

# AGENDA

## Planning Commission Meeting

6:30 PM - Thursday, April 15, 2021

Council Room



NOTE: Due to COVID19, social distancing protocols will be in effect during the meeting. Masks may be removed when actually speaking at the podium. Members of the public desiring to speak during Public Forum must submit a request to the Assistant City Planner by noon on the day of the Planning Commission Meeting. Assistant City Planner Everett Haynes may be reached via email at [everetthaynes@derbyweb.com](mailto:everetthaynes@derbyweb.com) or via phone at 316-788-6632. If you prefer, you can send your comments to the Assistant City Planner by noon on the day of the meeting, and those comments will be read aloud at the meeting.

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	Page
1. CALL MEETING TO ORDER	
2. ROLL CALL	
3. CONSIDERATION OF MINUTES	
3.A. Adoption of Minutes	3 - 10
Recommended Motion: Approve the regular meeting minutes of April 1, 2021, as presented.	
<a href="#">April 1, 2021 Meeting Minutes</a>	
4. PUBLIC FORUM	
5. NEW BUSINESS	
5.A. Zone Change: 220 W. Harral St. (R-1 "Single-Family Residential" to B-3 "General Business District")	11 - 17
Recommended Motion: Forward a recommendation of approval to the City Council to change the zoning district classification of the subject property from R-1 "Single-Family Residential" to B-3 "General Business District" based on the findings of fact.	
<a href="#">Agenda Item Report - AIR-21-054 - Pdf</a>	
5.B. Preliminary Plat: Greenwich Meadows Addition	19 - 25
Recommended Motion: Approve the preliminary plat of "Greenwich Meadows Addition," subject to comments and discussion, and authorize the applicant to proceed with preparation of the final plat.	
<a href="#">Agenda Item Report - AIR-21-067 - Pdf</a>	
5.C. Exemption from Platting	27 - 32
Recommended Motion:	
<ul style="list-style-type: none"><li>Find that the subject property is exempt from platting subject to the dedication of an additional 20 feet of half-street right-of-way for Woodlawn Blvd in a form acceptable to the City Attorney, the</li></ul>	

dedication of a drainage easement for the portions of the property located within a flood hazard area in a form acceptable to the City Attorney, and any staff and Planning Commission comments.

[Agenda Item Report - AIR-21-062 - Pdf](#)

- 5.D. Site Plan Review: The COOP & Coffee House Drive-Thru Addition 33 - 38  
Recommended Motion: Approve the site plans for The COOP & Coffee House Drive-Thru, subject to staff comments and discussion.

[Agenda Item Report - AIR-21-066 - Pdf](#)

- 5.E. Site Plan Review: Derby Destination Development - Lots 2 & 3 39 - 83  
Recommended Motion: Approve the site plans for Derby Destination Development - Lots 2 & 3, subject to staff recommendations and Planning Commission discussion.

[Agenda Item Report - AIR-21-068 - Pdf](#)

6. ANNOUNCEMENTS

7. ADJOURNMENT