, 2023 Planning Commission meeting

Vice-chair Clark introduced the Consent Agenda Item #2. Commissioners were awarded time to comment or ask questions.

Motion to **APPROVE** the Consent Agenda was made by Commissioner Mesmer and seconded by Commissioner Perica.

Vice-chair Clark called for a vote.

AYE – Mesmer, Zeps, Bombardier, Clark, Perica, Neff-

NAY – None

MOTION PASSED 6 – 0

UNFINISHED BUSINESS

None

NEW BUSINESS

4. **Agenda Item #4 - Review of the Uniform Development Ordinance** – Dawn Warrick with Freese and Nichols will give a final update on the progress of the Uniform Development Ordinance. The adoption of the UDO should be coming within the next couple of months.

Dawn Warrick gave a virtual presentation to the Commission regarding the updates to the Unified Development Ordinance and where the project stood regarding completion and adoption.

Ms. Warrick stated that a link had been provided that would show all of the sections of the draft document.

Vice-chair Clark asked if there were any questions or comments, being none Vice-chair Clark thanked Ms. Warrick for the presentation and the work they had done thus far.

5. Agenda Item # 5 - PUBLIC HEARING – BSZO-01-23 – VISION 2025 AND BEYOND – Comprehensive Plan Update adoption.

Staff stated, that over the past few months they have worked with the Planning Commission to update and modify our current Comprehensive Plan through research and work sessions.

Staff explained they made necessary updates to the Comprehensive Plan from 2008, these updates were wide ranging; but included updated demographic information from the 2020 Census as well as the 5 year American Community Survey(s), updated property tax information, the addition of mapping elements from existing Master Plans, updates to information regarding City infrastructure and services, updated the incentive program listing for development/construction projects, as well as adding an introductory piece that provides some history of Bonner Springs.

Vice-chair Clark called for a MOTION to open the Public Hearing.

Commissioner Mesmer made a motion to **OPEN** the Public Hearing, Commissioner Zeps **SECONDED**, the hearing was opened at 7:29pm.

Vice-chair Clark asked if there were any members of the public wishing to speak in favor of the item. Being none; Vice-chair Clark asked if there were any members of the public that wished to speak against the item. Being none, Vice-chair Clark asked if there were any questions of staff. Being none, Vice-chair Clark called for a MOTION to close the Public Hearing.

Commissioner Zeps made a motion to **CLOSE** the Public Hearing, Commissioner Mesmer **SECONDED**. The hearing was **CLOSED** at 7:30pm.

Vice-chair Clark asked if there was a motion to approve, amend or deny. Commissioner Zeps made a motion to **APPROVE** the Comprehensive Plan as submitted. Commissioner Mesmer **SECONDED**.

Vice-chair Clark called for a Roll Call vote.

AYE – Mesmer, Perica, Neff, Zeps, Bombardier and Clark

NAY – None

MOTION PASSED 6-0

6. Agenda Item #6 – Open Agenda

None at this time

7. Agenda Item # 7 – Community Development Directors Report

Staff spoke of the tabled item from the BZA meeting and how we would need to conduct a Board of Zoning Appeals meeting again at the September meeting to address this item.

September meeting will have a request for rezoning for 300 S. 130th Street – request from A-1 to R-3

Vice-chair Clark adjourned the meeting at 7:39pm.