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CITY OF PITTSBURG, KANSAS
COMMISSION AGENDA
Tuesday, October 11, 2011
5:30 PM

CALL TO ORDER BY THE MAYOR:

- a. Invocation by Michael Hart of the Trinity Baptist Church
- b. Flag Salute Led by the Mayor
- c. Proclamation - Disability Mentoring Day - Received by LuAnn Colyer
- d. Proclamation - Project Warmth Day - Received by Jeff Wilbert
- e. Public Input

CONSENT AGENDA:

- a. Approval of the minutes of the September 27, 2011, City Commission Meeting.
- b. Approval of the Appropriation Ordinance for the period ending October 11, 2011, subject to the release of HUD expenditures when funds are received.
ROLL CALL VOTE.

SPECIAL PRESENTATION:

- a. **STREET SALES TAX PROJECT** - Staff will provide a slide presentation to give an update on the street sales tax project.

CONSIDER THE FOLLOWING:

- a. **REQUEST TO REZONE** - The Planning and Zoning Commission, in its meeting of September 26, 2011, voted unanimously to recommend Governing Body approval of a request submitted by William and Sondra Collins to rezone 702-704 N. Elm from CP-2 Planned General Commercial to RP-4 Planned Apartment House District. **Approve or disapprove recommendation. (If the Governing Body is not in agreement with the recommendation as provided, the State Statutes stipulate that the Governing Body, by a 2/3 majority, may override the recommendation or may return the recommendation to the Planning and Zoning Commission for further consideration. A return of the recommendation must be accompanied with a statement specifying the basis for the Governing Body's returning the recommendation.)**

CITY OF PITTSBURG, KANSAS
COMMISSION AGENDA
Tuesday, October 11, 2011
5:30 PM

- b. **CONDITIONAL USE PERMIT - The Planning and Zoning Commission, in its meeting of September 26, 2011, voted unanimously to recommend to the Governing Body approval of a request submitted by Kyle Burgess dba The Cheer Pit for a Conditional Use under the provisions of Article 30 of the Pittsburg Zoning Ordinance to allow a dance/cheer studio at 701 E. Washington. Approve or disapprove recommendation. (If the Governing Body is not in agreement with the recommendation as provided, the State Statutes stipulate that the Governing Body, by a simple majority, may deny the request or send it back to the Planning and Zoning Commission for further consideration.)**

- c. **CONDITIONAL USE PERMIT - The Planning and Zoning Commission, in its meeting of September 26, 2011, voted unanimously to recommend to the Governing Body approval of a request submitted by Aaron McConnell dba MAC Fitness for a Conditional Use under the provisions of Article 30 of the Pittsburg Zoning Ordinance to allow a fitness center/gym at 304 W. 11th Street. Approve or disapprove recommendation. (If the Governing Body is not in agreement with the recommendation as provided, the State Statutes stipulate that the Governing Body, by a simple majority, may deny the request or send it back to the Planning and Zoning Commission for further consideration.)**

- d. **COMMUNITY STORM SHELTER GRANT - City staff is recommending Governing Body approval to revise the scope of services for the construction of a Community Storm Shelter on the former Lincoln School property at 1700 N. Locust. Approve or disapprove recommendation and, if approved, authorize staff to submit the revised scope of services to the Kansas Department of Emergency Management for consideration.**

NON-AGENDA REPORTS & REQUESTS:

ADJOURNMENT

Office of the Mayor

CITY OF PITTSBURG, KANSAS

Proclamation

Whereas: More than one million people with disabilities have entered the labor force since the passage of the Americans with Disabilities Act in 1990; and

Whereas: As taxpayers, consumers, and workers, people with disabilities are contributing to our society and to their own fulfillment of the American dream; and

Whereas: New generations of young people with disabilities are growing up in Pittsburg, graduating from high school, going to college, and preparing to participate in the workplace; and

Whereas: Both students and job seekers with disabilities have the right to maximize their potential by making the most of their intellect, talents, and abilities in an environment free of physical, programmatic, and attitudinal barriers; and

Whereas: Disability Mentoring Day provides an opportunity for students and job seekers with all types of disabilities to gain insight into career options by spending part of their day in the workplace "shadowing" an employee as he or she goes through a normal day on the job.

Now, Therefore, I, Marty Beezley, Mayor of the City of Pittsburg, Kansas, do hereby proclaim Wednesday, October 26th, 2011, as

DISABILITY MENTORING DAY IN PITTSBURG

and encourage all citizens to recognize the enormous potential of people with disabilities and to work toward their full integration into the workforce.

Dated this 11th day of October, 2011.

ATTEST:

CITY CLERK

MAYOR

Office of the Mayor
CITY OF PITTSBURG, KANSAS

Proclamation

Whereas: Project Warmth is a community effort that has been in existence for 24 years; and

Whereas: Generous in-kind gifts from a variety of businesses help to make Project Warmth possible; and

Whereas: On Thursday, October 20th, 2011, from 11:00 a.m. to 2:00 p.m. and from 4:30 p.m. to 6:00 p.m., citizens may visit the lower level of Memorial Auditorium & Convention Center at 503 North Pine and be served chili or soup, pie and a drink for \$6 per adult and \$3 per child; and

Whereas: Proceeds from Project Warmth are used for utility assistance for our neighbors in Crawford County.

Now, Therefore, I, Marty Beezley, Mayor of the City of Pittsburg, Kansas, do hereby proclaim Thursday, October 20th, 2011, as

PROJECT WARMTH DAY IN PITTSBURG

and urge all citizens to participate in this very worthwhile event.

Dated this 11th day of October, 2011.

ATTEST:

CITY CLERK

MAYOR

OFFICIAL MINUTES
OF THE
GOVERNING BODY
OF THE
CITY OF PITTSBURG, KANSAS
September 27th, 2011

A Regular Session of the Board of Commissioners was held at 5:38 p.m., Tuesday, September 27th, 2011, in the City Commission Room, located in the Law Enforcement Center, 201 North Pine, with Mayor Marty Beezley presiding and the following members present: Rudy Draper, Michael Gray, John Ketterman. Commissioner O'Bryan was absent.

Jim Akins of the First United Methodist Church provided the invocation.

Mayor Beezley led the flag salute.

APPROVAL OF MINUTES – SEPTEMBER 13th, 2011 - On motion of Gray, seconded by Ketterman, the Governing Body approved the minutes of the September 13th, 2011, City Commission Meeting as submitted. Motion carried. Absent: O'Bryan.

LONE STAR WATER LINE PROJECT FUNDING – On motion of Gray, seconded by Ketterman, the Governing Body approved the recommendation of the Economic Development Advisory Committee to fund the extension of a 12-inch waterline on Lone Star Road from 20th Street to 4th Street for the estimated cost of \$157,431 and the extension of the waterline north to serve the 240 acre Airport Business Park West for the estimated cost of \$111,571 and authorized the Mayor to sign the appropriate documents. Motion carried. Absent: O'Bryan.

APPOINTMENT OF MEMBERS – AIRSPACE PROTECTION PLANNING COMMITTEE – On motion of Gray, seconded by Ketterman, the Governing Body approved the appointment of Bill Beasley, Bill Pyle, Chris Hoffman (Pilot for K.W. Brock), Nathan Keizer (Pilot for Watco Companies, Inc.) and Ron Holman (Pilot for Tripe T Foods) representing the City of Pittsburg; Judy Freeman (Zoning Administrator) and Jim Belew (County Planning Commissioner) representing Crawford County; and John Zafuta (Fire Chief) and Ron Albertini (City Surveyor) representing the City of Frontenac, to serve on the Airspace Protection Planning Committee to assist in the planning and drafting of airspace regulations for the Atkinson Municipal Airport. Motion carried. Absent: O'Bryan.

