



City Plan Commission Minutes

Hearing Date: January 18, 2022

414 E 12th Street, 26th Floor, Council Chamber
Kansas City, Missouri 64106
kcmo.org/planning

Docket Item: C1

CD-CPC-2021-00227 A request to approve a Project Plan to demolish two existing buildings and construct a 4 story self storage warehouse on about 1.54 acres generally located at 238 W 73rd Terrace.

Applicant: Garen Miller of AGM, Inc.

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Joe Rexwinkle introduced the case and advised staff recommended approval with conditions. Joe Rexwinkle, Genevieve Kohn and applicant's attorney, Doug Stone spoke about the case. Angie Lile with the Waldo Tower Neighborhood Association said there was a neighborhood meeting. Commissioners discussed the merits of the case and approved it with conditions as written in the staff report.

Motion: Approved with Conditions

Motioned by: Allender

Seconded by: Sadowski

Voting Aye: Allender; Beasley; Crowl; Hill; Rojas; Sadowski

Voting Nay: Baker; Enders

Abstaining: None

Docket Item: C2

CD-CPC-2021-00228 A request to approve a Project Plan for a warehouse/commercial building and site improvements for Congress Corporate Center on about 15.3 acres generally located at 11500 N Congress Ave

Applicant: grant harrison of VanTrust Real Estate; Chris Holmquist of Olsson; Ryan Hackenmiller of KCL Congress 88, LLC; Nick Schweiss of MILLER STAUCH CONSTRUCTION CO INC

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Joe Rexwinkle introduced the case and advised staff recommended approval with conditions. No one appeared for testimony. Commissioners discussed the merits of the case and approved it with conditions as written in the staff report.

Motion: Approved with Conditions

Motioned by: Allender

Seconded by: Baker

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Voting Nay: None

Abstaining: None

Docket Item: C3

CD-CPC-2021-00233 A request to approve a project plan on about 1.1 acres in District SC (Shoal Creek) generally located at the NE corner of Highway 152 and N. Booth Avenue, to allow for a new meat market.

Applicant: Tyler Asby of GastingerWalker&

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Joe Rexwinkle introduced the case and advised staff recommended approval with conditions. No one appeared for testimony. Commissioners discussed the merits of the case and approved it with conditions as written in the staff report.

Motion: Approved with Conditions

Motioned by: Allender

Seconded by: Baker

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Voting Nay: None

Abstaining: None

Docket Item: C4

CLD-FnPlat-2021-00059 A request to approve a final plat on about 27.8 acres in District MPD (Master Planned Development) generally located at the northwest corner of NW Old Stagecoach Road and N. Line Creek Parkway, creating 2 lots and 2 tracts.

Applicant: Sam Sahlfeld of Olsson; James Holdcroft of Olsson; Jeffrey Means of Olsson; Nelson Willoughby of Olsson Associates

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Enders

Seconded by: Baker

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Voting Nay: None

Abstaining: None

Docket Item: C5

CLD-FnPlat-2021-00061 A request to approve a final plat in District UR (Urban Redevelopment) creating one lot for mixed-use development on about 0.92 acres generally located at the northeast corner of Gillham Rd and E 31st St.

Applicant: Marty Isabell of Taliaferro & Browne

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Scheduled Fee: YES

Motioned by: Enders

Seconded by: Baker

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Voting Nay: None

Abstaining: None

Docket Item: 1

CD-SUP-2021-00092 A request to approve a special use permit to allow for the construction of a convenience store with gasoline and fuel sales in zoning district B3-3 (Community Business 3) generally located at the northeast corner of NW 90th Street and N. Green Hills Road.

Applicant: Rachelle Biondo

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Enders

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Docket Item: 2

CD-SUP-2021-00088 A request to approve a Special Use Permit in District B3-2 (Community Business) for a drive-through facility on about .99 acres generally located at Independence Avenue and Hardesty Avenue.

Applicant: Doug Ubben

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill

Commissioners Absent:

Commissioners Recusing: None

Joe Rexwinkle introduced the case. Andrew Clarke presented the case. The applicant team of Doug Ubben with Phelps Engineering and Jim Markey with McDonalds appeared and spoke about their requests. No one else appeared for testimony. Commissioners discussed the merits of the case and approved it with conditions as written in the staff report.

