



**City of Blue Springs
903 Main
Blue Springs, Missouri 64015**

**Planning Commission
MINUTES
Monday, March 14, 2022**

Media Link: [March 14, 2022 Planning Commission Meeting](#)

A regular meeting of the Planning Commission of the City of Blue Springs was held at 6:30 p.m. on Monday, March 14, 2022, in the Council Chambers of the Howard L. Brown Public Safety Building, located at 1100 SW Smith Street, Blue Springs. The meeting was also viewed live on Blue Springs Channel 7, AT&T Channel 99, and www.bluespringsgov.com/CityMeetingsLive. The following members, guests and staff were in attendance:

ATTENDANCE

| | |
|-----------------------------|-----------------|
| Lynn Banks | Tom Rohr |
| Susan Stokenbury | Ken Billups Jr. |
| Chad Sanderson, Chairperson | Byron Craddolph |
| Travis Graham | Jacob Honeycutt |
| Mitchell Peil | |

Mike Mallon, Director, Community Development
Adair Bright, Associate Planner
Adam Hilgedick, Assistant Director, Public Works
Jackie Sommer, City Attorney
Aliyah Kincade, Recording Secretary

ABSENT

LaKeisha Veal

CALL TO ORDER

Chairperson Chad Sanderson called the meeting to order at 6:30 p.m. with a request that everyone stand for the Pledge of Allegiance.

**CONSENT AGENDA
APPROVAL**

Chairperson Sanderson requested action on the Consent Agenda.

Commissioner Lynn Banks asked to point out that Adams Point Village 3rd Plat / Final Plat / PF-11-21-8023 has four staff conditions.

Chairperson Sanderson requested action on the Consent Agenda with a motion by Commissioner Lynn Banks, a second from Commissioner Byron Craddolph, and a unanimous vote, the minutes of February 28, 2022, and Adams Point Village 3rd Plat / Final Plat / PF-11-21-8023.

**AGENDA ITEM 2
REZONING & PD
CONCEPT PLAN / RZ-02-
22-8137 & PDC-02-22-8139**
/ “Woodbine 3rd Plat
(Courtyards at Woodbine)” /
Western terminus of SE
Woodbine Dr. and northern
terminus of SE Willow Creek
Rd..

The applicant has withdrawn these applications. No Public Hearing will be held.

**AGENDA ITEM 3
PRELIMINARY PLAT /
PP-02-22-8138** / “Woodbine
3rd Plat (Courtyard at
Woodbine)” / Western
terminus of SE Woodbine
Dr. and northern terminus of
SE Willow Creek Rd.

The applicant has withdrawn this application.

OTHER BUSINESS

Mike Mallon, Director, Community Developments stated the next meeting will be Monday, March 28, 2022. Mr. Mallon presented the February 2022 Community Development Report.

After Mr. Mallon’s presentation, Commissioner Byron Craddolph questioned how often the planners perform sign runs.

Mr. Mallon looked to Ms. Bright who stated once a month. Mr. Mallon further described that in the past the frequency of sign runs was dependent upon the planners’ workload and now we have tried to standardize it.

Commissioner Mitchell Peil asked when the proposed opening of Whataburger is.

Mr. Mallon states it is possibly the end of April.

Commissioner Peil states the opening of Whataburger will be a traffic concern.

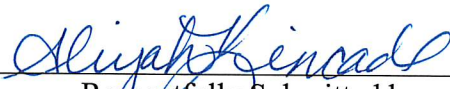
Mr. Mallon states Public Works, the Police Department and the Communications team are all working with the Whataburger team to ensure no traffic issue or backups arise.

Chairperson Sanderson thanks Mr. Mallon and asks for any other business from staff and the commissioners.

Commissioner Jacob Honeycutt applauds Hawaiian Bros opening and is glad to see it in Blue Springs.

With no further discussion, a motion was made by Commissioner Honeycutt, a second from Commissioner Tom Rohr and a unanimous vote, the meeting adjourned at 6:39 p.m.

MEETING ADJOURN



Respectfully Submitted by
Aliyah Kincade, Recording Secretary



Chad Sanderson, Chairperson

4/11/2022

Date