DECLARATION OF SURPLUS PROPERTY – On motion of Gray, seconded by Ketterman, the Governing Body approved staff recommendation to declare certain items of city property to be surplus property and disposed of through donation to other small law enforcement agencies. Motion carried. Absent: O'Bryan.

APPROPRIATION ORDINANCE – On motion of Gray, seconded by Ketterman, the Governing Body approved the Appropriation Ordinance for the period ending September 27th, 2011, subject to the release of HUD expenditures when funds are received, with the following roll call vote: Yea: Beezley, Draper, Gray, and Ketterman. Motion carried. Absent: O'Bryan.

OFFICIAL MINUTES
OF THE
GOVERNING BODY
OF THE
CITY OF PITTSBURG, KANSAS
September 27th, 2011

IMAGINE PITTSBURG 2030 VISIONING PROJECT – On motion of Ketterman, seconded by Draper, the Governing Body approved the recommendation of the Economic Development Advisory Committee to fund the Imagine Pittsburg 2030 Visioning Project in an amount of at least \$25,000 and not to exceed \$50,000. Motion carried. Absent: O'Bryan.

Commissioner Ketterman requested the City Commission be made aware of the exact funding amount required by the City as soon as possible. Brad Hodson of Pittsburg State University indicated that donations for the Visioning Project from local businesses should be known by the end of October. At that time, the exact dollar amount of funding needed from the City will be known.

PURCHASE OF EMERGENCY BACKUP GENERATOR – On motion of Ketterman, seconded by Gray, the Governing Body approved staff recommendation to purchase an emergency backup generator for Memorial Auditorium and Convention Center from CDL Electric for \$10,999. Motion carried. Absent: O'Bryan.

LIBRARY VIDEO - Beverly Clarkson of the Pittsburg Public Library, presented a video highlighting children's summer reading activities at the Library.

20TH AND BROADWAY INTERSECTION IMPROVEMENTS – On motion of Draper, seconded by Gray, the Governing Body approved an Engineering Services Agreement between the City and Professional Engineering Consultants, P.A. for design services for the 20th and Broadway Intersection Improvements Project for an amount not to exceed \$68,997, and authorized the Mayor to sign the Engineering Services Agreement on behalf of the City. Motion carried.

REPORT FROM DIRECTOR OF ECONOMIC DEVELOPMENT – Director of Economic Development Mark Turnbull provided a verbal presentation on his recent Kansas Recruitment trip to Philadelphia.

Commissioner Gray suggested Turnbull provide a verbal report in the near future on programs and other efforts being made to accommodate existing businesses.

EXECUTIVE SESSION - On motion of Draper, seconded by Gray, the Governing Body recessed into Executive Session not to exceed 60 minutes for discussion regarding personnel matters of non-elected personnel. Motion carried.

The Governing Body recessed into Executive Session at 6:12 p.m.

Commissioner Draper exited the Executive Session at 6:41 p.m.

OFFICIAL MINUTES
OF THE
GOVERNING BODY
OF THE
CITY OF PITTSBURG, KANSAS
September 27th, 2011

The Governing Body reconvened into Special Session at 7:08 p.m.

Mayor Beezley announced that no decisions were made and no votes were taken during the Executive Session.

ADJOURNMENT: On motion of Ketterman, seconded by Gray, the Governing Body adjourned the meeting at 7:08 p.m. Motion carried. Absent: O'Bryan and Draper.

Marty Beezley, Mayor

ATTEST:

Tammy Nagel, City Clerk

VENDOR SET: 99 City of Pittsburg, KS
BANK: * ALL BANKS
DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
C-CHECK	VOID CHECK	V	9/23/2011			166363		
C-CHECK	VOID CHECK	V	9/23/2011			166364		

* * T O T A L S * *	NO	CHECK AMOUNT	DISCOUNTS	TOTAL APPLIED
REGULAR CHECKS:	0	0.00	0.00	0.00
HAND CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
EFT:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
VOID CHECKS:	2 VOID DEBITS	0.00		
	VOID CREDITS	0.00	0.00	0.00
TOTAL ERRORS:	0			
VENDOR SET: 99 BANK: * TOTALS:	2	0.00	0.00	0.00
BANK: * TOTALS:	2	0.00	0.00	0.00

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
2876	A-PLUS CLEANERS & LAUNDRY	R	9/23/2011			166361		168.20
4263	COX COMMUNICATIONS	R	9/23/2011			166362		1,517.65
1	WISCONSIN DEPT OF TRANS	R	9/23/2011			166365		2.00
2519	EAGLE BEVERAGE CO INC	R	9/28/2011			166366		100.50
1962	RESERVE ACCOUNT	R	9/28/2011			166367		5,000.00
6517	STACE MORRIS	R	9/28/2011			166368		515.00
0380	KANSAS DEPARTMENT OF REVENUE	R	9/30/2011			166394		25.00
1370	KDH&E	R	9/30/2011			166395		500.00
3766	KDHE - TECHNICAL SERVICES SECT	R	9/30/2011			166396		20.00
6355	KENDALL PACKAGING	R	9/30/2011			166397		63.00
0094	M&I BANK	R	9/30/2011			166398		500.00
1108	WESTAR ENERGY	R	9/30/2011			166399		35.32
1	WILSON, JAMIE	R	9/30/2011			166400		76.25
6154	4 STATE MAINTENANCE SUPPLY INC	R	10/04/2011			166417		137.04
6216	AMERICAN CONCRETE CONCEPTS	R	10/04/2011			166418		2,332.88
5966	BOBCAT OF SPRINGFIELD	R	10/04/2011			166419		314.30
6773	JIM BOWEN	R	10/04/2011			166420		30.00
6661	CALLS SERVICE	R	10/04/2011			166421		65.00
6192	KATHLEEN CERNE	R	10/04/2011			166422		600.00
5857	CREATIVE PRODUCT SOURCING INC	R	10/04/2011			166423		1,141.25
6761	GREEN LIFE	R	10/04/2011			166424		1,106.00
6750	HW LOCHNER, BWR DIVISION	R	10/04/2011			166425		1,263.30

VENDOR SET: 99 City of Pittsburg, KS

BANK: 80144 M&I Bank

DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
5770	JOPLIN FREIGHTLINER SALES INC	R	10/04/2011			166426		73.68
6201	KANSAS IMAGING CONSULTANTS	R	10/04/2011			166427		110.70
6597	MARELLY-AED'S &FIRST AID	R	10/04/2011			166428		4,664.94
6718	NATIONAL SCREENING BUREAU	R	10/04/2011			166429		33.00
6775	PITTSBURG INTERIORS	R	10/04/2011			166430		10,004.08
6536	POLYDYNE INC	R	10/04/2011			166431		1,606.50
4780	RAKESTRAW EXCAVATING	R	10/04/2011			166432		3,500.00
6774	SOUTHLAND ELECTRICAL SUPPLY	R	10/04/2011			166433		2,871.48
1264	UNIVERSITY OF KANSAS	R	10/04/2011			166434		220.00
2350	WCA WASTE SYSTEMS INC	R	10/04/2011			166435		420.13
0011	AMERICAN ELECTRIC INC	E	9/28/2011			999999		404.20
0026	STANDARD INSURANCE COMPANY	D	10/03/2011			999999		1,187.48
0038	LEAGUE OF KANSAS MUNICIPALITIE	E	9/28/2011			999999		52.41
0039	BATTERY MART INC	E	9/28/2011			999999		34.85
0046	ETTINGERS OFFICE SUPPLY	E	9/28/2011			999999		484.10
0055	JOHN'S SPORT CENTER	E	9/28/2011			999999		74.97
0063	LOCKE WHOLESALE SUPPLY	E	9/28/2011			999999		1,601.17
0074	RUSSELL BELDEN ELECTRIC COMPAN	E	9/28/2011			999999		18.98
0078	SUPERIOR LINEN SERVICE	E	9/28/2011			999999		187.53
0083	WATER PRODUCTS INC	E	9/28/2011			999999		8,225.68
0088	D & H LEASING INC	E	9/28/2011			999999		13.45
0094	M&I BANK	D	9/26/2011			999999		70.00

