

**AGENDA-REGULAR MEETING  
GODDARD PLANNING COMMISSION  
118 NORTH MAIN  
GODDARD, KANSAS  
September 9, 2019  
7:00 P.M.**

**A) CALL TO ORDER**

**B) PLEDGE OF ALLEGIANCE AND INVOCATION**

**C) APPROVAL OF THE AGENDA**

**D) CITIZEN COMMENTS**

**E) CONSENT AGENDA:**

Items on the Consent Agenda are considered by staff to be routine business items. Approval of the items may be made by a single motion, seconded, and a majority vote with no separate discussion of any item listed. Should a member of the Governing Body desire to discuss any item, the item will be removed from the Consent Agenda and considered separately.

1. Approval of Minutes
  - a. Regular Meeting – August 12, 2019

**F) BOARD of ZONING APPEALS**

None

**G) OLD BUSINESS**

None

**H) NEW BUSINESS**

None

**I) CITY PLANNER REPORT**

1. New Planning Commissioner
2. STAR Bond Update
3. Sign Ordinance
4. PUD revision
5. Old Chicago Update

**J) COMMISSIONER COMMENTS**

**K) ADJOURNMENT**

The Next Regular Meeting of the Planning Commission is scheduled for  
October 14, 2019 at 7pm.

**MINUTES-REGULAR SESSION  
CITY OF GODDARD  
118 NORTH MAIN, GODDARD, KS  
MONDAY, AUGUST 12, 2019**

The Goddard Planning Commission met in a Regular Session at Goddard City Hall on Monday August 12, 2019. Chairman VanAmburg called the meeting to order at 7:07 p.m. Commissioner Cline led in the Pledge of Allegiance and the Invocation. Commission members present were: Justin Parks, Doug VanAmburg, Darrin Cline, Jamie Coyne, Doug Hall, Shane Grafing  
Also present were: Micah Scoggan, City planner, No additional City Staff were present

**APPROVAL OF THE AGENDA**

**MOTION:** Commissioner *Cline* moved to approve the agenda. Commissioner *Coyne* seconded the motion. The motion carried unanimously.

**CITIZEN COMMENTS**

Nathan Johnson spoke commenting that he had held the lot to prevent it from being developed since he did not want a house so close to his own. Chair VanAmburg asked him if the lot that is undeveloped has been maintained or is it in poor condition and Nathan Johnson assured him that he has kept up the lot and will continue to do so.

Mrs Riecks spoke on their desire to purchase the lot for expanding a pool and patio/deck. She stated that neither neighbor wanted to have a house built between them and this option she thought would be acceptable.

**LOT SPLIT FOR 317 W WILLOW**

Micah Scoggan, City Planner, outlined the zoning regulation guidelines on what qualifies for a lot split. He noted that any irregular lots created from a lot split would prohibit such a split from happening. Under current zoning an R-1A lot could not exist if it was below 8500 sq ft. A way to go around this was considered by splitting the lot and absorbing the lot split into each adjacent lot. Micah Scoggan also spoke on contacting the county to make a determination if such a split would have a net benefit or net negative effect on taxes. It was determined by Jack Manion (Residential land Analyst) that such a split would equate to no difference in taxes either negative or positive.

**MOTION:** Commissioner *Grafing* moved to approve the Lot Split for Lot 17 Block E of the Autumn Blaze Addition Commissioner *Hall* seconded the motion. The motion carried unanimously.

**CITY PLANNER REPORT**

Micah Scoggan spoke of his desire to create an online web portal for all permitting to filter through which would increase efficiency and reduce time wasted on filing licenses and permits.

*Planning Commission Minutes*  
*August 12, 2019*

He stated that they were looking at several different service providers and would hopefully have something more definitive before the end of the year.

Micah Scoggan also spoke on their recent Wichita Area Municipal Planning Organization (WAMPO) submission. He stated they were submitting three projects and listed them as a pedestrian bridge, a shared sidewalk along maple and a revised multi-modal street layout along 183rd

**GOVERNING BODY COMMENTS**

No comments were presented with Chair *VanAmburg* noting that they were ahead of schedule.

**ADJOURNMENT**

**MOTION:** Commissioner *Hall* moved to adjourn the regular meeting. Commissioner *Cline* seconded the motion. The motion carried unanimously.

*Meeting adjourned at 7:34 pm.*  
*Micah Scoggan, City Planner*

**City of Goddard  
Goddard Planning Commission  
Monday, September 9, 2019  
7:00 PM**

**TO:** Planning Commission  
**SUBJECT:** Several items of note for informative purposes but note for voting on  
**PREPARED BY:** City Planner  
**AGENDA:** City Planner Report

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**Background:** Micah Scoggan, City Planner, compiles a short concise report outlining relevant information happening around the City and presents it to the Planning Commission.

**1. New Planning Commissioner**

The Mayor has approved Jody Dendurent as the newest member of the Planning Commission. She will be officially sworn in at the next City Council meeting. Jody has an engineering background and currently works in Colwich at ERI solutions. She has been a resident of Goddard for a total of 8 years and hopes to bring her technical skills and passion for the city's growth to the position.

When asked what she hopes to see for the City she replied,

“I want to see us grow well”

She has a good report with several city staff members, and we believe she will be an excellent addition to the Planning Commission

**2. STAR Bond update**

The STAR bond is continuing to grow rapidly and MABCD has confirmed that the site plan review is under way for the Gym and the Hotel. According to the Hanney Architects the Director of Baseball for Genesis has scheduled to tournaments already, one for September 28th and the other for October 12th

Conversations are ongoing if they are still going to include an entry archway. If so, a site plan will be submitted and approved by the Planning Commission

**3. Sign Ordinance**

The Sign ordinance revision will be coming up to be voted on soon. It must be publicly published first and allow 21 days to elapse before it can be voted on by the Planning Commission. We expect to see it in October.

#### **4. PUD Revision**

The PUD code revision will be coming up to be voted on soon. It must be publicly published first and allow 21 days to elapse before it can be voted on by the Planning Commission. We expect to see it in October.

#### **5. Old Chicago Update**

Micah Scoggan, City Planner, reached out the developers of Old Chicago for an update on the proposed time they would be beginning the development process. According to Molly Basham Executive Assistant/ Business Development/ Marketing she said it would begin in March 2020