



PLANNING COMMISSION OCTOBER REGULAR MEETING

Council Chambers, 800 1st Terrace, Lansing, KS 66043
Wednesday, October 25, 2023, at 7:00 PM

MINUTES

CALL TO ORDER

The regular May meeting of the Lansing Planning Commission was called to order by Chairman Jake Kowalewski at 7:03 p.m.

ROLL CALL / QUORUM ANNOUNCEMENT-

In attendance were Chairman Jake Kowalewski, Commissioners Brian Payne, Janette Labbee-Holdeman, Jerry Gies, Nancy McDougal, Richard Hannon and Mike Suozzo. Chairman Jake Kowalewski noted that there was a quorum present.

OLD BUSINESS

1. Approval of Minutes, September 20, 2023, Regular Meeting

A motion was made by Commissioner Hannon to approve the minutes as written and it was seconded by Commissioner Suozzo. Motion passed 5-0 with Commissioners Labbee-Holdeman and Gies abstaining.

NEW BUSINESS

2. Final Plat Case # 2023-DEV-010

The applicant is requesting the approval of a final plat for the Lansing Towne Centre North subdivision, which will replat Lot 1 of Lansing Town Centre. This final plat, if approved, will subdivide approximately 14.5 acres into two (2) lots and one (1) tract of 3.866, 9.863, and 0.860 acres respectively, allowing for the potential future construction of a multifamily development on Lot 1 and commercial development on Lot 2. No modification of zoning is being requested in association with this Final Plat.

Commissioner Gies started the discussion by asking for clarification as to what Tract A was. Mr. Gentzler, Community and Economic Development Director explained where he could find that information, as well as talked about what it was. It was stated that it will be maintained by the owner of Lot 1. Commissioner Gies inquired about ownership clarification and asked if it had already been rezoned, which it had not. Mr. Gentzler discussed the lot line on the plat as well. Commissioner Gies then asked about the amount of dirt that will be taken off it, regarding grading. It was discussed that there will be a lot taken off and that the grading plan was submitted later than the plat was.

With no further discussion a motion was made by Commissioner McDougal to approve the final plat application, and it was seconded by Commissioner Hannon. Motion passed 7-0.

3. Planning Commission By-Law Review Case # 2023-DEV-011

The Planning Commission Bylaws have remained unchanged for a number of years. Upon review by Staff, it was determined that the practice of the Planning Commission does not match the Bylaws requirements. Staff has provided a redline copy of the Bylaws to highlight changes that are suggested to better support the Planning Commission through revised by-laws. There were a few items that were confusing that Staff seeks to amend to clarify and make more transparent within the Bylaws.

Commissioner Hannon began by asking for clarification in regard to who the secretary of the Planning Commission was, and Mrs. Baker was identified as the secretary. Mr. Gentzler explained that there has always been city staff that is the secretary. So, the by-law was reworded to state that specifically. Chairman Kowalewski explained that this case is just cleaning up the wording to make it clearer. There was also discussion about eliminating the composition of the planning commission from the bylaws. To which it was decided to leave it as is.

With no further discussion a motion was made by Commissioner Gies to approve the by-law case and it was seconded by Commissioner Suozzo. Motion passed 7-0.

NOTICES AND COMMUNICATIONS-

Commissioner Hannon inquired about possibly being teleconferenced into the next Planning Commission meeting, to which Mr. Gentzler replied he would see what the options are and if it would be a possibility.

REPORTS- None

- Commission Members
- Director, Community & Economic Development
- Director, Public Works / City Engineer
- Director, Wastewater Utility
- Building Inspector, Community & Economic Development

ADJOURNMENT-

Commissioner Gies made a motion to adjourn, the motion was seconded by Commissioner McDougal and the meeting was adjourned by acclamation at 7:14 pm.

Respectfully submitted,
Melissa Baker, Secretary

Reviewed by,
Joshua Gentzler, Community and Economic Development Director