

CITY OF CLEARWATER, SEDGWICK COUNTY, KANSAS

PLANNING COMMISSION MINUTES

March 1, 2005

The regular meeting of the City of Clearwater, Sedgwick County, Kansas, Planning Commission was held on Tuesday, March 1, 2005 at 7:00 p.m., in the Clearwater City Council Chamber, City Hall at 129 E. Ross Avenue, Clearwater, Kansas.

The following members were present: Don Berntsen, LaDonna Lawrenz, Jerry Bolin, Lonnie Stieben, and Aaron Tjaden. George Rudy and Doug Sharp were absent. The following City staff members were present: Kent Brown, City Administrator; Cheryl Wright, City Clerk; and Janet Amerine, City Attorney.

1. Approval of Minutes of the Meeting of February 1, 2005

City Attorney Amerine stated that the date for the approval of the plat for the High School is incorrect. City Clerk Wright will make the correction to January 26, 2005.

MOTION: The motion to approve the minutes with corrections was made by Berntsen, seconded by Lawrenz and passed unanimously.

2. Introduction of Aaron Tjaden as a New Member

City Clerk Wright introduced Aaron Tjaden as a new member of the Planning Commission. Tjaden resides at 201 S. Grain with his family.

3. John Riggs

John Riggs stated that he needed a copy of the Adoption Certificate and Adoption Ordinance and then he can copy and bind the Zoning Ordinance. Riggs stated that Kent Brown, City Administrator, advised him that the base map has some changes that are required to be made.

John Riggs stated that he made an inventory of Community Facilities and found 24 items, which is a good amount for this size of City. The City has a high acreage in city property including water, sewer, police, fire ambulance, and parks and recreation. The Commission reviewed the map provided by Riggs of city facilities. Riggs stated that the City is over in acreage as far as standards go for parks and recreation, but it is all on the east side of the city. Riggs stated that public playgrounds should be located ¼ mile from any

home and a person should not have to cross major streets to reach a neighborhood park. Riggs provided on a map some possible locations for neighborhood parks. The Commission briefly discussed pocket parks reviewing that the playground equipment would be for kids under 10 years old.

4. Other Matters and Concerns

City Administrator Brown reported that there would be a Zoning Appeal Hearing on March 29th. Eric Mize is requesting a variance from the total number of square feet of accessory structures not to exceed 900 square feet. Brown explained that Mize has a 30 X 30 garage which is at the 900 square feet limit and now he want to construct a swimming pool. The swimming pool is an accessory structure just like the garage. The Commission briefly reviewed the upcoming zoning issue.

City Clerk Wright suggested making the meeting of March 29th not only for the Zoning Appeal, but having the regular April meeting on that night. By consensus, the Commission agreed to combine the two meetings.

City Administrator Brown reported that there would four unilateral annexations in front of the Council at the next meeting. The four include the roadway in front of the new high school, the roadway on North Fourth in front of the Post Office up to the railroad tracks, part of the property at Wood and Tracy, and the land between the sewer ponds and the city limits.

5. Adjournment

With there being no further business to come before the Commission, Tjaden made a motion to adjourn the meeting. The motion was seconded by Lawrenz and passed unanimously.

CERTIFICATE

State of Kansas }
County of Sedgwick }
City of Clearwater }

I, Cheryl Wright, City Clerk of the City of Clearwater, Sedgwick County, Kansas, hereby certify that the foregoing is a true and correct copy of the approved minutes of the March 1, 2005 Planning Commission meeting.

Given under my hand and official seal of the City of Clearwater, this 29th day of March 2005.

Cheryl S. Wright, City Clerk