

**PLANNING COMMISSION MEETING MINUTES
CITY OF COFFEYVILLE, KANSAS
TUESDAY, DECEMBER 4, 2018**

The Coffeyville Planning Commission met in Regular Session with Chairman Max Williams presiding.

I. Call to Order.

Chairman Williams called the meeting to order at 5:30 p.m.

II. Roll Call.

Those in attendance in addition to Chairman Williams were:

<u>Present</u>	<u>Absent</u>	
X		Lisa Brookover
X		Randall Hills
X		Eric Jensen
	X	Carla LeLaCheur
X		Jeffrey McCloud
X		Max Williams

City Staff Present:

Tyler Strickland, City Planner/Architect

Rosemary Sortore, Administrative Secretary

III. Minutes.

Minutes of the last Planning Commission meeting of August 7, 2018.

Commissioner Hills motioned and Commissioner Brookover seconded to approve the minutes of the Regular Planning Commission meeting of August 7, 2018.

Commissioner Hills	Aye	Commissioner McCloud	Aye
Commissioner Jensen	Aye	Commissioner Williams	Aye
Commissioner Brookover	Aye		

Motion approved.

IV. New Business.

IV.1. Cases

A. BZA 2018-02, Argent.

James R. Argent, 702 W. 4th St, Coffeyville, approached the podium to speak on behalf of this case. Mr. Argent explained that he had purchased the property across the alley from his residence and was wanting to tear down the existing dilapidated garage and build a new building and was needing a zoning variance to change the setback on the Grant Street side. He stated that he wants this new building to line up with his current garage across the alley so that it looks more uniform.

Mr. Argent explained that he does indeed own the whole lot. He also said that the building would be post frame and metal siding and roof.

Chairman Williams asked if there were any further questions for Mr. Argent. There were not.

Chairman Williams asked if there was anyone else to speak in favor of this case. There was not.

Chairman Williams asked if there was anyone to speak against this case. There was not.

The staff report was requested at this time. Tyler Strickland stated that there are many garages and structures in that area that are past the setback and had no reservations about this one. The placement of the utilities were discussed.

Commissioner Hills motioned and Commissioner McCloud seconded to approve BZA 2018-02, Argent.

Commissioner Jensen	Aye	Commissioner Williams	Aye
Commissioner McCloud	Aye	Commissioner Brookover	Aye
Commissioner Hills	Aye		

Motion approved.

IV.II. Reports from Staff.

A. None.

Tyler did state that there are more cases coming for the Commission and that there are 2 or 3 already for January. The date of the next meeting was discussed due to the holiday and it was decided to try and schedule it for the third Tuesday of the month, which would be January 15, 2019.

V. Communications.

None.

VI. Old Business.

None.

VII. Additional Business.

A. General Discussion by the Planning Commission Members.

Commissioner Jensen asked Tyler about mobile homes and double wide trailers and what the ordinance stated regarding them.

Tyler explained that double wide homes can go in anywhere as long as they put skirting on and make it look comparable to a permanent residence. He stated that single wide homes must go into a trailer park. Commissioner Jensen brought up a property next to his where the blocks and trash from a previous double wide home remains and needs to be cleaned up. Secretary Rosemary Sortore, who is also secretary for Code Enforcement for the City, stated that it has a nuisance case pending on it and that after the first of the year a clean-up packet will be put together and it should be cleaned up during that process.

B. Comments from the Public Addressing any Planning or Zoning Issue.

None.

**C. Date for the next Planning Commission meeting: January 15, 2019
(unless notified differently by Tyler).**

VIII. Adjournment.

1-15-19
Date of Approval

Max Williams
Max Williams, Chairman