



PLANNING & ZONING  
1609 E. CENTRAL AVE.  
ANDOVER, KS 67002  
316.733.1303

**SITE PLAN REVIEW COMMITTEE MINUTES**  
**FEBRUARY 1, 2022 | 6:00pm**  
ANDOVER CENTRAL PARK LODGE | 1607 E. CENTRAL AVE.

**1. CALL TO ORDER**

Chairperson Doug Allison called the meeting to order at 6:03 pm.

**2. ROLL CALL**

Committee Members in attendance: Doug Allison, Dave Foley, Homer Henry, and Todd Woolsoncroft. Matt Linke was absent. Staff in attendance: Les Mangus, Director of Community Development and Justin Constantino, Assistant Director of Community Development.

**3. APPROVAL OF THE MINUTES OF THE JANUARY 4, 2022 MEETING**

*Homer Henry made a motion to approve the minutes of the January 4, 2022 meeting as presented. Motion seconded by Todd Woolsoncroft. Motion carried 3/0/1.*

**4. COMMUNICATIONS**

**A. COMMITTEE & STAFF REPORT**

Mr. Henry asked about the difference between the Committee & Staff report and the Potential Residential Development Report. Mr. Constantino stated that the Committee & Staff Report contains all development-related meeting minutes for the purpose of keeping the Site Plan Review Committee (SPRC) informed. Mr. Constantino stated that the Potential Residential Development Report is intended to show the number of platted subdivisions within the City and how many lots are currently available for future development.

Mr. Mangus stated that the City is transitioning to a new building & planning permitting software so the report layout may change in the near future.

**B. POTENTIAL RESIDENTIAL DEVELOPMENT REPORT**

None.

**5. AGENDA**

**5.1 SP-2018-03 – REVIEW OF THE REVISED LANDSCAPE PLAN FOR ANDOVER RENTAL CENTER ON THE PROPERTY GENERALLY LOCATED AT 338 N. ANDOVER ROAD, ANDOVER, KANSAS**

Mr. Constantino stated that the applicant, Andover Rental Center, has submitted a revised landscaping plan that differs from the current landscape plan that was previously approved by the SPRC in 2018. Mr. Constantino stated that staff reviewed the revised landscape plan and the revisions meet the landscaping specifications required in the Unified Development Manual (UDM).

Mr. Allison asked about the gray-shaded areas surrounding the plantings on the landscape plan. Mr. Woolsoncroft stated that the gray area will be decorative rock mulch installed over weed barrier fabric.



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Mr. Henry asked if using rocks as part of the landscaping feature would be detrimental by absorbing the sun and overheating the plantings. Mr. Mangus stated that the plantings would be irrigated and that it was common practice for landscaping to feature rock.

Mr. Allison asked about the type of buffer that would be used along the eastern property line. Mr. Mangus stated that the subject property is buffered by a wood fence.

*Todd Woolsoncroft made a motion to approve the revised Andover Rental Center landscape plan. Motion seconded by Homer Henry. Motion carried 4/0.*

**6. MEMBER ITEMS**

None.

**7. ADJOURN**

*Homer Henry made a motion to adjourn. Motion seconded by Todd Woolsoncroft. Motion carried 4/0. The meeting was adjourned at 6:15 pm.*

Respectfully submitted by:

Justin Constantino  
Assistant Director of Community Development

Approved on the 1<sup>st</sup> day of March 2022 by the Site Plan Review Committee, City of Andover.