

**MINUTES**  
**MANHATTAN URBAN AREA PLANNING BOARD**  
**City Commission Room, City Hall**  
**1101 Poyntz Avenue**  
**September 7, 2006**  
**7:00 p.m.**

**MEMBERS PRESENT:** George Ham, Vice Chair; Mike Toy; Jerry Reynard; Mike Hill; and Harry Watts.

**MEMBERS ABSENT:** Harry Watts, Chairperson; Mike Kratochvil.

**STAFF PRESENT:** Eric Cattell, Assistant Director for Planning; Steve Zilkie, Senior Planner; Cam Moeller, Planner; Ockert Fourie, Senior Planner.

**OPEN PUBLIC COMMENTS**

No one spoke.

**CONSENT AGENDA**

- 1. APPROVE THE FINAL PLAT OF THE TOWNHOMES AT MILLER RANCH, UNIT FIVE, A RESIDENTIAL PLANNED UNIT DEVELOPMENT, GENERALLY LOCATED NORTH OF THE INTERSECTION OF MILLER PARKWAY AND BRIANNA COURT(OWNER/APPLICANT: PURPLE PRIDE DEVELOPERS, INC.).**

Ham stepped down from voting due to a conflict of interest. Hill moved that the Board approve the Consent Agenda. Reynard seconded the motion, which passed on a vote of 4-0.

**GENERAL AGENDA**

- 1. TABLE A PUBLIC HEARING TO CONSIDER THE PRELIMINARY PLAT OF STONE POINTE ADDITION, UNIT TWO, A 103-ACRE TRACT TO CONSIST OF SINGLE-FAMILY AND MULTIPLE FAMILY LOTS, AND A NEIGHBORHOOD COMMERCIAL LOT, ALL GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF SCENIC DRIVE AND POWERCAT PLACE, AND SOUTHEAST OF THE INTERSECTION OF SCENIC DRIVE AND HIGHLAND RIDGE DRIVE (APPLICANT/OWNER: STONECREST LAND CO., LLC-ROGER SCHULTZ).**

Toy moved that the Manhattan Urban Area Planning Board table the public hearing on the Preliminary Plat of Stone Pointe Addition, Unit Two to the October 2, 2006 Planning Board meeting. Reynard seconded the motion which passed on a vote of 4-0-1, with Hill abstaining.

There being no other business, Ham closed the meeting.

**MANHATTAN URBAN AREA PLANNING BOARD  
WORK SESSION  
September 7, 2006  
7:00 p.m.**

1. **UPDATE ON TWO GROWTH IMPACT STUDIES OF THE SEVEN COUNTY FLINT HILLS REGION:**
  - **IMPACT ASSESSMENT: STRATEGIC ACTION PLAN RELATING TO INSTALLATION GROWTH AT FORT RILEY;**
  - **FLINT HILLS REGIONAL GROWTH COORDINATION PLAN.**
  
2. **OVERVIEW OF REGIONAL GROWTH IMPLICATIONS FOR THE CITY OF MANHATTAN AS IT RELATES TO THE COMPREHENSIVE PLAN.**

Community Development Department staff provided an overview of the three studies and answered questions from the Board.

Respectfully submitted,

Eric Cattell, Assistant Director for Planning