

NOTICE TO THE PUBLIC
PLEASE PUBLISH ONCE ON MONDAY, OCTOBER 15, 2007
PLEASE SEND ONE COPY OF AFFIDAVIT TO THE PLANNING OFFICE
P. O. BOX 708, LAWRENCE, KANSAS, 66044

NOTICE TO THE PUBLIC

The Lawrence Board of Zoning Appeals will hold a public hearing on Thursday, November 1, 2007, at 6:30 p.m., in the Commission Meeting Room, first floor of City Hall at Sixth and Massachusetts Street, Lawrence. The following items will be considered at that time:

B-09-13-07: A request for variances as provided in Section 20-1309 of the Land Development Code in the Code of the City of Lawrence, Kansas, 2006 edition. The first request is to reduce the number of off-street parking spaces required for a congregate residence, with 8 bedrooms, from 6 spaces per the provisions in Article 9, Section 20-902 of the City Code, to a minimum of 5 parking spaces. The second variance is to allow a reduction in the front building setback of 25 feet per Article 6, Section 20-601 of the City Code, to a minimum of 12.5 feet to allow for the construction of a front porch addition to the dwelling. The property is legally described as Lot 229 on Ohio Street in the Original Townsite of the City of Lawrence, Douglas County, Kansas. The subject property is located at 1341 Ohio Street. Submitted by Paul Werner Architects for HDD of Lawrence, LLC, attention Jon R. Davis, the property owner of record.

B-09-14-07: A request for variances as provided in Section 20-1309 of the Land Development Code in the Code of the City of Lawrence, Kansas, 2006 edition. The requests are for a variance from the requirement for a parking area to be paved to City standards per Article 9, Section 20-913(e) of the City Code; and, from the requirement to provide curb and gutter around the perimeter of a parking area per Article 9, Section 20-913(i) of the City Code. The requests are related to the construction of a new sanitary sewer lift station located on the following legally described property: A tract of land in the Southwest quarter of Section 10, Township 13 South, Range 20 East of the 6th P.M. in Douglas County, Kansas described as follows: Commencing at the southwest corner of said Southwest Quarter; thence North 01°30'50" West, along the West line of said Southwest Quarter, a distance of 566.86 feet to the point of beginning; thence North 88°29'10" East, 81.27 feet; thence along a curve to the right, 62.08 feet, said curve has a radius of 75.00 feet and a chord bearing South 67°48'05" East, 60.32 feet to a point of reverse curvature; thence along a curve to the left 62.08 feet, said curve has a radius of 75.00 feet and a chord bearing South 67°48'05" East, 60.32 feet; thence North 88°29'10" East, 126.12 feet; thence North 01°30'50" West, 151.27 feet; thence South 88°29'10" West, 317.85 feet to a point on the West line of said Southwest Quarter, thence South 01°30'50" East, along the West line of said Southwest Quarter, 102.75 feet to the point of beginning, containing 41,458 square feet or 0.952 acres, more or less in the City of Lawrence, Douglas County, Kansas. The subject property is approximately 600 feet north of N 1300 Road on the east side of E 1700 Road. Submitted by Aaron Gaspers with Peridian Group, Inc. for the City of Lawrence, the property owner of record.

B-10-15-07: A request for variances as provided in Section 20-1309 of the Land Development Code in the Code of the City of Lawrence, Kansas, 2006 edition. The first request is to reduce the number of off-street parking spaces required for a congregate residence, with 12 bedrooms, from 9 spaces per the provisions in Article 9, Section 20-902 of the City Code, to a minimum of 6 parking spaces. The second variance is to allow stacked parking to be established in the rear of the property off the alley. The applicant cites the provisions of Section 20-908 in the City Code as the governing ordinance involved in this request. The property is legally described as Lot 227 on Ohio Street in the Original Townsite of the City of Lawrence, Douglas County, Kansas. The subject property is located at 1339 Ohio Street. Submitted by Paul Werner Architects for HDD of Lawrence, LLC, attention Jon R. Davis, the property owner of record.

If you have any questions regarding these items, please contact the Planning Department at 832-3159.

Scott McCullough
Director of Planning and Development Services