Motion: Approved with Conditions

Motioned by: Baker

Seconded by: Sadowski

Docket Item: 3

CD-SUP-2021-00054 A request to approve a Special Use Permit to allow for a Short Term Rental in zoning district R-7.5 on about 0.6 acres generally located at 9818 Summit Street

Applicant: Ron Wheeler

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Joe Rexwinkle introduced the case. Jared Clements presented the case. The applicant team of attorney Patricia Jensen and homeowners Ron & Cindy Wheeler appeared and spoke about their requests. They asked for a 5 year Special Use Permit (change to condition #2). Jared Clements agreed. No one else appeared for testimony. Commissioners discussed the merits of the case and approved it with conditions, for 5 years.

Motion: Approved with Conditions

Motioned by: Baker

Docket Item: 4

CD-CPC-2021-00200 A request to approve a development plan to allow construction of General Service Administration regional field office of approximately 145,000 square feet with accessory structures for the exclusive use of a federal security agency in District KCIA (Airport District) on about 423 acres generally located at the southwest corner of NW 112th Street and NW Prairie View Road.

Applicant: hosam habib

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: Crowl

Joe Rexwinkle introduced the case. Xue Wood presented the case. The applicant appeared and spoke about their requests. No one else appeared for testimony. Commissioners discussed the merits of the case and approved it with conditions as written in the staff report.

Motion: Approved with Conditions

Motioned by: Beaseley

Seconded by: Allender

Docket Item: 5

CD-CPC-2021-00208 9700 N Oak - A request to approve a major amendment to the approved MPD (Master Planned Development District) preliminary development plan, which also serves as preliminary plat to create five (5) lots and one (1) tract on about 7.2 acres, generally located at the northwest corner of N. Oak Trfy and NE. 97th St.

Applicant: Chris Holmquist

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case. Xue Wood advised the applicant requested a continuance to March 1, 2022. No one appeared for testimony. Commissioners continued the case to March 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Enders

Docket Item: 6.1

CD-CPC-2021-00223 A request to rezone from District AG-R (Agriculture dash Residential) to District M2-3 (Manufacturing 2 dash 3) on about 60.8 acres generally located at the southwest corner of I-435 and N. Congress Avenue, to allow for three industrial buildings.

Applicant: Dustin Burton

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Enders

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Docket Item: 6.1

CD-CPC-2021-00223 A request to rezone from District AG-R (Agriculture dash Residential) to District M2-3 (Manufacturing 2 dash 3) on about 60.8 acres generally located at the southwest corner of I-435 and N. Congress Avenue, to allow for three industrial buildings.

Applicant: Chase Kohler

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Enders

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Docket Item: 6.2

CD-CPC-2021-00210 A request to approve a development plan that serves as a preliminary plat on about 60.8 acres in District M2-3 (Manufacturing 2 dash 3) generally located at the southwest corner of I-435 and N. Congress Avenue, to allow for three industrial buildings.

Applicant: Dustin Burton

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Enders

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Docket Item: 7

CD-CPC-2021-00216 A request to approve a rezoning from District AG-R (Agricultural-Residential) and District R-7.5 (Residential dash 7.5) to District MPD (Master Planned Development) that serves as a development plan on about 152 acres generally located on the south side of NW 100th Street in between N. Green Hills Road to the west and N. Platte Purchase Drive to the east, creating 468 total residential units and other amenities.

Applicant: Tyler Andrew Wysong

Commissioners Present: Allender; Baker; Beasley; Crawl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Docket Item: 8.1

CD-CPC-2021-00192 A request to approve an area plan amendment to the Shoal Creek Valley Area Plan from Mixed Use Neighborhood and Residential Low Density to Commercial use in order to allow the use of a building maintenance business on about 3.3 acres generally located at the southwest corner of NE 96th Street and Interstate Highway 435.

Applicant: Rachelle Biondo

Commissioners Present: Allender; Baker; Beasley; Crawl; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: Enders

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued

Motioned by: Baker

Seconded by: Sadowski

Docket Item: 8.2

CD-CPC-2021-00190 A request to approve a rezoning from R-80 (Residential dash 80) to AG-R (Agricultural Residential) to allow the use of horticultural services on about 3.3 acres generally located at the southwest corner of NE 96th Street and Interstate Highway 435.

Applicant: Rachelle Biondo

Commissioners Present: Allender; Baker; Beasley; Crawl; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: Enders

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Sadowski

Voting Aye: Allender; Baker; Beasley; Crawl; Hill; Rojas; Sadowski

Docket Item: 8.3

CD-CPC-2021-00191 A request to approve a development plan to allow a second building to be constructed for the use of horticultural services on about 3.3 acres generally located at the southwest corner of NE 96th Street and Interstate Highway 435.

