

BOARD OF COUNTY COMMISSIONERS OF DOUGLAS COUNTY, KANSAS

Public comment will be taken for each regular agenda item as each item is discussed. Individuals will be limited to one comment per agenda item. Individuals are asked to come to the microphone, sign in, and state their name. Speakers are asked to sign in so that the spelling of names is correct in the minutes of the meeting. Speakers should address all comments/questions to the Commission.

WEDNESDAY, SEPTEMBER 18, 2019

4:00 p.m. WORK SESSION

-Zoning Regulations Update (Tonya Voigt)

5:30 p.m. BUSINESS MEETING

CONSENT AGENDA

- (1) (a) Consider approval of Commission Orders;
- (b) Resolution adopting the Kansas Homeland Security Region K Hazard Mitigation Plan (Robert Bieniecki)
- (c) Accounts payable.

REGULAR AGENDA

- (2) General Public Comment

General Public Comment will be at the end of each meeting with a limit of one comment per person and keep their comments brief. Individuals may not give unused time to other speakers. As a general practice, the Commission will not discuss/debate these items, nor will the Commission make decisions on items presented during this time, rather they will refer the items to staff for follow up, if necessary.

- (3) Committee Reports
- (4) Commissioner and/or Administrator Miscellaneous
- (5) Adjourn

WEDNESDAY, SEPTEMBER 25, 2019

-No Work Session

Business Meeting:

-Behavioral Health Resources for Douglas County Farmers Presentation (Mallory Meek)

WEDNESDAY, OCTOBER 2, 2019

Work Session – Cemeteries in the Unincorporated Area and County responsibilities

Business Meeting:

-Proclamation for 4-H Week (Kaitlyn Peine)

WEDNESDAY, OCTOBER 9, 2019

Work Session – Comprehensive Plan

Business Meeting:

-CSR-19-00373 and CSR-19-00374; Amended certificates of survey for land previously included within certificate of survey, CSR-18-00469. Approximately 50.32 acres located within the southwest corner of the intersection of N. 1200 Road and E. 2000 Road. Submitted by All Points Surveying for Barb R. Hermreck and Mary M. Williams, trustees of the Norbert M. Grosdidier revocable living trust, property owners of record. Administratively approved on August 30, 2019. Mary Miller is the Planner.

-CSR-19-00349 and CSR-19-00350; certificates of survey for approximately 40 acres located in the southeast corner of the intersection of N. 725 Road and E. 475 Road. Submitted by All Points

Surveying for Steven M. Hornberger and Cynthia A. Hornberger Trustees, property owners of record. Administratively approved on August 19, 2019. Mary Miller is the Planner.

WEDNESDAY, OCTOBER 16, 2019

WEDNESDAY, OCTOBER 23, 2019

-No Work Session

Business Meeting:

-Proclamation for Domestic Violence Awareness Month (Will Averill)

WEDNESDAY, OCTOBER 30, 2019 - cancelled

***Note:** The Douglas County Commission meets regularly on Wednesdays at 5:30 p.m., and at 4:00 p.m. for Work Sessions as needed. Meetings are held at the Douglas County Courthouse (2nd Floor) at 1100 Massachusetts Street, Lawrence, KS 66044. Specific regular meeting dates that are not listed above have not been cancelled unless specifically noted on this schedule.*



DOUGLAS COUNTY ZONING & CODES

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Lawrence, KS 66047
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Tonya Voigt
Zoning Director

MEMORANDUM

TO : Board of County Commissioners

FROM: Tonya Voigt (Zoning Director) and Mary Miller (Planner)

DATE : September 18, 2019

RE : Zoning Regulation Update Work Session

BACKGROUND

The Planning Commission initiated a text amendment to revise the Zoning Regulations in 2008. These have been ongoing since that time due in part to staffing changes and staff's workload. The Revised Zoning Regulations are now ready to move forward and changes proposed with the revised regulations require revisions to the Subdivision Regulations.

The revisions to the Zoning Regulations are intended to update the terminology and uses, clarify the various processes, and to align the regulations more closely with recommendations in the comprehensive plan regarding the unincorporated portion of the county. Some of the changes in the Zoning Regulations, requiring zoning and platting for properties within the Urban Growth Area for instance, require revisions to the Subdivision Regulations.

The revised Zoning Regulations are nearly complete and staff will soon be gathering public input through a series of public meetings and by posting the revised regulations on the Planning and County websites. Staff is providing the proposed changes to the Zoning Regulations and Subdivision Regulations to the Board of County Commissioners for their input and direction.

DISCUSSION

One purpose of zoning is to minimize the negative impacts of certain types of land use by separating them from one another. Another purpose is to create districts of suitable size to allow certain types of development to occur. This is achieved by restricting uses to classified districts, such as residential, agricultural, commercial and industrial zones. At this time, there's no distinction between agricultural and residential uses in the zoning regulations.

The draft revised regulations propose to add zoning districts so the Agricultural District contains land that is used for agriculture or is large parcels. The District would not allow the variety of uses that are permitted in the A District today (schools, churches, conditional use permits for non-agricultural uses) A secondary Agricultural District would be established for smaller parcel agriculture (less than 20 acres), and other various non-agricultural uses, which is not zoned

to allow for a residential or other non-agricultural use, would have to be rezoned from the Agricultural District, and possibly site planned, before a building permit can be issued for that use.