VENDOR SET: 99 City of Pittsburg, KS

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DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
0101	BUG-A-WAY INC	E	9/28/2011			999999		130.00
0105	PITTSBURG AUTOMOTIVE INC	E	9/28/2011			999999		1,470.09
0112	MARRONES INC	E	9/28/2011			999999		1,058.80
0117	THE MORNING SUN	E	9/28/2011			999999		193.73
0128	VIA CHRISTI HOSPITAL	E	9/28/2011			999999		765.89
0133	JIM RADELL CONSTRUCTION INC	E	9/28/2011			999999		6,059.80
0145	BROADWAY LUMBER COMPANY, INC.	E	9/28/2011			999999		415.15
0154	BLUE CROSS & BLUE SHIELD	D	9/23/2011			999999		39,735.24
0154	BLUE CROSS & BLUE SHIELD	D	9/30/2011			999999		33,360.62
0154	BLUE CROSS & BLUE SHIELD	D	10/03/2011			999999		26,858.38
0163	O'REILLY AUTOMOTIVE INC	E	9/28/2011			999999		161.96
0177	BOOK WHOLESALERS INC	E	9/28/2011			999999		386.43
0179	FILTER-TEK, INC.	E	9/28/2011			999999		42.74
0181	INGRAM	E	9/28/2011			999999		63.49
0185	MISSION CLAY PRODUCTS LLC	E	9/28/2011			999999		624.60
0191	XEROX CORP	E	9/28/2011			999999		321.67
0199	KIRKLAND WELDING SUPPLIES	E	9/28/2011			999999		50.73
0200	SHERWIN WILLIAMS COMPANY	E	9/28/2011			999999		890.56
0207	PEPSI-COLA BOTTLING CO OF PITT	E	9/28/2011			999999		555.85
0224	KDOR	D	9/22/2011			999999		3,433.18
0272	BO'S 1 STOP INC	E	9/28/2011			999999		422.72
0276	JOE SMITH COMPANY, INC.	E	9/28/2011			999999		206.76

VENDOR SET: 99 City of Pittsburg, KS
BANK: 80144 M&I Bank
DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
0278	LAWSON PRODUCTS INC	E	9/28/2011			999999		132.83
0286	R&R PRODUCTS INC	E	9/28/2011			999999		267.56
0289	TITLEIST	E	9/28/2011			999999		640.69
0292	UNIFIRST CORPORATION	E	9/28/2011			999999		94.31
0294	COPY PRODUCTS INC	E	9/28/2011			999999		3,342.74
0300	PITTSBURG FORD-MERCURY, INC.	E	9/28/2011			999999		305.45
0306	CASTAGNO OIL CO INC	E	9/28/2011			999999		28.00
0317	KUNSHEK CHAT & COAL CO, INC.	E	9/28/2011			999999		4,397.77
0329	O'MALLEY IMPLEMENT CO INC	E	9/28/2011			999999		383.37
0337	CROSS-MIDWEST TIRE	E	9/28/2011			999999		1,273.08
0339	GENERAL MACHINERY	E	9/28/2011			999999		2,661.98
0347	LYNN'S QUICK LUBE	E	9/28/2011			999999		119.85
0375	CONVENIENT WATER COMPANY	E	9/28/2011			999999		20.00
0420	CONTINENTAL RESEARCH CORP	E	9/28/2011			999999		209.76
0422	DEMCO INC	E	9/28/2011			999999		180.18
0431	SOUND TUNING	E	9/28/2011			999999		95.00
0455	LARRY BARRETT BODY * FRAME * T	E	9/28/2011			999999		3,209.51
0530	THYSSENKRUPP CORPORATION	E	9/28/2011			999999		729.42
0571	WILBERT MFG. & SUPPLY	E	9/28/2011			999999		129.80
0583	DICKINSON INDUSTRIES INC	E	9/28/2011			999999		803.00
0585	MOLLE MC AUTOMOTIVE INC	E	9/28/2011			999999		12.09
0607	QUALITY FLOOR COVERING	E	9/28/2011			999999		3,856.00

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
0686	CARTER WATERS CORP	E	9/28/2011			999999		1,680.00
0746	CDL ELECTRIC COMPANY INC	E	9/28/2011			999999		225.00
0753	CRAWFORD COUNTY MENTAL HEALTH	E	9/28/2011			999999		12,042.90
0784	MIRACLE RECREATION EQUIP CO	E	9/28/2011			999999		2,517.00
0788	SCHREIBER LLC	E	9/28/2011			999999		2,417.00
0805	BROADWAY ANIMAL HOSPITAL	E	9/28/2011			999999		430.00
0806	JOHN L CUSSIMANIO	E	9/28/2011			999999		220.00
0815	WILBERT & TOWNER	E	9/28/2011			999999		25.00
0867	CUMMINS CENTRAL POWER LLC	E	9/28/2011			999999		270.60
0911	WRIGHT RADIATOR SERVICE	E	9/28/2011			999999		90.00
0947	TOM SLAUGHTER	E	9/28/2011			999999		2,449.00
1075	COASTAL ENERGY CORP	E	9/28/2011			999999		990.60
1150	INDUSTRIAL SALES CO INC	E	9/28/2011			999999		223.25
1267	RP3 INC	E	9/28/2011			999999		1,075.00
1290	CMI INC	E	9/28/2011			999999		350.24
1478	KANSASLAND TIRE OF PITTSBURG	E	9/28/2011			999999		138.73
1490	ESTHERMAE TALENT	E	9/28/2011			999999		50.00
1617	KANSAS EMPLOYMENT SECURITY FUN	D	10/03/2011			999999		5,233.17
1704	AMERICAN MEDIA INVESTMENTS	E	9/28/2011			999999		120.00
1733	BOYD METALS OF JOPLIN INC	E	9/28/2011			999999		3,847.36
2025	SOUTHERN UNIFORM & EQUIPMENT L	E	9/28/2011			999999		45.50
2223	PITNEY BOWES	E	9/28/2011			999999		897.00

VENDOR SET: 99 City of Pittsburg, KS

BANK: 80144 M&I Bank

DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
2226	KEY EQUIPMENT & SUPPLY CO INC	E	9/28/2011			999999		1,487.12
2707	THE LAWNSCAPE COMPANY, INC.	E	9/28/2011			999999		900.00
2960	PACE ANALYTICAL SERVICES INC	E	9/28/2011			999999		546.00
3079	COMMERCE BANK	D	9/22/2011			999999		19,413.98
3248	AIRGAS MID-SOUTH, INC	E	9/28/2011			999999		1,360.64
3511	ROSE INDUSTRIES	E	9/28/2011			999999		184.42
3697	LR ENTERPRISES LLC	E	9/28/2011			999999		62.68
3802	BRENNTAG MID-SOUTH INC	E	9/28/2011			999999		1,136.25
3802	BRENNTAG MID-SOUTH INC	E	9/29/2011			999999		1,180.00
3807	CENTRAL BUILDING, INC.	E	9/28/2011			999999		15,200.00
3971	FASTENAL COMPANY	E	9/28/2011			999999		243.88
3972	WASHINGTON ELECTRONICS INC	E	9/28/2011			999999		1,020.00
4126	EMERGENCY MEDICAL PRODUCT INC	E	9/28/2011			999999		271.18
4133	T.H. ROGERS HOMECENTER	E	9/28/2011			999999		356.03
4277	AMERICAN EQUIPMENT CO	E	9/28/2011			999999		1,436.86
4307	HENRY KRAFT, INC.	E	9/28/2011			999999		121.78
4390	SPRINGFIELD JANITOR SUPPLY, IN	E	9/28/2011			999999		120.56
4603	KANSAS GOLF AND TURF INC	E	9/28/2011			999999		160.85
5049	CRH COFFEE INC	E	9/28/2011			999999		37.90
5275	US LIME COMPANY-ST CLAIR	E	9/28/2011			999999		7,461.81
5340	COMMERCE BANK TRUST	E	9/28/2011			999999		36,133.38
5391	GLASS DEPOT LLC	E	9/28/2011			999999		105.00

