

## MINUTES

### RILEY COUNTY PLANNING BOARD

**Monday, February 11, 2008  
7:30 pm**

**Courthouse Plaza East  
Commission Meeting Room  
115 North 4<sup>th</sup> Street**

Members Present: Jon Larson - Chair  
Lorn Clement – Vice-chair  
Tom Taul  
Buck Gehrt  
Rebecca Mosier

Staff Present: Monty Wedel – Director, Bob Isaac – Planner; Destynnee Brannon –  
Clerical Assistant

Others Present: Richard Iman– representative for David Laurie, Myron Carpenter, Ann  
Pyle and one (1) other interested party.

---

#### **OPEN PUBLIC COMMENTS**

None.

#### **CONSENT AGENDA**

The minutes of the January 14, 2008 meeting were presented and approved. The Report of Fees for the month of January (\$665.00) were presented and approved.

#### **LAURIE & JENSEN – RE-PLAT**

Jon Larson opened the public hearing at the request of David Laurie Jr. & Claudette M. Laurie, petitioners and owners, and Richard B. & Patricia Jensen, owners to re-plat Lots 4 and 6 of the Lakeview Addition into two (2) lots (Laurie-Jensen Addition).

Bob Isaac presented the staff report. Mr. Isaac described the location and the background of the subject site in detail. Mr. Isaac stated that the request was also remediating an undetected subdivision violation that took place in 1995. Mr. Isaac explained that proposed Lot 2 will be served by Terra Heights Sewer District. Mr. Isaac stated that the Health Department, Riley County Conservation District, Riley County Fire Chief, Riley County Engineer, and Director of Public Works of Ft. Riley have reviewed the request and had no concerns. Staff recommended approval of the Final Plat of the Laurie-Jensen Addition as it has been determined that all requirements of the Riley County Subdivision Regulations, Zoning Regulations and Sanitary Code have been met.

Jon Larson asked if the Applicant would like to speak.

Richard Iman (representative for Mr. & Mrs. Laurie) stated he had nothing else to add at the time, but was available for any questions.

Jon Larson asked if anyone within 1,000 feet of the subject site wanted to speak for or against the request.

No one wished to speak for the request.

Ann Pyle stated that she has issues with the location of the proposed home. Ms. Pyle stated that the location of the proposed site could affect the view from their property. Ms. Pyle also stated that she believed there were no more connections available to the Terra Heights Sewer district.

Richard Iman stated that Mr. Laurie has had an approved connection to Terra Heights Sewer district a few years ago. Mr. Iman continued stating that the Laurie's had their house plans approved by their Home Owners Association.

Jon Larson asked if anyone beyond the 1,000 feet of the subject site wanted to speak for or against the request.

No one wished to speak for or against.

Becky Mosier motioned to close the public hearing.

The motion was seconded by Lorn Clement. The motion carried 5-0.

Jon Larson asked the Board for questions and comments.

Lorn Clement stated that although he believed the Planning Board should still approve the request, he does appreciate the comments from Ms. Pyle and agrees with her that the visual aspect of land in Riley County should be considered by builders in the future.

Jon Larson asked the Board for a motion.

Lorn Clement moved to approve the Final Plat of the Laurie-Jensen Addition.

Tom Taul seconded.

The motion was carried 5-0.

Mr. Isaac announced that the Board of County Commissioners would hear the request on February 14, 2008, at 9:00 AM.

## **COMPREHENSIVE PLAN UPDATE**

Monty Wedel presented the Board with an update of Vision 2025 Committee's current status. He stated that the Committee is currently working on a model that incorporates portions of the LESA system with attributes of The Rural Land Development Guidance System. Mr. Wedel went over the current details of each factor in the proposed LESA system. Mr. Wedel stated that when the Committee has completed the LESA system they will then work on putting a draft document together. Mr. Wedel said that once the draft document is put together and reviewed by the Committee, they will present it to the public. Mr. Wedel stated that the next Vision 2025 Committee meeting is scheduled for February 21, 2008 at 7:00 PM and encouraged the members of the Board to attend.

Tom Taul moved to adjourn. Buck Gehrt seconded. Motion carried 5-0.

The meeting was adjourned at 8:35 P.M.