



ROLL CALL:

_____ James D. Pickett	_____ Don Barkley	_____ Michael Wilkins
_____ Christine Campbell	_____ Nancy Mast	_____ Linda Spencer
_____ Kenzie Singleton	_____ Scott Hornbuckle	_____ Karen Harris

GENERAL BUSINESS:

ADOPTION OF THE AGENDA: February 18, 2021 Regular Meeting

APPROVAL OF MINUTES: January 21, 2021 Regular Meeting

COMMUNICATIONS:

EX PARTE COMMUNICATIONS:

PUBLIC HEARING ITEMS:

1. Application #2101-1823 (Jones), to rezone approximately 36.00 acres from the A-1 (Agriculture) Zone to the A-2 (Transitional Agriculture) Zone. Said property is located on the North side of Ellis Terrace and on the West of Old US-50 Hwy. in the Northwest Quarter (NW ¼) of Section 24, Township 18 South, Range 17 East.

[Click here to see supporting documents](#)

2. Application #2101-1825 (Pearce), to rezone approximately 40.00 acres from A-1 (Agriculture) Zone to R-E (Residential Estate) Zone. Said property is located on the West side of Utah Road between Stafford Terrace and Thomas Road in the East Half (E ½) of the Northeast Quarter (NE ¼) of Section 30, Township 15 South, Range 21 East.

[Click here to see supporting documents](#)

3. Application #2101-1826 (Judd Ranch, Inc.) for the approval of a Special Use Permit to permit the operation of a quarry. Said property is located on the North side of Osborne Road approximately one-quarter (1/4) mile East of Alabama Road, in the East Half (E 1/2) of the Southwest Quarter (SW 1/4) of Section 26, Township 16 South, Range 17 East.

[Click here to see supporting documents](#)

4. Application #2101-1827 (Branson), to rezone approximately 5.00 acres from A-1 (Agriculture) Zone to R-E (Residential Estate) Zone. Said property is located on the West side of Eisenhower Ave. approximately one-half (1/2) mile North of Labette Road in the North Half (N 1/2) of the Southeast Quarter (SE 1/4) of Section 10, Township 17 South, Range 19 East.

[Click here to see supporting documents](#)

5. Application #2101-1828 (Harris), to rezone approximately 4.00 acres from the A-1 (Agriculture) Zone to the R-3A (Single Family Residential Three Acre) Zone. Said property is located on the West side of Louisiana Road and North of Rock Creek Road, in the Southeast Quarter (SE 1/4) of Section 21, Township 17 South, Range 19 East.

[Click here to see supporting documents](#)

6. Application #2101-1829 (Shoemaker), to rezone approximately 30.00 acres from the A-1 (Agriculture) Zone to the A-2 (Transitional Agriculture) Zone. Said property is located on the North side of Old US-50 Hwy. East of Colorado Road, in the Northwest Quarter (NW 1/4) of Section 17, Township 18 South, Range 18 East.

[Click here to see supporting documents](#)

7. Application #2101-1832 (Venhuizen), for a Special Use Permit for the repair, modification and selling of firearms and other gunsmithing activities in an R-3A (Single Family Residential Three Acre) Zoning District. Said property is located on the West side of Fairview Drive and on the North side of Old US-50 Hwy., in the Meadow Lake Estates Subdivision, located in the Southeast Quarter (SE 1/4) of Section 21, Township 17 South, Range 19 East.

[Click here to see supporting documents](#)

NON-PUBLIC HEARING ITEMS:

1. Application #2101-1824, Approval of a Final Plat of Ellis Terrace, located on the North side of Ellis Terrace and on the West side of Old US-50 Hwy, in the Northwest Quarter (NW 1/4) of Section 24, Township 18 South, Range 17 East.

[Click here to see supporting documents](#)

PUBLIC COMMENT SECTION: Public that wishes to address any planning or zoning issues.

GENERAL BOARD DISCUSSION:

CALENDAR: Next Planning Commission Public Hearing – **MARCH 18, 2021** at **6:30 P.M.** in the **County Commissioners Meeting Room.**

ADJOURNMENT:

ATTENTION:

For those who have not attended a Planning Commission meeting before here is the order of events.
Public Hearing Procedures.

For items on the agenda requiring a public hearing, the procedure is as follows:

1. Chair announces application.
2. Staff gives a summary presentation and recommendation.
3. Planning Commission asks Staff questions.
4. Chair opens the Public Hearing asking the applicant for a presentation. This presentation can be up to 15 minutes in length.
5. Planning Commission asks the applicant questions.
6. Chair will ask for members of the audience who wish to speak opposed or in favor of the application to come forward and make statements or ask questions.
7. The Public Hearing is closed.
8. Chair directs any questions to the appropriate individuals.
9. Planning Commission discussion.
10. Planning Commission votes.

Members of the audience should address their questions and comments to the Planning Commission.