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
5552	NATIONAL SIGN CO INC	E	9/28/2011			999999		424.94
5590	HD SUPPLY WATERWORKS LTD	E	9/28/2011			999999		48,052.00
5892	LAFORGE AND BUDD CONSTRUCTION	E	9/29/2011			999999		349,804.80
6175	HENRY C MENGHINI	E	9/28/2011			999999		238.50
6203	SOUTHWEST PAPER CO INC	E	9/28/2011			999999		198.69
6262	CLEAN THE UNIFORM COMPANY	E	9/28/2011			999999		533.28
6309	TAMMY FRYE	E	9/28/2011			999999		400.00
6402	BEAN'S TOWING & AUTO BODY	E	9/28/2011			999999		966.77
6443	MEDICALODGES INC	E	9/28/2011			999999		368.00
6502	MODERN ELECTRICAL CONCEPTS	E	9/28/2011			999999		4,363.42
6528	GALE GROUP	E	9/28/2011			999999		52.78
6539	LARSON FARM & LAWN INC	E	9/28/2011			999999		125.39
6547	MO MAX SALES INC	E	9/28/2011			999999		22.00
6558	VERMONT SYSTEMS INC	E	9/28/2011			999999		12,722.00
6672	CHARLES A CURTIS	E	9/28/2011			999999		456.00
6721	LLOYDS TRASH SERVICE	E	9/28/2011			999999		26.78

* * T O T A L S * *	NO	CHECK AMOUNT	DISCOUNTS	TOTAL APPLIED
REGULAR CHECKS:	32	39,017.20	0.00	39,017.20
HAND CHECKS:	0	0.00	0.00	0.00
DRAFTS:	8	129,292.05	0.00	129,292.05
EFT:	108	566,196.57	73.17	566,269.74
NON CHECKS:	0	0.00	0.00	0.00
VOID CHECKS:	0 VOID DEBITS	0.00		
	VOID CREDITS	0.00	0.00	0.00

TOTAL ERRORS: 0

VENDOR SET: 99 BANK: 80144	TOTALS:	148	734,505.82	73.17	734,432.65
BANK: 80144	TOTALS:	148	734,505.82	73.17	734,578.99

VENDOR SET: 99 City of Pittsburg, KS
 BANK: EFT MANUAL EFTS
 DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
0038	LEAGUE OF KANSAS MUNICIPALITIE	E	9/26/2011			999999		200.00
0038	LEAGUE OF KANSAS MUNICIPALITIE	E	9/30/2011			999999		200.00
0253	TAMARA N NAGEL	E	10/03/2011			999999		76.91
0866	AVFUEL CORPORATION	E	9/26/2011			999999		28,068.66
1874	HIGHLAND MEADOWS OF KS	E	9/29/2011			999999		484.00
3272	DUNCAN HOUSING LLC	E	9/29/2011			999999		550.00
3884	MARK D. TURNBULL	E	10/03/2011			999999		39.44
4013	KNIGHTS OF COLUMBUS TOWERS	E	9/29/2011			999999		343.00
4262	KDHE	E	9/26/2011			999999		60.00
5609	RON WHITE	E	10/03/2011			999999		210.00
5994	SEKC HUMAN RESOURCE ASSOCIATIO	E	9/28/2011			999999		70.00
6067	BANC OF AMERICA PUBLIC CAPITAL	E	9/28/2011			999999		82,334.17
6508	JOHN H BAILEY	E	10/03/2011			999999		4.00
6573	MEGAN A FRY	E	9/26/2011			999999		13.19
6752	CAREY STEIER	E	9/26/2011			999999		111.89
6752	CAREY STEIER	E	10/03/2011			999999		6.28
6768	CLAUDIO LEYVA I	E	9/29/2011			999999		500.00

* * T O T A L S * *	NO	CHECK AMOUNT	DISCOUNTS	TOTAL APPLIED
REGULAR CHECKS:	0	0.00	0.00	0.00
HAND CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
EFT:	17	113,271.54	0.00	113,271.54
NON CHECKS:	0	0.00	0.00	0.00
VOID CHECKS:	0 VOID DEBITS	0.00		
	VOID CREDITS	0.00	0.00	0.00

TOTAL ERRORS: 0

VENDOR SET: 99 BANK: EFT TOTALS:	17	113,271.54	0.00	113,271.54
BANK: EFT TOTALS:	17	113,271.54	0.00	113,271.54

VENDOR SET: 99 City of Pittsburg, KS
BANK: HAP M&I Bank - HAP
DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
6266	KENNETH JOSEPH BRADY	R	10/03/2011			166401		269.00
6585	CLASS HOMES 1 LLC	R	10/03/2011			166402		84.00
6182	ALAN FELDHAUSEN	R	10/03/2011			166403		391.00
6168	K AND B RENTALS LLC	R	10/03/2011			166404		666.00
1601	GRAIG MOORE	R	10/03/2011			166405		190.00
6517	STACE MORRIS	R	10/03/2011			166406		2,774.00
5699	JON PRIDEAUX	R	10/03/2011			166407		235.00
6451	NAZAR SAMAN	R	10/03/2011			166408		355.00
3406	JON SCHWENKER	R	10/03/2011			166409		208.00
6437	FRED VAN BECELAERE	R	10/03/2011			166410		625.00
4636	WESTAR ENERGY, INC. (HAP)	R	10/03/2011			166411		696.00
0140	A&M RENTALS	E	10/03/2011			999999		1,483.00
0266	JOHN S KUTZ	E	10/03/2011			999999		332.00
0372	CONNER REALTY	E	10/03/2011			999999		832.00
0855	CHARLES HOSMAN	E	10/03/2011			999999		513.00
0969	SEK-CAP INC	E	10/03/2011			999999		210.00
1008	BENJAMIN M BEASLEY	E	10/03/2011			999999		598.00
1231	JOHN LOVELL	E	10/03/2011			999999		280.00
1454	BETTY J WILSON	E	10/03/2011			999999		239.00
1542	LARRY SHANKS	E	10/03/2011			999999		286.00
1603	GARY SAKER	E	10/03/2011			999999		503.00
1609	PHILLIP H O'MALLEY	E	10/03/2011			999999		5,017.00

