

City Planning Commission AGENDA

July 11, 2022
6:30 PM

I. CALL TO ORDER

II. REPORTS

See Order of Business

III. PLANNING COMMISSION STATEMENT

IV. CONSENT AGENDA

CONSIDERATION OF THE JUNE 13, 2022 MINUTES

IV. CONSENT AGENDA

A. SPECIAL USE PERMIT RENEWALS

1. SP2022-061

Filed:
05/27/2022

Petitioner: TOM GIEFER/G+G HOLDINGS LLC

Address: 7241 KAW DR, KANSAS CITY, KS 66111

SYNOPSIS: Renewal of a Special Use Permit (SP-2019-111 – expires 8/8/2022) for the Temporary Use of Land to stockpile and process concrete materials at 7241 Kaw Drive.

2. SP2022-062

Filed:
05/27/2022

Petitioner: JOSHUA BRANDON/THE BAR KCK

Address: 6720 KAW DR, KANSAS CITY, KS 66111

SYNOPSIS: Renewal of a Special Use Permit (SP2021-019 – expired 6/3/2022) to continue live entertainment at a drinking establishment at 6720 Kaw Drive.

B. FINAL PLATS

1. PLAT2022-018

Filed:
06/01/2022

Petitioner: BRANDON BECKER

Address: 12910 SEWELL AVE, KANSAS CITY, KS 66109

SYNOPSIS: Final Plat (Piper Creek Estates Second Plat) at 12910 Sewell Avenue.

C. FINAL PLAN REVIEWS

1. PR2022-023

Filed: 05/27/2022 Petitioner: **DELAWARE STORAGE 2 LLC/FIRESIDE FINANCIAL GROUP LLC**
Address: **1342 N 126TH ST, KANSAS CITY, KS 66109**

SYNOPSIS: Final Plan Review to construct a self-storage facility at 1342 North 126th Street.

V. NON-CONSENT AGENDA

A. CHANGE OF ZONES

1. COZ2022-015

Filed: 03/25/2022 Petitioner: **JOHN EMANUELS**
Address: **4411 N 67TH ST, KANSAS CITY, KS 66104**

SYNOPSIS: Change of Zone from A-G Agriculture and C-1 Limited Business Districts to A-G Agriculture, R-1 Single Family and C-1 Limited Business Districts for urban residential uses and church at 4411 North 67th Street (in conjunction with BOZA2022-021).

2. COZ2022-021

Filed: 05/25/2022 Petitioner: **JEFF WIDENER**
Address: **3616 POMEROY DR, KANSAS CITY, KS 66109**

SYNOPSIS: Change of Zone from R-1 Single-Family District to AG Agriculture District for an accessory structure for tractor and equipment at 3616 Pomeroy Drive.

B. SPECIAL USE PERMITS

1. SP2021-069

Filed: 09/23/2021 Petitioner: **PRABHJOT SINGH PADDA / UNITED TRUCK REPAIR**
Address: **451 S 14TH ST, KANSAS CITY, KS 66105**

SYNOPSIS: Special Use Permit to operate an inspection/light maintenance facility for United Truck repair (SP-2019-82 expired 9/26/2021).

2. SP2021-090

Filed: 11/29/2021 Petitioner: **DANA BLAY / DBL ARCHITECTURE, INC**
Address: **146 S 18TH ST, KANSAS CITY, KS 66102**

SYNOPSIS: Special Use Permit for a liquor store at 146 South 18th Street.

3. SP2022-056

Filed: Petitioner: **TOBIAS SANDOVAL SUAREZ**
04/29/2022

Address: **3914 N 59TH ST, KANSAS CITY, KS 66104**

SYNOPSIS: Special Use Permit to store construction equipment at 3914 North 59th Street.

4. SP2022-057

Filed: Petitioner: **EDWARD J. BAIN**
05/19/2022

Address: **1324 N 75TH DR, KANSAS CITY, KS 66112**

SYNOPSIS: Home Occupation Special Use Permit for a Short-Term Rental at 1324 North 75th Drive.

