

**City of Westwood, Kansas
Planning Commission Meeting
Virtual Meeting
August 3, 2026 – 7:00 PM**

Commissioners Present: Mark Neibling, Chair
Clay Fulghum
Ann Holliday
David Kelman
Emily Keyser
Scott McCracken
Dylan Long

Commissioners Absent: Chris Ledin

Staff Present: Katherine Carttar, City Administrator
John Sullivan, Public Works Director
Kathryn Dumovich, City Attorney for Planning Commission

Call to Order

Chair Neibling called the Planning Commission meeting to order at 7:02 PM on August 3, 2026.

Approval of Agenda and Meeting Minutes

Chair Neibling called for modifications or discussion of the August 3, 2026 Planning Commission meeting agenda and June 1, 2026 meeting minutes or a motion for approval. Commissioner Holliday moved to approve the agenda and meeting minutes. Commissioner Kelman seconded. Motion passed unanimously.

Public Hearings

None.

Presentations

Jon Birkel of Hunt Midwest provided an overview of the Hunt Midwest community meeting, which took place on July 15, 2026. The open house gave attendees an opportunity to view and provide input on preliminary redevelopment designs for the former Westwood View Elementary school site.

Over 75 people attended with 55 attendees providing feedback via written comments, verbal discussions, and dot-voting exercise. The feedback was overall positive and revealed consistent priorities centered on architectural quality, neighborhood compatibility, open space, walkability, and integration with the surrounding community.

Top Findings:

- i. Strong support for The Green
- ii. Strong support for public improvements and longevity of Joe D. Dennis Park
- iii. Strong support for traditional architecture
- iv. Strong support for brick and stone materials
- v. Contemporary architecture consistently underperformed
- v. Attached housing acceptable with property architecture and scale

Old Business

None.

New Business

None

Announcements/Planning Commissioner Comments

None.

Staff Reports*Administrative Report (City Administrator Katherine Carttar)*

Administrator Carttar announced the FY27 budget hearing to take place on Sept 10 at the City Council meeting. The Planning Commission will review the Capital Improvement Plan at the next meeting on Aug 31.

Public Works Department Report (Public Works Director John Sullivan)

Director Sullivan provided project updates on the 47th and Rainbow intersection (will close Aug 17 for 4 weeks), 50th & 51st (water and gas in progress, road construction after Labor Day), and 47th Place (project delayed until next year), and the outdoor warning siren has moved.

Upcoming Items

Public Hearing on Sept 7, 2026: BZA-2026-03: Consider application of David and Shannon Kelman for a variance from Westwood Zoning Ordinance Article 4.3.10(B) to allow any such driveway not to widen gradually for an additional nine feet of transitional length in which the 1 driveway widens from one lane to the prescribed maximum width of 18 feet on property located at 3001 W 50th Terrace, Westwood, Kansas 66205

Adjournment

Motion by Commissioner Fulghum to adjourn the Planning Commission meeting. Second by Commissioner Kelman. Motion passed unanimously. The meeting adjourned at 7:38 PM.

APPROVED: _____
Mark Neibling, Chair

ATTEST: _____
Katherine Carttar, Secretary