VENDOR SET: 99 City of Pittsburg, KS
BANK: HAP M&I Bank - HAP
DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
1638	VERNON W PEARSON	E	10/03/2011			999999		750.00
1649	HAROLD O'MALLEY	E	10/03/2011			999999		371.00
1688	DORA WARE	E	10/03/2011			999999		727.00
1961	DUSTIN D MAJOR	E	10/03/2011			999999		254.00
1982	KENNETH STOTTS	E	10/03/2011			999999		2,781.00
2073	BRET M BULLARD	E	10/03/2011			999999		223.00
2256	TODD MERANDO	E	10/03/2011			999999		140.00
2304	DENNIS HELMS	E	10/03/2011			999999		726.00
2339	CHRIS WINDSOR	E	10/03/2011			999999		162.00
2397	DIXIE J HEFLIN	E	10/03/2011			999999		451.00
2398	WILLIAM E SAMSON	E	10/03/2011			999999		246.00
2542	CHARLES YOST	E	10/03/2011			999999		1,969.00
2624	JAMES ZIMMERMAN	E	10/03/2011			999999		1,189.00
2718	KENNETH B DUTTON	E	10/03/2011			999999		280.00
2850	VENITA STOTTS	E	10/03/2011			999999		454.00
2913	KENNETH N STOTTS JR	E	10/03/2011			999999		346.00
3002	BARBARA MINGORI	E	10/03/2011			999999		500.00
3067	STEVE BITNER	E	10/03/2011			999999		5,037.00
3082	JOHN R JONES	E	10/03/2011			999999		243.00
3114	PATRICIA BURLESON	E	10/03/2011			999999		1,132.00
3142	COMMUNITY MENTAL HEALTH CENTER	E	10/03/2011			999999		824.00
3187	DEAN POWELL	E	10/03/2011			999999		325.00

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
3193	WILLIAM CROZIER	E	10/03/2011			999999		1,475.00
3218	CHERYL L BROOKS	E	10/03/2011			999999		780.00
3241	CHARLES P SIMPSON	E	10/03/2011			999999		197.00
3252	LINDA S LLOYD	E	10/03/2011			999999		635.00
3272	DUNCAN HOUSING LLC	E	10/03/2011			999999		5,224.00
3273	RICHARD F THENIKL	E	10/03/2011			999999		445.00
3294	JOHN R SMITH	E	10/03/2011			999999		539.00
3317	PHIL MARTIN	E	10/03/2011			999999		233.00
3593	REMINGTON SQUARE	E	10/03/2011			999999		8,482.00
3668	MID AMERICA PROPERTIES OF PITT	E	10/03/2011			999999		2,579.00
3708	GILMORE BROTHERS RENTALS	E	10/03/2011			999999		83.00
3724	YVONNE L. ZORNES	E	10/03/2011			999999		918.00
3746	JAROLD BONBRAKE	E	10/03/2011			999999		346.00
3929	MDI LIMITED PARTNERSHIP #49	E	10/03/2011			999999		6,216.00
3978	TBSW HOLDINGS, LLC	E	10/03/2011			999999		195.00
4154	JOSEPH L. BOURNONVILLE	E	10/03/2011			999999		352.00
4177	MT RENTALS	E	10/03/2011			999999		383.00
4218	MEADOWLARK TOWNHOUSES	E	10/03/2011			999999		2,526.00
4308	KENNETH BATEMAN	E	10/03/2011			999999		451.00
4388	RICHARD L PERRY	E	10/03/2011			999999		187.00
4492	PITTSBURG SENIORS	E	10/03/2011			999999		3,949.00
4546	C & M PROPERTIES LLC	E	10/03/2011			999999		46.00

VENDOR SET: 99 City of Pittsburg, KS
BANK: HAP M&I Bank - HAP
DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
4564	TERRY L SIMPSON	E	10/03/2011			999999		390.00
4828	LINDA G MARTINSON	E	10/03/2011			999999		179.00
4928	PITTSBURG STATE UNIVERSITY	E	10/03/2011			999999		491.00
5035	ZACK QUIER	E	10/03/2011			999999		561.00
5039	VANETA MATHIS	E	10/03/2011			999999		267.00
5323	JAMES F HUEBNER	E	10/03/2011			999999		371.00
5393	CARLOS ANGELES	E	10/03/2011			999999		1,035.00
5549	DELBERT BAIR	E	10/03/2011			999999		274.00
5583	ROBERT L NANKIVELL SR	E	10/03/2011			999999		101.00
5653	PEGGY HUNT	E	10/03/2011			999999		159.00
5660	HERBERT WARING	E	10/03/2011			999999		381.00
5676	BARBARA TODD	E	10/03/2011			999999		80.00
5806	GARY M WILKINSON	E	10/03/2011			999999		235.00
5817	JAMA ENTERPRISES LLP	E	10/03/2011			999999		256.00
5854	ANTHONY A SNYDER	E	10/03/2011			999999		279.00
5885	CHARLES T GRAVER	E	10/03/2011			999999		500.00
5896	HORIZON INVESTMENTS GROUP INC	E	10/03/2011			999999		550.00
5897	NIESE WOODY-FAIR	E	10/03/2011			999999		12.00
5906	JOHN HINRICHS	E	10/03/2011			999999		197.00
5939	EDNA R TRENT	E	10/03/2011			999999		222.00
5957	PASTEUR PROPERTIES LLC	E	10/03/2011			999999		530.00
5961	LARRY VANBECELAERE	E	10/03/2011			999999		302.00

VENDOR SET: 99 City of Pittsburg, KS
BANK: HAP M&I Bank - HAP
DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
6002	SALLY THRELFALL	E	10/03/2011			999999		302.00
6032	TIM J. RIDGWAY	E	10/03/2011			999999		375.00
6073	REBECCA FOSTER	E	10/03/2011			999999		831.00
6090	RANDAL BENNEFELD	E	10/03/2011			999999		822.00
6108	TILDEN BURNS	E	10/03/2011			999999		306.00
6130	T & K RENTALS LLC	E	10/03/2011			999999		1,417.00
6150	JAMES L COX	E	10/03/2011			999999		880.00
6155	HOUSING AUTHORITY OF DEKALB CO	E	10/03/2011			999999		760.80
6161	MICHAEL J STOTTS	E	10/03/2011			999999		137.00
6172	ANDREW A WACHTER	E	10/03/2011			999999		797.00
6186	TROY ROSENSTIEL	E	10/03/2011			999999		514.00
6227	ANGELA BOLLINGER	E	10/03/2011			999999		10.00
6284	FRED TWEET	E	10/03/2011			999999		292.00
6294	RONALD E WUERDEMAN	E	10/03/2011			999999		423.00
6295	DAVID L PETERSON	E	10/03/2011			999999		262.00
6298	KEVAN L SCHUPBACH	E	10/03/2011			999999		4,981.00
6300	MARTY STAHL	E	10/03/2011			999999		223.00
6306	BALKANS DEVELOPMENT LLC	E	10/03/2011			999999		88.00
6314	PARKVIEW HOUSING INC	E	10/03/2011			999999		710.00
6317	RONALD L EMERSON	E	10/03/2011			999999		176.00
6322	R JAMES BISHOP	E	10/03/2011			999999		421.00
6333	JANA DALRYMPLE	E	10/03/2011			999999		401.00

