

# PLANNING AND ZONING COMMISSION

## UNAPPROVED MINUTES OF THE MEETING OF MAY 18, 2015

**MEMBERS PRESENT:** Tim Kundiger, Chairperson  
Dave Holloman, Vice Chairperson  
Ron Close  
Francis DeMott  
Bob Gilmore  
Patty Horgan

**MEMBERS PRESENT:** Brian Sullivan,  
Michael Swartz  
Earl Ward

**OTHERS PRESENT:** Bill Beasley, Director of Public Works  
Troy Graham, Assistant Director of Public Works  
Andrea Holtzman, Administrative Assistant, Public Works

The Pittsburg Planning and Zoning Commission met on Monday, May 18, 2015, at 6:00 p.m., in the Municipal Court Room of the Law Enforcement Center. Chairperson, Tim Kundiger, called the meeting to order at 6:00 p.m. with six (6) members present. Troy Graham led the flag salute.

The first order of business was approval of the minutes of the meeting of April 27, 2015. In this regard, Francis DeMott moved, seconded by Bob Gilmore, that the minutes be approved as submitted. Motion carried unanimously.

The first order of business under Requests and Petitions was a Public Hearing for Case Number 15P-05. A request submitted by CINAB, Inc. to rezone the undeveloped property in the 1200 Block of East Centennial from IP-1 Planned Light Industrial to CP-2 Planned General Commercial to make the property more conducive to development similar to the surrounding properties.

Chairperson, Tim Kundiger opened the hearing by reading the request and then opening the floor to Jennifer Carr who was present represent the request.

Troy Graham introduced Jennifer Carr and indicated the property in question is currently zoned Industrial. The surrounding properties on the north, east and west are all CP-2. The properties to the south are all CP-0.

Bill Beasley, Director of Public Works, explained the surrounding properties were all once zoned Industrial and over time has changed except the property in question.

There being no further questions from the Commission, Mr. Kundiger asked if there was anyone present to speak against the request. There being no one to speak against the request, Mr. Kundiger closed the Public Hearing.

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There being no further discussion, Ron Close moved, seconded by Francis DeMott to approve the request as submitted. Motion passed unanimously.

Under Other Business was the review of the Planning and Zoning By-laws. Troy Graham presented the updated By-laws. Troy Graham indicated the by-laws had been updated with the appropriate changes requested by the Commission at the last meeting. Mr. Kundiger explained the reason these were dropped from the By-laws was due to not knowing which edition to adopt.

Bob Gilmore asked if the Planning and Zoning Commission should be reviewing the Comprehensive Plan. Mr. Beasley explained that the Commission was in fact supposed to review the Comprehensive Plan. At this time it is due to be updated however it is not in the budget. Copies will be presented to the Commission at the next meeting on a flash drive.

There being no further discussion, Patty Horgan moved, Dave Holloman seconded by to approve the By-laws as submitted.

Under New Business, Tim Kundiger requested to have a facade ordinance on arterial roads to prevent plain metal buildings from being erected on arterial streets in town. He requested this be reviewed and maybe have a percentage of the building be stone or brick.

There was some discussion regarding the regulations at the Airport since they have a twenty-five (25) percent of the front of the building must be brick, stone or stucco. Mr. Beasley explained this regulation was written in the Restrictive Covenants for the Airport.

After some discussion regarding possible incentives to adding brick, stucco or stone, Bill Beasley explained that until someone is hired to replace Troy Graham who is leaving at the end of this week the parking ordinance and the landscaping ordinance will have to be put on hold.

Troy Graham indicated there are future developments that are making plans to begin building in Pittsburg and would like to get started in mid-July. He explained he felt it would be a good idea to push back the June meeting to June 29th, 2015 instead of the 22nd to enable the developers to have a little more time get their site plans ready and submitted to the City. In this regard, Tim Kundiger moved, seconded by Patty Horgan to approve to hold the June Planning and Zoning Commission meeting on the 29<sup>th</sup> instead of the 22<sup>nd</sup>. This motion passed unanimously.

Respectfully Submitted,

Andrea Holtzman