

**Staff Report – Final Plat**

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**To:** Bonner Springs Planning Commission  
**From:** Amber Vogan, Assistant City Manager  
**Date:** December 22, 2020  
**Subject:** **PT-21-100 – Final Plat -- Bonner Crossing**  
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It is requested that the following information be given formal consideration by the Planning Commission at its regular meeting of January 19, 2021.

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**Background:**

Subdivision: BONNER CROSSING  
Location: Southwest of the intersection of State Ave & Speedway Blvd  
Applicant: Solutions Group KC, LLC  
Developer: Velocity Arts, LLC and Solutions Group KC, LLC  
Owners: Triple R Properties, LLC; New Perspective, LLC; and Trackland, LLC  
Zoning: MX, (Mixed Use District) and A-1 (Agricultural District)  
Total Acreage: +/- 180.2 acres  
Number of Lots: 3  
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**Review:** The Design Review Team (DRT) reviewed the Final Plat. The following comments were provided to the Project Engineer and addressed:

- Update the signature block and dates
- Remove “proposed zoning” language as all zoning action is complete and should be listed as “existing zoning”
- Change ROW on main loop road to 70’ instead of the 65’

Reviewers:

Frank Abart, Public Works Director  
Justin Klaudt, City Engineer  
Amber Vogan, Assistant City Manager  
Unified Government Planning Division  
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**Recommendation:**

Based upon the deliberation and conversations of the Design Review Team, staff recommends the Planning Commission **recommend approval** of the Bonner Crossing Final Plat with the following conditions:

- 1) Applicant provides copies of all correspondence sent to and received from the UG relating to this project
- 2) Placement of the water line and sanitary sewer line under the main street private roadway shall have sufficient easements for maintenance.
- 3) Applicant and developers shall work the UG to coordinate all public improvements on State Avenue and 118<sup>th</sup> Street/Speedway Boulevard