



City Commission Agenda Item

Meeting Date: 8/3/21
From: Josh White, Principal Planner
Item: KLANDS Venture LLC Rezone

Purpose: Consider an ordinance authorizing the rezoning of 1110 E Kansas Avenue, from MU (Mixed Use District) to C-3 (General Commercial District). (Roll Call Vote)

Background:

The City of Arkansas City and KLANDS Venture LLC have requested a portion of 1110 E Kansas Avenue be rezoned. The surrounding area is comprised of commercial and agricultural uses. A greenhouse is west of the site. Agriculture is found to the north and east. A commercial area is to the south. The property consists of approximately 12 acres. The project will be to develop a travel center. The applicants are requesting a rezone from MU, Mixed Use District to a C-3, General Commercial District. The City is still the owner of the property currently but the proposal will be to split off approximately 12 acres and transferred to KLANDS Venture LLC. The Planning Commission held a public hearing on Tuesday, July 13 and voted unanimously to recommend to the City Commission to approve the request.

Commission Options:

1. Approve ordinance on the first reading
2. Table and approve on second reading
3. Dissapprove ordinance with 2/3 majority
4. Table and send back to Planning Commission for further consideration

Fiscal Impact:

Amount:

Fund:

_____ Included in Budget

Department:

_____ Grant

_____ Bonds

Expense Code:

_____ Other (explain)

Attachments:

Staff report, area map, future land use map, zoning map

Approved for Agenda by:

A handwritten signature in dark ink, featuring a large, stylized 'R' and 'F' followed by a long, sweeping horizontal line that extends to the right.

Randy Frazer, City Manager