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
6380	WAYNE E THOMPSON	E	10/03/2011			999999		555.00
6391	DOWNTOWN PITTSBURG HOUSING PAR	E	10/03/2011			999999		3,045.00
6394	KEVIN HALL	E	10/03/2011			999999		550.00
6441	HEATHER D MASON	E	10/03/2011			999999		1,230.00
6442	MELISSA BERMAN	E	10/03/2011			999999		466.00
6443	MEDICALODGES INC	E	10/03/2011			999999		170.00
6446	HUTCHINS RENTAL TRUST ACCOUNT	E	10/03/2011			999999		473.00
6507	MARTHA E MOORE	E	10/03/2011			999999		499.00
6540	LESTER JONES	E	10/03/2011			999999		260.00
6552	DEBORAH A MCKINSTRY	E	10/03/2011			999999		450.00
6603	BRENT COULTER	E	10/03/2011			999999		370.00
6624	WADE M CAPLINGER	E	10/03/2011			999999		464.00
6628	SEAN HALL	E	10/03/2011			999999		297.00
6633	CHRISTINA OBERLE	E	10/03/2011			999999		265.00
6647	MICHAEL A SMITH	E	10/03/2011			999999		397.00
6657	OZARKS AREA COMMUNITY ACTION C	E	10/03/2011			999999		455.10
6673	JUDIITH A COLLINS	E	10/03/2011			999999		275.00
6694	DELBERT BAIR	E	10/03/2011			999999		343.00
6708	CHARLES MERTZ	E	10/03/2011			999999		504.00
6724	ROBERT MCCAULEY	E	10/03/2011			999999		402.00
6726	JEPSON HOLDINGS LLC	E	10/03/2011			999999		362.00
6753	REBECCA SPONSEL	E	10/03/2011			999999		550.00

VENDOR SET: 99 City of Pittsburg, KS
BANK: HAP M&I Bank - HAP
DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
6769	DAVID SIMPSON	E	10/03/2011			999999		226.00

* * T O T A L S * *		NO	CHECK AMOUNT	DISCOUNTS	TOTAL APPLIED
REGULAR CHECKS:		11	6,493.00	0.00	6,493.00
HAND CHECKS:		0	0.00	0.00	0.00
DRAFTS:		0	0.00	0.00	0.00
EFT:		122	100,772.90	0.00	100,772.90
NON CHECKS:		0	0.00	0.00	0.00
VOID CHECKS:	0 VOID DEBITS		0.00		
	VOID CREDITS		0.00	0.00	0.00

TOTAL ERRORS: 0

VENDOR SET: 99	BANK: HAP	TOTALS:	133	107,265.90	0.00	107,265.90
BANK: HAP	TOTALS:		133	107,265.90	0.00	107,265.90

VENDOR SET: 99 City of Pittsburg, KS
 BANK: PY PAYROLL PAYABLES
 DATE RANGE: 9/21/2011 THRU 10/04/2011

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
0224	KDOR	D	9/30/2011			000000		13,738.55
0321	KP&F	D	9/30/2011			000000		29,432.08
0728	ICMA	D	9/30/2011			000000		2,009.55
1050	KPERS	D	9/30/2011			000000		25,031.46
3147	INTERNAL REVENUE SERVICE	D	9/30/2011			000000		67,104.52
6415	ING FINANCIAL ADVISORS	D	9/30/2011			000000		3,777.24
6627	AMERICAN FUNDS SERVICE COMPANY	D	9/30/2011			000000		230.77
0349	UNITED WAY OF CRAWFORD COUNTY	R	9/30/2011			166387		63.42
2228	KANSAS PAYMENT CENTER	R	9/30/2011			166388		1,810.33
2577	OK CENTRALIZED SUPPORT RE	R	9/30/2011			166389		314.06
6135	MCNEARNEY & ASSOCIATES LLC	R	9/30/2011			166390		205.29
6521	FIRST MUTUAL BANK	R	9/30/2011			166391		210.98
6699	US TREASURY	R	9/30/2011			166392		50.00
6700	KDOR	R	9/30/2011			166393		50.00
0028	PAYROLL CLEARING	E	9/30/2011			999999		500.10

* * T O T A L S * *		NO	CHECK AMOUNT	DISCOUNTS	TOTAL APPLIED
REGULAR CHECKS:		7	2,704.08	0.00	2,704.08
HAND CHECKS:		0	0.00	0.00	0.00
DRAFTS:		7	141,324.17	0.00	141,324.17
EFT:		1	500.10	0.00	500.10
NON CHECKS:		0	0.00	0.00	0.00
VOID CHECKS:	0 VOID DEBITS		0.00		
	VOID CREDITS		0.00	0.00	0.00

TOTAL ERRORS: 0

VENDOR SET: 99	BANK: PY	TOTALS:	15	144,528.35	0.00	144,528.35
BANK: PY	TOTALS:		15	144,528.35	0.00	144,528.35
REPORT TOTALS:			315	1,099,571.61	73.17	1,099,498.44

Passed and approved this 11th day of October, 2011.

Marty Beezley, Mayor

ATTEST:

Tammy Nagel, City Clerk



DEPARTMENT OF PUBLIC WORKS

201 West 4th Street · Pittsburg KS 66762

(620) 231-4170

www.pittks.org

Interoffice Memorandum

TO: JOHN D. VANGORDEN
Interim City Manager

FROM: TODD KENNEMER
Assistant Director of Public Works

DATE: September 27, 2011

SUBJECT: Agenda Item – October 11, 2011
Recommendation of the Planning and Zoning Commission
Request to Rezone 702-704 N. Elm from CP-2 Planned General Commercial to RP-4 Planned Apartment House District

The Planning and Zoning Commission, in its meeting of September 26, 2011, considered a request submitted by William and Sandra Collins to rezone 702- 704 N. Elm from CP-2 Planned General Commercial to RP-4 Planned Apartment House District to allow for the construction of two duplexes.

The dilapidated house occupying this property was demolished approximately 3 years ago and the land was sold at County auction. Since the property is zoned Commercial, when the existing house was demolished, the property lost its legal non-conforming status (residential in a commercially zoned district). No residential structures are to be built in Commercial zoning districts.

Also, if the zoning is to change, new structures cannot be located at the same setback as the commercial buildings to the east (Zoning Code 29-103.3(d)). Setback restrictions on new construction makes the southern lot practically unbuildable for any type of residential structure (Lot size – setback requirements = a 15' x 135' buildable area).

Changing the zoning to RP-4 is a practical way to allow the owner to combine the lots into one deed and still be able to build two (2) duplexes. RP-4 zoning is also a practical way to transition from the low-intensity land use of R-2 Two-Family Residential to the higher intensity land use of CP-2.

MEMO TO: JOHN D. VANGORDEN
SEPTEMBER 27, 2011
PAGE TWO

The size of the lot will serve as a restriction on the property so it is not overbuilt for the area. Two duplexes will blend well with the mixture of uses already existing in the area.

One person, the owner of the residence adjoining this property to the north, had a few questions at the meeting. When it was explained to her that this would have no effect on her property, she had no objections.

After hearing all the evidence presented, the Planning and Zoning Commission voted unanimously to recommend to the Governing Body **approval** of the rezoning request based on the following criteria considered when a change of zoning case is heard:

1. Character of the neighborhood. This area is a blend of single family, two-family, commercial and institutional (church, courthouse) uses.
2. Zoning and uses of nearby properties. This is a corner lot(s). The adjoining property on the north, 50' in width, is zoned CP-2 Planned General Commercial but contains a residence; the remaining northern portion of the block is zoned R-2 Two-Family Residential and contains a church and parking area. Property on the east is zoned CP-2 and supports a wallpaper business, *The 311 Club*, and a residence. Properties across the street on the south and southwest are zoned CP-2 and CP-4 Planned Central Business with mixed uses such as the Crawford County Judicial Center, one- and two-family residential, a parking lot, and a [recently demolished] church. On the west is R-2 Residential zoning which contains single family houses converted to 2 to 3 apartment units, and the U.S. post office.
3. Suitability of the subject property for the uses to which it is being considered. Duplexes will blend in well with the existing mixed uses of the neighborhood.
4. Length of time the subject property has remained vacant as zoned. Approximately 3 years. Property previously occupied by a dilapidated residential structure that has been razed.
5. The extent to which removal of the restrictions will detrimentally affect the nearby property. None.
6. Relative gain to public health, safety, & welfare. HS&W of the public will not be affected.