5. SP2022-059

Filed: Petitioner: **KC CABINS LLC**
05/27/2022

Address: **10 S HALLOCK ST, KANSAS CITY, KS 66101**

SYNOPSIS: Special Use Permit to operate a short-term rental and event space at 10 South Hallock Street.

6. SP2022-060

Filed: Petitioner: **ESTER REED**
05/27/2022

Address: **1610 N 51ST ST, KANSAS CITY, KS 66102**

SYNOPSIS: Renewal of a Special Use Permit (SU20-00092 – expired 3/4/2022) for the Temporary Use of Land to store dump trucks and other construction equipment at 1610 North 51st Street.

7. SP2022-065

Filed: Petitioner: **SAMIA GUESS**
05/27/2022

Address: **2023 N 85TH ST, KANSAS CITY, KS 66109**

SYNOPSIS: Special Use Permit for a Short-Term Rental at 2023 North 85th Street.

C. VACATIONS

1. VAC2022-004

Filed: Petitioner: **DONNA ROSS**
05/13/2022

Address: **2942 N BETHANY ST, KANSAS CITY, KS 66104**

SYNOPSIS: Vacation of right-of-way to install a fence at 2942 North Bethany Street.

2. VAC2022-005

Filed: Petitioner: **ANDREA WEISHAUBT/ATLAS SURVEYORS**
05/27/2022

Address: **12750 HUBBARD RD, KANSAS CITY, KS 66109**

SYNOPSIS: Vacation of a utility easement at 12750 Hubbard Road (in conjunction with BOZA2022-032).

D. PLATS

1. PLAT2022-014

Filed: Petitioner: **LARRY HAHN / HAHN SURVEYING**
04/29/2022

Address: **5500 N 107TH ST, KANSAS CITY, KS 66109**

SYNOPSIS: Preliminary and Final Plat (Griggs Place) at 5500 North 107th Street

2. PLAT2022-015

Filed: Petitioner: **ANDREW AND KIMBERLEE FALKENSTINE**
04/29/2022

Address: **8316 NEW JERSEY AVE, KANSAS CITY, KS 66112**

SYNOPSIS: Preliminary and Final Plat for seven (7) single-family lots at 8316 New Jersey.

3. PLAT2022-016

Filed: Petitioner: **ERIC GENTRY/VICTORY JEEP**
05/27/2022

Address: **1720 N 100TH TER, KANSAS CITY, KS 66109**

SYNOPSIS: Preliminary Plat (Legends Auto Plaza Fourth Plat) to create one (1) commercial lot at 1701 North 100th Terrace (in conjunction with PR2022-021).

4. PLAT2022-017

Filed: Petitioner: **LYNN HOLCOMB/RECLAIMED MATERIAL YARD LLC**
05/27/2022

Address: **5701 KAW DR, KANSAS CITY, KS 66102**

SYNOPSIS: Preliminary Plat (57/70 Development) to construct a lay down yard at 11 and 47 South 59th Lane and 5701 Kaw Drive (in conjunction with PR2022-022).

E. PLAN REVIEWS

1. PR2022-021

Filed: Petitioner: **ERIC GENTRY/VICTORY JEEP**
05/27/2022

Address: **1701 N 100TH TER, KANSAS CITY, KS 66109**

SYNOPSIS: Preliminary Plan Review to construct an auto dealership at 1701 North 100th Terrace (in conjunction with PLAT2022-016).

2. PR2022-022

Filed: Petitioner: **LYNN HOLCOMB/RECLAIMED MATERIAL YARD LLC**
05/27/2022

Address: **5701 KAW DR, KANSAS CITY, KS 66102**

SYNOPSIS: Preliminary and Final Plan Review to construct a lay down yard at 11 and 47 South 59th Lane and 5701 Kaw Drive (in conjunction with PLAT2022-017).