Applicant: Rachelle Biondo

Commissioners Present: Allender; Baker; Beasley; Crowl; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: Enders

Testimony: No

Joe Rexwinkle introduced the case and advised staff recommended a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Sadowski

Voting Aye: Allender; Baker; Beasley; Crowl; Enders; Rojas; Sadowski

Docket Item: 9

CD-CPC-2021-00230 A request to approve a rezoning from district B1-1 (Neighborhood Business) to district B2-1 (Neighborhood Business) on about .58 acres generally located at 2415 NE Vivion Rd, to allow for a drive-through coffee shop on the subject site.

Applicant: Martin Arling

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Sadowski

Commissioners Absent:

Commissioners Recusing: Rojas

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case and advised condition 1 was revised. The applicant appeared and spoke about their requests. No one else appeared for testimony. Commissioners discussed the merits of the case and approved it with conditions as written in the revised staff report (updated condition 1).

Motion: Approved with Conditions

Motioned by: Enders

Seconded by: Sadowski

Docket Item: 10.1

CD-CPC-2021-00183 A request to amend the Midtown/Plaza Area Plan on approximately 2.3 acres in Districts R-2.5, R-5, and B3-2 generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, changing the recommended land use from "Medium Density Residential" and "Medium High Density Residential" to "Residential Urban".

Applicant: Christian Hinton

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it as written in the staff report.

Motion: Approval

Motioned by: Baker

Docket Item: 10.1

CD-CPC-2021-00183 A request to amend the Midtown/Plaza Area Plan on approximately 2.3 acres in Districts R-2.5, R-5, and B3-2 generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, changing the recommended land use from "Medium Density Residential" and "Medium High Density Residential" to "Residential Urban".

Applicant: Kaitlyn Davis

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it as written in the staff report.

Motion: Approval

Motioned by: Baker

Docket Item: 10.1

CD-CPC-2021-00183 A request to amend the Midtown/Plaza Area Plan on approximately 2.3 acres in Districts R-2.5, R-5, and B3-2 generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, changing the recommended land use from "Medium Density Residential" and "Medium High Density Residential" to "Residential Urban".

Applicant: Kara Bouillette

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it as written in the staff report.

Motion: Approval

Motioned by: Baker

Docket Item: 10.1

CD-CPC-2021-00183 A request to amend the Midtown/Plaza Area Plan on approximately 2.3 acres in Districts R-2.5, R-5, and B3-2 generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, changing the recommended land use from "Medium Density Residential" and "Medium High Density Residential" to "Residential Urban".

Applicant: Lamin Bumi Nyang

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it as written in the staff report.

Motion: Approval

Motioned by: Baker

Docket Item: 10.2

CD-CPC-2021-00181 A request to rezone approximately 2.3 acres from Districts R-2.5, R-5, and B3-2 to District R-0.3 generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, to allow for an apartment building.

Applicant: Kaitlyn Davis

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it as written in the staff report.

Motion: Approved

Motioned by: Baker

Seconded by: Beasley

Docket Item: 10.2

CD-CPC-2021-00181 A request to rezone approximately 2.3 acres from Districts R-2.5, R-5, and B3-2 to District R-0.3 generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, to allow for an apartment building.

Applicant: Kara Bouillette

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it as written in the staff report.

Motion: Approved

Motioned by: Baker

Seconded by: Beasley

Docket Item: 10.2

CD-CPC-2021-00181 A request to rezone approximately 2.3 acres from Districts R-2.5, R-5, and B3-2 to District R-0.3 generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, to allow for an apartment building.

Applicant: Lamin Bumi Nyang

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it as written in the staff report.

Motion: Approved

Motioned by: Baker

Seconded by: Beasley

Docket Item: 10.3

CD-CPC-2021-00184 A request to approve a development plan that serves as a preliminary plat in District R-0.3 on approximately 2.3 acres generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, to allow for a 223-unit apartment building.

Applicant: Christian Hinton

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Stacey Lowe with the Land Development Division said she needed more information from the applicant prior to removal of correction 2. Bo Williams with the Long Range Planning Division said the applicant would need to work with staff from his office regarding corrections 3 & 4 prior to council presentation. Commissioners discussed the merits of the case and recommended approval with corrections 1, 3 and 4 resolved prior to council presentation and correction 2 removed.