MEMO TO: JOHN D. VANGORDEN
SEPTEMBER 27, 2011
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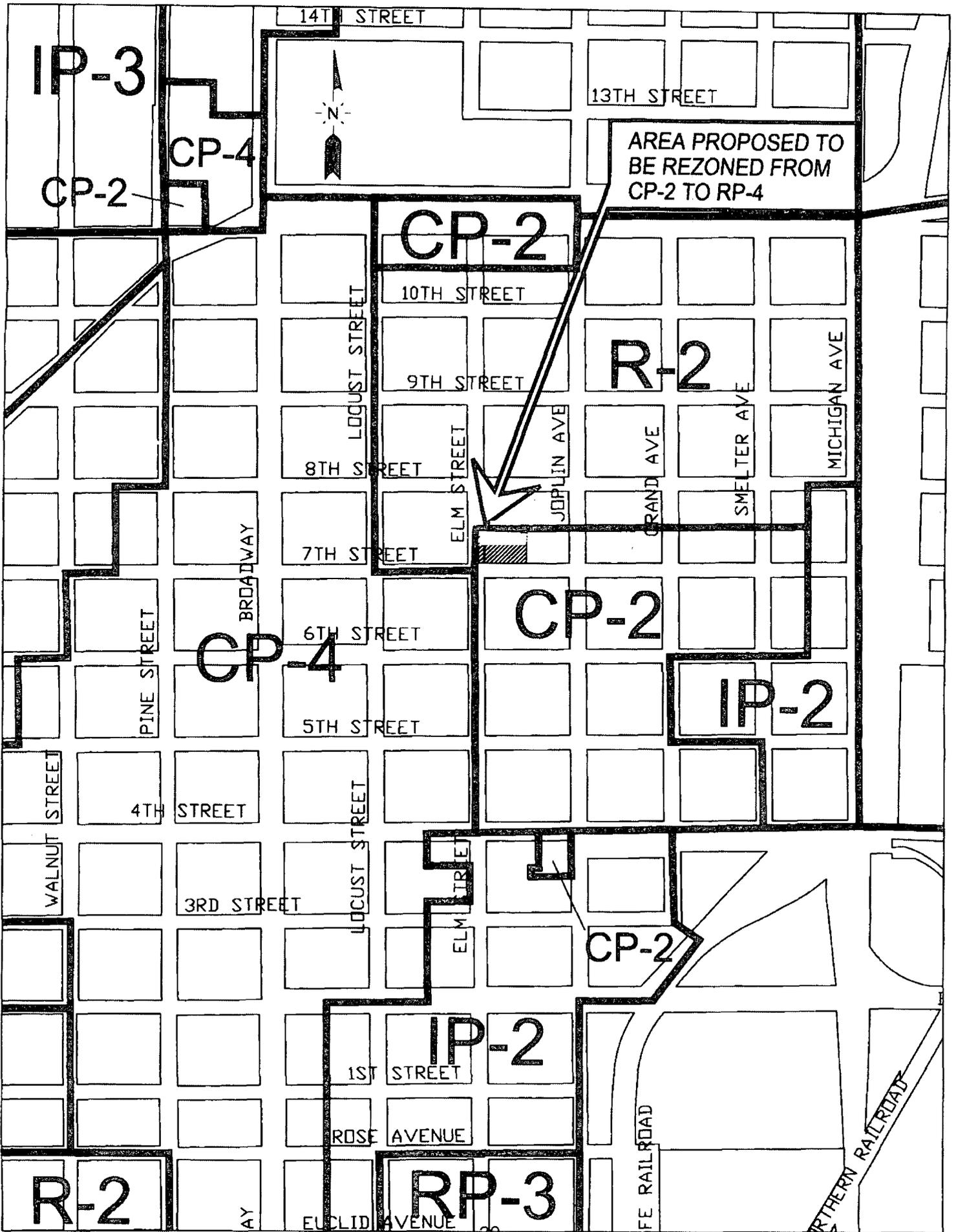
7. Recommendation of professional staff. APPROVE
8. Conformance to Master Plan. The Master Plan shows this area to be Residential Use.

In this regard, would you please place this item on the agenda for the City Commission meeting scheduled for Tuesday, October 11, 2011. Action necessary will be for the Governing Body to consider the recommendation of the Planning and Zoning Commission and if they are in agreement with the recommendation as provided, approve the request. If the Governing Body is not in agreement with the recommendation as provided, the State Statutes stipulate that the Governing Body, by a 2/3 majority, may override the recommendation or may return the recommendation to the Planning and Zoning Commission for further consideration. A return of the recommendation must be accompanied with a statement specifying the basis for the Governing Body's returning the recommendation.

If you have any questions concerning this matter, please do not hesitate to contact me.

Attachment: Map

cc: Tammy Nagel, City Clerk
Planning and Zoning Commission File
Memo File





DEPARTMENT OF PUBLIC WORKS

201 West 4th Street · Pittsburg KS 66762

(620) 231-4170

www.pittks.org

Interoffice Memorandum

TO: JOHN D. VANGORDEN
Interim City Manager

FROM: TODD KENNEMER
Assistant Director of Public Works

DATE: September 27, 2011

SUBJECT: Agenda Item – October 11, 2011
Recommendation of the Planning and Zoning Commission
Request for a Conditional Use to Allow a Dance/Cheer Studio
dba *The Cheer Pit* at 701 E. Washington

The Planning and Zoning Commission, in its meeting of September 26, 2011, considered a request submitted by Kyle Burgess dba *The Cheer Pit* for a Conditional Use to allow a dance/cheer studio in the former National Mills plant located at 701 E. Washington.

The Cheer Pit, currently located at 3002 N. Broadway (directly north of the new *Casey's Convenience Store* at 29th & Broadway), is growing and expanding their services. Their current location is too small and they are requesting a Conditional Use for a recreational or sports related activity or facility (Zoning Code 30-104.32) to locate in the former National Mills plant located at 701 E. Washington. The new Pizza Hut call center is located in the front half of the National Mills facility. The dance/cheer studio will be located in the back half.

This facility provides ample room but it is currently zoned IP-2 Planned Medium Industrial, which does not allow dance studios by right. However, a Conditional Use can be granted for a recreational or sports related activity or facility without changing the zoning of the property. It is recommended to limit the Conditional Use to the ±4,000 square foot area that is to be used for the dance/cheer studio.

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By granting a Conditional Use for a recreational/sports related facility, *The Cheer Pit* can operate the studio at the facility. If they do not renew their lease or move to a different facility, the Conditional Use is terminated and the property retains its IP-2 Industrial zoning. The next occupants must either be an industrial use allowed by right or must also apply, and be approved, for a Conditional Use.

The following criteria are considered when a change of zoning case is heard. Although these criteria are not required when considering a Conditional Use, it is used as a guideline when considering one.

1. Character of the neighborhood. Industrial.
2. Zoning and uses of nearby properties. This property is adjacent to IP-2 Planned Medium Industrial zoning on 3 sides. IP-3 Planned Heavy Industrial zoning is to the north (Dickey Clay).
3. Suitability of the subject property for the uses to which it is being considered. The facility has large open spaces and is suited for a dance/cheer studio. The building is not isolated, but is approximately 300 feet to the nearest neighboring building.
4. Length of time the subject property has remained vacant as zoned. A portion of this facility (±5500 square feet in the SE corner of the building) is being used as a call center for Pizza Hut.
5. The extent to which removal of the restrictions will detrimentally affect the nearby property. None.
6. Relative gain to public health, safety, & welfare. HS&W of the public will not be affected.
7. Recommendation of professional staff. APPROVE
8. Conformance to Master Plan. The zoning remains unchanged.