The rezoning process would allow staff to consider the character of adjacent parcels, the zoning and uses nearby, the suitability of the property to the proposed use, the impact of the proposals on infrastructure, the length of time that the subject and adjacent properties have been utilized for their current uses and the benefits to the public health, safety and welfare. In addition to these factors, staff proposes that the suitability of the property for agricultural uses be evaluated to help maintain the agricultural land inventory in the county. The rezoning process would include public notification, and a public hearing before the Planning Commission.

The regulations are intended to allow these different land uses to be located and organized in a manner that promotes the public health, safety and general welfare, to conserve property values and to facilitate the adequate provision of transportation, water, and other public infrastructure. The ideal outcome of these updates would be a set of zoning regulations that recognize the importance of maintaining agricultural land and productivity within Douglas County while permitting growth in accordance with the recommendations in the comprehensive plan to meet the evolving needs of Douglas County.

In addition to requiring zoning for non-agricultural uses to occur in the A District, the following changes are being proposed:

- A new zoning district, the Village District, would provide a suitable district for the existing villages within Douglas County but would not expect these villages to grow beyond their current borders.
- Public notification required for site plan applications so property owners are aware of development proposed in their area and can have input into the review process.
- Grouping of some zoning districts so there is only 2 industrial districts, rather than the current 4 and 3 business districts instead of the current 4.

The principal change proposed to the Subdivision Regulations is to allow platting for the subdivision of residential land within the urban growth area when more than 4 parcels are proposed. This may involve the addition of public roads; however, this would require the approval of the county and township.

ACTION REQUESTED

No formal action is requested with this study session item. Staff is providing this information as a status update on the progress of the revised regulations and request the Board provide feedback and direction on the proposed changes.



DOUGLAS COUNTY EMERGENCY MANAGEMENT

111 East Eleventh Street, Unit 200

Lawrence, KS 66044-2909

Office: (785) 832-5259

Fax: (785) 832-5101

Date: September 11, 2019

To: Douglas County Board of Commissioners

From: Joe Hoelscher, Interim Director

Re: Region K Mitigation Plan Adoption

A resolution adopting the Kansas Region K Mitigation Plan has been submitted for consideration. Douglas County is one of seven counties in Region K and members from many of our county's jurisdictions and districts have given feedback in identifying the risks of natural and man-made disasters and plans to mitigate against them. This occurred through a series of meetings this spring, along with a request to the public for their input as well. The plan can be viewed at:

[July 2019 Kansas Region K Hazard Mitigation Plan](#)

Adoption of this plan is important in that it indicates our commitment to preventing and lessening the effects of these natural and man-made disasters through planning and mitigation. It also is an important step in the process of acquiring funding for projects related to these efforts.

RESOLUTION NO. 19-__

**A RESOLUTION ADOPTING THE KANSAS HOMELAND SECURITY
REGION K HAZARD MITIGATION PLAN**

Whereas, the Douglas County recognizes the threat that natural hazards pose to people and property within our community; and

Whereas, undertaking hazard mitigation actions will reduce the potential for harm to people and property from future hazard occurrences; and

Whereas, the U.S. Congress passed the Disaster Mitigation Act of 2000 (“Disaster Mitigation Act”) emphasizing the need for pre-disaster mitigation of potential hazards;

Whereas, the Disaster Mitigation Act made available hazard mitigation grants to state and local governments; and

Whereas, an adopted Hazard Mitigation Plan is required as a condition of future funding for mitigation projects under multiple Federal Emergency Management Agency (FEMA) pre- and post-disaster mitigation grant programs; and

Whereas, the Douglas County fully participated in the FEMA prescribed mitigation planning process to prepare this Multi-Hazard Mitigation Plan; and

Whereas, the Kansas Division of Emergency Management and FEMA Region VII officials have reviewed the Kansas Homeland Security Region K Hazard Mitigation Plan, and approved it contingent upon this official adoption of the participating governing body; and

Whereas, the Douglas County desires to comply with the requirements of the Disaster Mitigation Act and to augment its emergency planning efforts by formally adopting the Kansas Homeland Security Region K Hazard Mitigation Plan; and

Whereas, adoption by the governing body for the Douglas County demonstrates the jurisdictions’ commitment to fulfilling the mitigation goals and objectives outlined in this plan, and

Whereas, adoption of this legitimizes the plan and authorizes responsible agencies to carry out their responsibilities under the plan.

Now, therefore, be it resolved, that the Douglas County adopts the Kansas Homeland Security Region K Hazard Mitigation Plan as an official plan; and

Be it further resolved, the Douglas County will submit this Adoption Resolution to the Kansas Division of Emergency Management and FEMA Region VII officials to enable the plan’s final approval

PASSED AND APPROVED by the Board of County Commissioners of Douglas County, Kansas, this 18th day of September, 2019.

Board of County Commissioners:

Michelle Derusseau, Chairperson

Patrick Kelly, Vice Chair

Nancy Thellman, Member

ATTEST:

By: _____
Jamie Shew
County Clerk