Motion: Approved with Conditions

Docket Item: 10.3

CD-CPC-2021-00184 A request to approve a development plan that serves as a preliminary plat in District R-0.3 on approximately 2.3 acres generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, to allow for a 223-unit apartment building.

Applicant: Kaitlyn Davis

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Stacey Lowe with the Land Development Division said she needed more information from the applicant prior to removal of correction 2. Bo Williams with the Long Range Planning Division said the applicant would need to work with staff from his office regarding corrections 3 & 4 prior to council presentation. Commissioners discussed the merits of the case and recommended approval with corrections 1, 3 and 4 resolved prior to council presentation and correction 2 removed.

Motion: Approved with Conditions

Docket Item: 10.3

CD-CPC-2021-00184 A request to approve a development plan that serves as a preliminary plat in District R-0.3 on approximately 2.3 acres generally located on the west side of Bell Street in between W. 39th Street to the north and W. 40th Street to the south, to allow for a 223-unit apartment building.

Applicant: Lamin Bumi Nyang

Commissioners Present: Allender; Baker; Beasley; Enders; Hill; Rojas

Commissioners Absent:

Commissioners Recusing: Crowl; Sadowski

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant team of John McGurk with Milhaus and Kara Bouillette with 621 Architecture appeared and spoke about their requests. Stacey Lowe with the Land Development Division said she needed more information from the applicant prior to removal of correction 2. Bo Williams with the Long Range Planning Division said the applicant would need to work with staff from his office regarding corrections 3 & 4 prior to council presentation. Commissioners discussed the merits of the case and recommended approval with corrections 1, 3 and 4 resolved prior to council presentation and correction 2 removed.

Motion: Approved with Conditions

Docket Item: 11

CD-CPC-2021-00159 A request to approve a rezoning from B3-2 (Business) to M-2 (Industrial) to allow for outdoor storage and to resolve code violations on about .17 acres generally located at 908 E 5th St.

Applicant: Rocky Argento

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Joe Rexwinkle introduced the case. Ahnna Nanoski presented the case. The applicant appeared and spoke about his requests. The following appeared in opposition of the rezoning. They did not support industrial use.

Brett Pruitt of 905 E 5th St

Dan Wayne, president of the Soda Lofts Condo Association, 918 E 5th St

Cathy Logan of 416 Campbell St

Commissioners discussed the merits of the case and denied it.

Motion: Denied

Docket Item: 12

CD-ROW-2021-00038 Case No. CD-ROW-2021-00038 - A request to vacate a portion of Norton Avenue in between E. 38th Street to the north and E. 39th Street to the south, to allow for the construction of several new apartments.

Applicant: Trevor Fox

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Joe Rexwinkle presented the case for Olofu Agbaji. The applicant team of Patrick Joyce with Anderson Engineering and Matt McLaughlin, Donnell McGhee and Tanya Skillman with the Vecino Group (developers) appeared and spoke about their requests. Commissioners discussed the merits of the case and approved it with conditions as written in the staff report.

Motion: Approved with Conditions

Motioned by: Baker

Seconded by: Sadowski

Docket Item: 13

CD-CPC-2021-00156 Flynn Midwest – To consider approval of a development plan in District M1-5 (Manufacturing 1) to allow for two principal structures on one lot pursuant to Section 88-517-02-F on about 14 acres on about 14 acres generally located at the southeast corner of Booth Avenue and E. US 40 Hwy.

Applicant: Judd D Claussen

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised the applicant requested a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO

Motioned by: Baker

Seconded by: Enders

Docket Item: 14

CD-CPC-2021-00211 Southpointe UR Plan – A request to consider rezoning about 32 acres from Districts B4-2 (Heavy Business/ Commercial) B3-2 (Community Business), R-2.5 (Residential 2.5) and R-5 (Residential 5) to District UR (Urban Redevelopment), which also serves as a preliminary to allow for mixed use development that includes multifamily residential, office and retail/ commercial on about 32 acres generally located at on the north side of E. 63rd Street on both sides of Prospect Avenue. Bordered by E. 61st Street on the north, Bruce R. Watkins Drive on the east and Park Avenue on the west.

Applicant: Anthony Brown

Commissioners Present: Allender; Baker; Beasley; Crowl; Enders; Hill; Rojas; Sadowski

Commissioners Absent:

Commissioners Recusing: None

Testimony: No

Joe Rexwinkle introduced the case and advised the applicant requested a continuance to February 1, 2022. No one appeared for testimony. Commissioners continued the case to February 1, 2022.

Motion: Continued Fee: NO