The Public Works office has received a letter from one of the adjoining property owners stating that he is in favor of this request.

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After reviewing all the evidence presented, the Planning and Zoning Commission voted unanimously to recommend to the Governing Body **APPROVAL** of this request. In this regard, would you please place this item on the agenda for the City Commission meeting scheduled for Tuesday, October 11, 2011. Action necessary will be for the Governing Body to consider the recommendation of the Planning and Zoning Commission and, if they are in agreement with the recommendation as provided, approve the request. If the Governing Body is not in agreement with the recommendation as provided, the State Statutes stipulate that the Governing Body, by a simple majority, may deny the request or send it back to the Planning and Zoning Commission for further consideration.

If you have any questions concerning this matter, please do not hesitate to contact me.

Attachment: Site Map

cc: Tammy Nagel, City Clerk
Planning and Zoning Commission File
Memo File





DEPARTMENT OF PUBLIC WORKS

201 West 4th Street · Pittsburg KS 66762

(620) 231-4170

www.pittks.org

Interoffice Memorandum

TO: JOHN D. VANGORDEN
Interim City Manager

FROM: TODD KENNEMER
Assistant Director of Public Works

DATE: September 27, 2011

SUBJECT: Agenda Item – October 11, 2011
Recommendation of the Planning and Zoning Commission
Request for a Conditional Use to Allow a Fitness Center/Gym
at 304 W. 11th Street

The Planning and Zoning Commission, in its meeting of September 26, 2011, considered a request submitted by Aaron McConnell dba MAC Fitness for a Conditional Use to allow a fitness center/gym in one of the (former) McNally storage buildings located at 11th and N. Walnut just south of the City of Pittsburg Public Works yard.

MAC Fitness, currently located at 9th & Broadway, is growing and expanding their services. Their current location is too small and they are requesting a Conditional Use for a recreational or sports related activity or facility. (Zoning Code 30-104.32). The new facility is to be located in the existing building at 304 W. 11th Street in the long, east/west portion of the old McNally storage building. The property adjoins the southern boundary of the Public Works yard on Walnut Street. (*Location of proposed facility is approximately just below center in the photograph on next page.*)

This building provides the large amount of room needed for the facility but it is currently zoned IP-3 Planned Heavy Industrial, which does not allow a fitness/training center by right.

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By granting a Conditional Use for a recreational/sports related facility, MAC Fitness can operate the gymnasium/training center at this location. If they do not renew their lease or move to another location, the Conditional Use is terminated and the property retains its IP-3 Industrial zoning. The next occupant of the building must either be industrial use or must also be approved for a Conditional Use.

The entire building is unencumbered open space measuring about 70' x 233' (approximately 16,300 square feet). Basically stated, the western half of the building is a simulated "football field", and the eastern half is a wrestling mat (wrestling, karate, aerobics) and weight lifting machines.

The following criteria are considered when a change of zoning case is heard. Although these criteria are not required when considering a Conditional Use, it is used as a guideline when considering one.

1. Character of the neighborhood. Sparsely developed; industrial on the north and east sides; Residential on the south and west sides; property to the west is vacant all the way to the YMCA.
2. Zoning and uses of nearby properties. Properties on the north and east sides are zoned IP-3 Planned Heavy Industrial, and consist of the City of Pittsburg Public Works yard and McNally's (large vacant industrial facility). Properties on the south side of 11th Street, and to the west of the subject property, are zoned R-1C Single Family Residential. West 11th Street is vacant on both sides from the subject property to the back of the YMCA.

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3. Suitability of the subject property for the uses to which it is being considered. A very large building is needed for the proposed use and this particular building is well suited for this use. The number of people on site at one time, including instructors, is to be around 25. This type of use will serve well as a buffer between residential and heavy industrial uses. General access to the building and the parking area is to be from the existing entryway on the north side only. The west side of the building is moderately wooded; east side adjoins another similar building; the south side of the building sits on the property line next to 11th Street and contains only emergency exits.
4. Length of time the subject property has remained vacant as zoned. The building has been vacant (lightly used) for the past 7 years...maybe longer.
5. The extent to which removal of the restrictions will detrimentally affect the nearby property. None.
6. Relative gain to public health, safety, & welfare. HS&W of the public will not be affected.
7. Recommendation of professional staff. APPROVE.
8. Conformance to Master Plan. The zoning remains unchanged.

The Public Works office has not received any complaints or protests regarding this Conditional Use. One neighbor was at the Planning and Zoning Commission meeting and wanted clarification as to which building was to be used. She then stated that she had no objections to the proposed use.

After reviewing all the evidence presented, the Planning and Zoning Commission voted unanimously to recommend to the Governing Body **APPROVAL** of this request. In this regard, would you please place this item on the agenda for the City Commission meeting scheduled for Tuesday, October 11, 2011. Action necessary will be for the Governing Body to consider the recommendation of the Planning and Zoning Commission and, if they are in agreement with the recommendation as provided, approve the request. If the Governing Body is not in agreement with the recommendation as provided, the State Statutes stipulate that the Governing Body, by a simple majority, may deny the request or send it back to the Planning and Zoning Commission for further consideration.

MEMO TO: JOHN D. VANGORDEN
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If you have any questions concerning this matter, please do not hesitate to contact me.

Attachment: Pictures

cc: Tammy Nagel, City Clerk
Planning and Zoning Commission File
Memo File







DEPARTMENT OF PUBLIC UTILITIES

303 Memorial Drive · Pittsburg KS 66762

(620) 240-5126

www.pittks.org

Interoffice Memorandum

TO: JOHN D. VANGORDEN
Interim City Manager

FROM: JOHN H. BAILEY, P.E., PhD
Director of Public Utilities

DATE: October 3, 2011

SUBJECT: Agenda Item – October 11, 2011
Pittsburg Community Storm Shelter Project

As you know, the City of Pittsburg submitted an application to the Kansas Division of Emergency Management (KDEM) requesting funding for the construction of a 26,000 square foot community storm shelter to be located on the former Lincoln Elementary School property at 1700 N. Locust.

In reviewing the City's application, KDEM recently notified the City that they have identified some questions as follows:

1. Based on the FEMA 361 standard of 5 square feet per person, this is room for 5,200 individuals. Local community population within the 1/2 mile radius from the structure is 2,100 individuals. The students located at the Pittsburg Middle School that is located approximately four blocks south of the proposed structure site could be counted towards the population because they are within the 1/2 mile radius. However, including this population would require that students and administrators at the school be able to move to the shelter in under five minutes, and that moving them will not increase the risk of injury to them. FEMA may require an unannounced drill to demonstrate this is possible. According to data provided, the student population at the school is 543 with 53 faculty/administrators. This puts the total population of the area of 2,696 which would allow for a 13,480 square foot structure.

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2. Another issue that may arise is parking if individuals decided to drive to the shelter during an emergency. The amount and location of parking that will be available should be identified in an effort to document that the shelter is able to support the population.

KDEM has requested that the City either provide documentation to justify the proposed size of the shelter meeting the FEMA standard of 5 sq. ft. person based on community population within the ½ mile radius or to revise the scope of services for a smaller facility based on information provided. Staff is recommending that the scope of services for the proposed storm shelter be revised to comply with the standards set forth by FEMA.

Would you please place this item on the agenda for the City Commission meeting scheduled for Tuesday, October 11, 2011. Action necessary will be approval or disapproval of staff's recommendation to revise the scope of services for the proposed storm shelter.

If you have any questions concerning this matter, please do not hesitate to contact me.

cc: Tammy Nagel, City Clerk
Project File
Memo File