

**CITY OF ANDOVER  
SITE PLAN REVIEW COMMITTEE  
February 2, 2016  
MINUTES**

The Site Plan Review Committee met for a regular meeting on Tuesday, February 2, 2016 at Andover City Hall located at 1609 E. Central Ave., Andover, Kansas. Chairman Doug Allison called the meeting to order at 6:02 p.m. Members present were Dennis Bush, Troy Tabor, Brandon Wilson, Todd Woolsoncroft and Nate Hinson. Member Don Kimble was absent.

Staff in attendance were Les Mangus Director of Public Works and Community Development, Mark Detter City Administrator and Daynna DuFriend Administrative Assistant.

**Review the minutes of the January 5, 2016 meeting.**

*Dennis Bush made a motion to approve the minutes of the January 5, 2016 meeting as presented. Todd Woolsoncroft seconded the motion. Motion carried 6/0.*

Case SP-2016-03 was moved up on the agenda as the applicant for SP-2016-02 was not present at the start of the meeting.

**SP-2016-03- Review for approval the site plan for Andover Sport Center – Phase 2 Expansion located at 640 S. YMCA Drive.**

Robert Love, SJCF Architecture, was present to represent the application.

Mr. Love explained that the addition of a second gymnasium will be a mirror image of the existing gymnasium built in Phase 1. This gym will have the same wood floor for basketball and volleyball sports with the same arrangement of plumbing fixtures as the existing building. The fire department access road was planned and installed around the backside of the building. The owner would like to have this building open in late spring/early summer of this year. Today they are looking for approval of the building portion of the plan in order to obtain a conditional permit to start foundation work. Once the foundation is complete the remaining civil and landscape plans will be completed to bring back to the Site Plan Committee for approval of those plans. The same materials will be used on the addition as was used on the original building. No additional signage will be installed on this building addition. The same parking lot spacing and landscape materials that was used on the first phase are expected to be carried over for this phase.

Chairman Allison asked what the gray shaded area was on the drawing.

Mr. Love replied that the gray area noted where the detention pond area is located. As additional building projects are constructed this area will be relocated further south, along the south edge of the property.

Nate Hinson inquired about the proposed landscape plan and the trees shown on the display board next to the building and asked about plans for future sidewalk access and asked if the sidewalks would be located on the north side of the drive due to the steep grade.

Mr. Love noted that there will be trees along the side of building to break up the wall space. Currently there is sidewalk access from the North. As this property is developed the sidewalks will tie across to Yorktown Street. As the project and parking area is developed the area will be leveled out enough for the sidewalks to be installed.

*Brandon Wilson made a motion to approve SP-2016-03 site plan as presented and limited to footings, foundation and structure only. Troy Tabor seconded the motion. Motion carried 6/0.*

**SP-2016-02- Review for approval the site plan for Treescapes, Inc., located at 1202 N. Andover Rd.**

David Martine, Treescapes, Inc., was present to represent the application.

Mr. Martine explained that this plan is to add on to the existing building. This will be a roof structure to display patio furniture out of the weather. The roof will be metal to match the shop roof.

Dennis Bush asked if this would be a show room area and what the access would be.

Nate Hinson asked if there would be additional lighting.

Mr. Martine answered that it will be a showroom with access through a 16 foot glass overhead door into the existing building. The north side will also be open and accessible. There is an existing solid fence that will be along the south and east side of this building addition. No new lighting will be in the structure.

Chairman Allison asked if staff approved the parking count of the parking lot.

Les Mangus replied yes.

*Nate Hinson made a motion to approve SP-2016-02 site plan as presented. Dennis Bush seconded the motion. Motion carried 6/0.*

**Member items-**

Brandon Wilson asked about temporary sign regulations in regards to multiple signs currently present along Andover Road.

There were no further member items.

**Adjourn**

*Chairman Allison made a motion to adjourn. Troy Tabor seconded the motion. Motion carried 6/0.*

*Chairman Allison adjourned the meeting at 6:30 p.m.*

Respectfully Submitted by

Daynna DuFriend  
Administrative Assistant

Approved this 1<sup>st</sup> day of March, 2016 by the Site Plan Review Committee, City of Andover.