



*City of*  
**VALLEY FALLS**

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*Incorporated May 17, 1869*

◇ Attachment

## **Planning & Zoning Commission Agenda**

The City Council meeting is open to the public and will be held at City Hall.

Meetings will be streamed via Facebook Live (<https://www.facebook.com/cityofvalleyfalls>) Please email questions to [cityadmin@valleyfalls.org](mailto:cityadmin@valleyfalls.org) before the meeting.

July 12, 2022 6:30 PM  
Regular Meeting

CALL TO ORDER

ROLL CALL

MINUTES - Regular Meeting of June 7, 2022◇

### **BUSINESS ITEMS:**

1. Rezoning - 1509 Linn St
  - i. Current zoning at R1-A
  - ii. Proposed zoning is RP - 4
2. Strategic/ Comprehensive Plan
  - i. Goals
  - ii. Timeline
  - iii. Cost
3. Questions

ADJOURNMENT



*City of*  
**VALLEY FALLS**

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*Incorporated May 17, 1869*

**Planning & Zoning Commission  
Minutes**

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June 7, 2022 6:30 PM  
Regular Meeting

CALL TO ORDER - Jim Clulo called the meeting to order at 6:30 PM.

ROLL CALL - Jim Clulo, Matt Strickler, Jason Oliver, and Jerry Heinen were present.

MINUTES - Jason moved to approve the minutes from the meeting on February 8, 2022. Jerry seconded the motion. Motion carried 4-0.

**BUSINESS ITEMS:**

1. Introductions - Members introduced themselves.
2. By Laws - The group reviewed the current by-laws. Meeting will now be held monthly. Need one more member.
3. Goals
  - i. Strategic / Comprehensive Plan - A 10-15 year strategic plan was discussed and will be the next priority for the group.
  - ii. Annexation - The discussed the need for annexation, but will wait until the Barnes addition is started again to increase water and sewer infrastructure.
  - iii. Review of Zoning Ordinance - The board will be reviewing the current zoning ordinance for changes in the near future.

ADJOURNMENT - Jason moved to adjourn the meeting. Jerry seconded the motion. Motion carried 3-0, adjourning the meeting at 7:27 PM.



*City of*  
**VALLEY FALLS**

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*Incorporated May 17, 1854*

**Public Hearing Notice**

**TO ALL PERSONS CONCERNED:**

You are hereby notified the City of Valley Falls Planning and Zoning Commission will be considering zoning changes for the following legally described properties:

Zoning change from R1-A (Single Family Residential District) to RP-4 (Planned Apartment House District) at the following legally described property tract:

A Part of the Southeast of Section 24, Township 8 South, Range 17 East of the 6<sup>th</sup> P.M., In the City of Valley Falls, Jefferson County, Kansas, described as follows: Beginning at a point 856.5 feet South and 204.5 feet West of the Southeast corner of Lot 6, Block 94 in Riddle's Addition to the City of Valley Falls, Jefferson County, Kansas: thence West 514.3 feet more or less to the center of Linn Street (extended); thence South 39.7 feet; thence East 514.3 feet, more or less to a point South of the point of beginning; thence North 399.7 feet to the point of beginning; (1509 Linn St)

This real estate is presently zoned R1-A, Single Family Residential District. It is intended to provide for single-family residential development of moderately spacious character inside the city where public utilities are present to support the development. The District is also designed to protect and preserve existing development of a similar character.

A zoning change is to RP-4, Planned Apartment House District. It is intended to provide for high density, residential development opportunities within the incorporated cities in areas where is deemed necessary and appropriate according to the Comprehensive Plan.

A zoning change at the described properties may be granted only by the recommendation from the City of Valley Falls Planning and Zoning Commission to the City of Valley Falls Governing Body for approval.

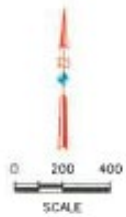
You are hereby notified that a Public Hearing before the City Planning Commission will be held in the City Hall, 417 Broadway St, Valley Falls, KS 66088, on the 1<sup>st</sup> day of September, 2022 at 6:30 p.m. and the Hearing will be reviewed for the purpose of considering the advisability of granting such request.

All persons having an interest in said proceeding should be present and be heard.

Reasonable accommodations will be made available to persons with disabilities.  
Requests should be submitted to Christine Weishaar, City Clerk by 4 PM on April 30, 2022

DATED at Valley Falls, Kansas this 21<sup>st</sup> day of July, 2022.

Dean Lederer, Chairman  
Valley Falls Planning and Zoning Commission



### LEGEND

- R-1A SINGLE-FAMILY RESIDENTIAL DISTRICT
- R-1B SINGLE-FAMILY RESIDENTIAL DISTRICT
- R-1C SINGLE-FAMILY RESIDENTIAL DISTRICT
- RP-4 PLANNED MEDIUM-DENSITY RESIDENTIAL DISTRICT
- CP-2 PLANNED GENERAL COMMERCIAL DISTRICT
- CP-3 PLANNED HIGHWAY SERVICE COMMERCIAL DISTRICT
- CP-4 PLANNED CENTRAL BUSINESS DISTRICT
- P-1 PLANNED LIGHT INDUSTRIAL DISTRICT
- P-2 PLANNED MEDIUM INDUSTRIAL DISTRICT

