

COUNCIL ACTION FORM

Staff Report

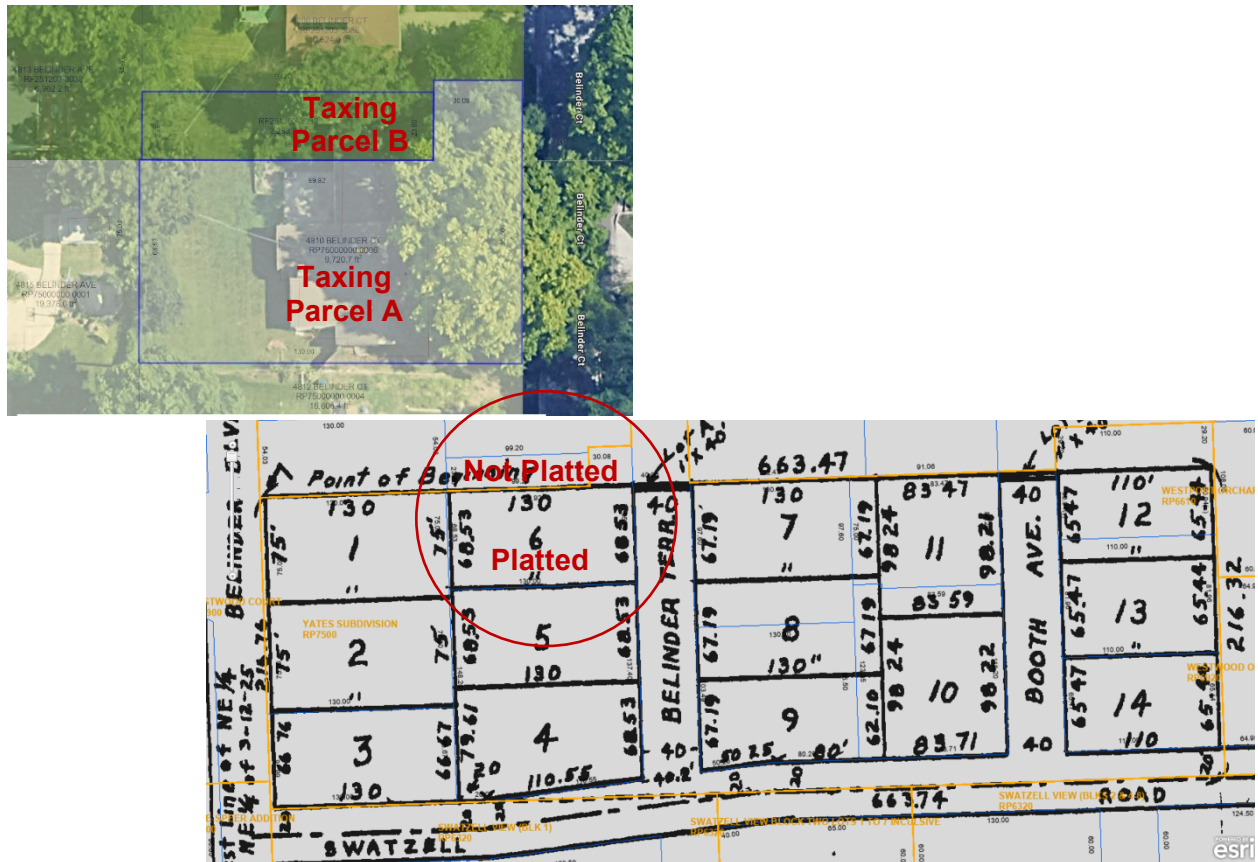
Meeting Date: March 13, 2025

Staff Contact: Leslie Herring, City Administrator

FP-2025-01 – Consider application of Wulff Building & Additions on behalf of property owner Kei Kamara to replat property at 4810 Belinder Ct., Westwood, KS 66205

Background/Description of Item

A plat is a document recorded with a property parcel that establishes lot lines as well as areas intended for public use, if any. Westwood has a mixture of platted, partially platted, and unplatted lots. The subject parcel of this application is comprised of two parcels and a total of three tracts of land. The two parcels are taxed separately. A majority of the larger, southern parcel is platted, while the northern portion of the site is unplatted. Illustrations of the existing condition are provided below.



