

# Jefferson County Planning Commission Agenda

August 22<sup>nd</sup>, 2022 Meeting

## 7:00 P.M. – Hybrid Zoom/In Person Meeting

NOTICE is hereby given to any and all persons that the following will be considered at a Public Meeting by the Jefferson County Regional Planning Commission to be held on **Monday, August 22<sup>nd</sup>, 2022 at 7:00 p.m. both in person and via Zoom Video Conference.**

All reports will be posted online at <https://www.jfcountyks.com/agendacenter> (click on arrow next to Planning Commission) no later than Wednesday, August 17<sup>th</sup>.

**To view or participate in the Zoom meeting**, please request the meeting link by calling (785)403-0000, option 3, or emailing [dparks@jfcountyks.com](mailto:dparks@jfcountyks.com). You will be provided with instructions and given the option to participate in a practice meeting in advance.

The County will provide a method for **individuals without access to the internet or a telephone** to observe or participate in the meeting from the Jefferson County Courthouse in the County Commissioners' chambers. **Advance notice of attendance is required so that facilities can be organized accordingly. Please call (785) 403-0000 Option 3.** Face masks are **strongly recommended** at all times inside all County facilities.

**To provide written public comment:** Please send written public comment by **3 pm on Monday, August 15<sup>th</sup>**: Please provide correspondence electronically to [dparks@jfcountyks.com](mailto:dparks@jfcountyks.com), or mail to P.O. Box 628, Oskaloosa, KS 66066, or place it in the drop box by the south entrance of the Courthouse. Comments placed in the drop box should be marked for the Planning Commission.

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**Item 1: CALL TO ORDER**

**Item 2: APPROVAL OF THE AGENDA**

**Item 3: ROLL CALL**

**Item 4: APPROVAL OF MINUTES – July 25<sup>th</sup>, 2022 Meeting**

**Item 5: PUBLIC HEARINGS**

**HEARING PROCEDURE:**

- A. Staff Report Presentation**
- B. Commission Questions of Staff Report**
- C. Applicant Presentation**
- D. Public Comment (Proponent then Opponent)**
- E. Applicant Rebuttal**
- F. Commission Action**

**SUBMITTAL OF EXHIBITS FOR THE RECORD:**

- A. Jefferson County Zoning Regulations**
- B. Jefferson County Subdivision Regulations**
- C. Jefferson County Comprehensive Plan**
- D. All Visual Aid Presentations with Aerial Maps, Site Plans, and Plats**
- E. All Application Files in their Entirety Including Staff Reports**

- I. **DP2022-01:** A request to consider a development plan amendment for improvements to an existing RV/Boat Storage site, as well as an existing convenience, food service, and retail location. This development plan amendment is being brought at the request of Jones Investments, LLC of 11875 Douglas Rd, Everest KS, 66424.

- II. **PR2022-04:** A request to consider the final plat of the Washington Estates Subdivision, a 12-lot subdivision generally located on the west side of Washington Rd between Northwind Dr and Stairstep Rd, where the smallest lot is 3 acres +/- . This request is brought by Landplan Engineering for owner Ethel LLC of Lawrence, KS.

**Item 6: COMMENTS FROM THE PUBLIC ON ITEMS THAT ARE NOT ON THE AGENDA  
(Agenda Schedule Allowance: 30 minutes or 5 minutes per spokesperson)**

**Item 7: OLD BUSINESS, GENERAL STAFF REPORT**

**Item 8: NEW BUSINESS – Discuss upcoming Accessory Dwelling Unit Text Amendment.**

**Item 9: ADJOURNMENT**

## **Regarding Protest Petitions**

Protest Petitions can be found on the Jefferson County Planning and Zoning website, as well as in the County Clerk's office. All protest petitions must be filed with the Jefferson County Clerk's office.

**Per Kansas State Statute KSA 12-757 all protest petitions must be filed in the Office of the County Clerk** within 14 days from the conclusion of the public hearing held by the Planning Commission.

Beyond notarization, county staff is not able to assist in the completion of protest petitions. For information regarding how to fill out the protest petition, please refer to the instruction sheet provided with the protest petition.