

**Abilene Board of Zoning Appeals Minutes
Abilene Public Library
209 NW 4th St., Abilene, KS
November 7, 2023, at 3:30 p.m.**



1. Call to Order by Chair Sawyer at 3:30 p.m.

2. Roll Call

Board of Zoning Appeals members present: Chair Travis Sawyer, Vice Chair Bill Marshall, William Rose, Penni Zelinkoff, Rod Boyd

Absent: Matt Mead, Eric Anderson

Staff present: Kari Zook, Community Development Director; Kellie Olson, Administrative Assistant

Public present: Rob Eichman, Jessica Shaver, Rick & Rhonda Bartley

3. Approval of Agenda

Motion by Zelinkoff to approve the agenda as written, seconded by Marshall. Motion carried unanimously 5-0.

4. Approval of Minutes

Motion by Rose to approve the October 3, 2023, minutes as written, seconded by Marshall. Motion carried unanimously 5-0.

5. Public Hearing for BZA 23-11, a request from Golden Belt West Multifamily, LLC d/b/a Golden Ridge Apartments, to allow variances from Article 22, Sections 22-204, 22-302, and 22-308 and Article 20, Section 20-201(b)(2)(a) of the zoning regulations of the City of Abilene, KS. The site addresses are located on NW 17th St and Rose Dr., Abilene, KS, and legally described as Golden Belt Heights West, S7, T13, R2, Block 3, Lots 1-10

The staff report and recommendations were discussed. Chair Sawyer opened the public hearing at 3:44 p.m. The applicant discussed the project site plan and the hardships were discussed regarding the variance requests. Rick Bartley was present to ask questions regarding the development. Their concern as homeowners at Golden Belt Heights East is additional traffic and sufficient parking being met for the apartment complex. They also questioned if this apartment complex will be government-subsidized housing. This will be market-rate housing per the developers. The public hearing was closed at 3:59 p.m.

Motion by Marshall to approve all four of the variance requests, seconded by Zelinkoff. Motion carried unanimously 5-0. There is a 30-day protest period which shall expire on December 7, 2023.

6. Adjournment

Motion by Marshall to adjourn at 4:03 p.m., seconded by Boyd. Motion carried unanimously 5-0.

ATTEST:

Board of Zoning Appeals

Community Development