

**JUNCTION CITY/GEARY COUNTY
METROPOLITAN PLANNING COMMISSION
BOARD OF ZONING APPEALS**

AGENDA

September 12, 2013

7:00 p.m.

1. CALL TO ORDER & ROLL CALL

Maureen Gustafson
Ken Mortensen
Brandon Dibben
Chuck Mowry
John Moyer
Mike Watson

2. APPROVAL OF MINUTES – Consideration of the August 8, 2013, minutes.

3. OLD BUSINESS

Item No. 1 – TA-01-01-13 – Continuation of Public Hearing to consider a Text Amendment to the Junction City Zoning Regulations.

This is an application initiated by the Metropolitan Planning Commission to amend the Junction City Zoning Regulations relating to the keeping of animals. This case has been continued awaiting final action by the City Commission on other amendments to the City Code.

Item No. 2 – GCCU-08-01-13 – Continuation of Public Hearing to consider a request for a Conditional Use Permit for a rock quarry in Geary County.

This is the application of Jim Didas, agent, on behalf of Scott Johnson, owner, seeking a Conditional Use Permit to reopen and operate a rock quarry on property located on the east side of Munson Road between Rucker Road and K-244 Highway, Junction City, Geary County, Kansas.

4. NEW BUSINESS

Item No. 1 – TA-09-01-13 – Public Hearing to consider a text amendment to the Junction City Zoning Regulations.

This is an application initiated by the Metropolitan Planning Commission to consider an amendment to the Junction City Zoning Regulations by amending Section 445.180 – Special Uses Enumerated – to add the establishment of an off-site storage lot in a residential district for parking of vehicles for an auto repair business.

Item No. 2 – TA-09-02-13 – Public Hearing to consider a text amendment to the Junction City Subdivision Regulations.

This is an application initiated by the Metropolitan Planning Commission to amend the Junction City Subdivision Regulations relating to design standards for public improvements within the City of Junction City, Kansas.

BOARD OF ZONING APPEALS - Adjourn as the Metropolitan Planning Commission And Convene As The Board of Zoning Appeals.

5. OLD BUSINESS – None

6. NEW BUSINESS

Item No. 1 – BZASE-09-01-13 – Public Hearing to consider a Special Exception from the Geary County Zoning Regulations.

This is the application of Duwayne and Rebecca Durham, agents, for James and Julie Didas, owners, requesting a special exception from the Geary County Zoning Regulations to allow construction of an accessory structure prior to the primary structure at 2900 Lakeview Terrace, Milford, Kansas, Geary County, Kansas. **(NOTE: At request of applicant, this case is being continued to the October, 2013, meeting.)**

METROPOLITAN PLANNING COMMISSION – Adjourn as the Board of Zoning Appeals and reconvene as the Metropolitan Planning Commission.

7. GENERAL DISCUSSION

Item No. 1 – Metropolitan Planning Organization Report

Item No. 2 – Comprehensive Plan Update Status

Item No. 3 – Other Items

8. ADJOURNMENT

UPCOMING IMPORTANT DATES	
ITEM	DATE
Next regularly scheduled MPC/BZA meeting	October 10, 2013
Cut-off date for MPC/BZA public hearing in October	September 13, 2013
Cut-off date for City Plat consideration in October	September 20, 2013
Protest Period from This Meeting Ends	September 26, 2013
Next regularly scheduled County Commission Meeting (Following 14-Day Protest Period)	October 7, 2013
Next regularly scheduled City Commission Meeting (Following 14-Day Protest Period)	October 15, 2013