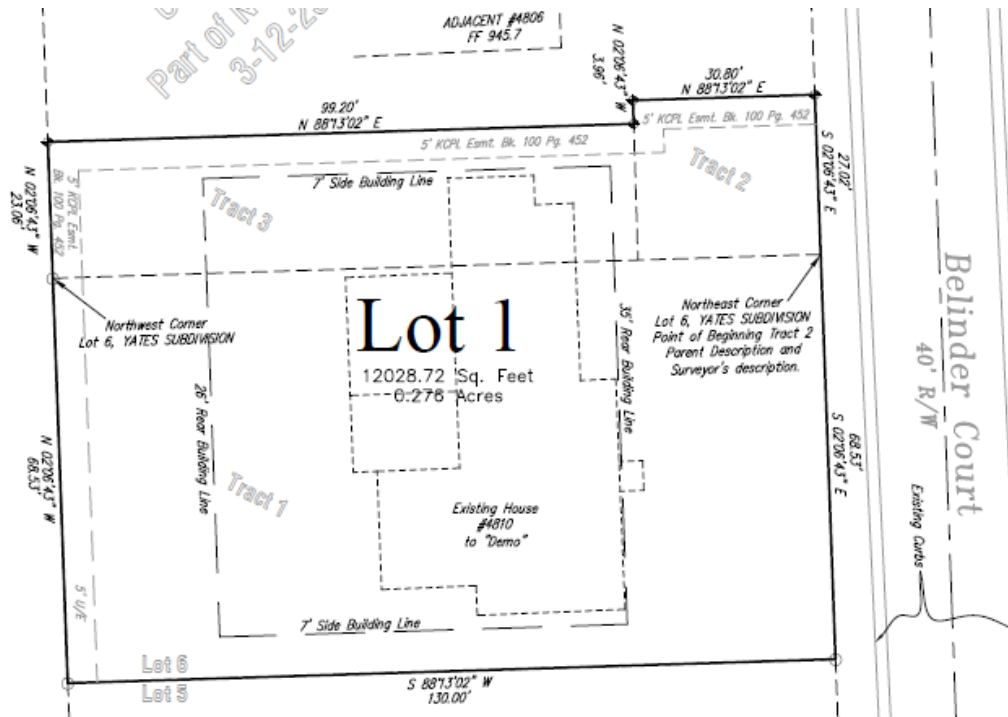
Section 1.5 of the Westwood Zoning Ordinance specifies the procedures and requirements for the consideration of a final plat, which include submission to the Planning Commission for review and approval and then submission to the Governing Body for acceptance/approval. Following approval by both the Planning Commission and Governing Body, the plat shall be recorded with the County Register of Deeds.

At its March 3, 2025 regular meeting, the Planning Commission was reviewed by the Planning Commission and forwarded to the Governing Body for consideration and approval. There were no

conditions nor concerns voiced relating to the plat. This matter was heard in conjunction with the review and subsequent approval of a waiver/exception application by the property owner to construct a new house on the property.

Staff Comments/Recommendation

The submitted final plat creates one (1) lot on the subject property. The entirety of that proposed Lot 1 (shown below) is currently owned by Kei Kamara. No additional right-of-way nor public easements are being dedicated on the property.



Staff review of the application submittal – including review by the City's attorney supporting the Planning Commission – concludes that the plat as submitted complies with applicable laws and requirements to be accepted by the City and recorded with Johnson County.

Staff recommends that the Governing Body approve the subject plat document and authorize the Mayor to sign the same.

Suggested Motion

I move the Governing Body approve the plat for 4810 Belinder Ct. as provided by the applicant and included in the meeting packet.