

**NOTICE TO THE PUBLIC**

**PLEASE PUBLISH ONCE ON SUNDAY, NOVEMBER 26, 2006**

**PLEASE SEND ONE (1) COPY OF AFFIDAVIT TO THE PLANNING OFFICE, P O BOX 708, LAWRENCE, KS 66044-0708**

---

**NOTICE TO THE PUBLIC**

The Lawrence/Douglas County Metropolitan Planning Commission will hold their regularly scheduled monthly meetings on Monday, **December 18, 2006**, at 6:30 p.m., and Wednesday, **December 20, 2006** at 6:30 p.m., in the Commission Meeting Room on the first floor of City Hall, 6 E. 6<sup>th</sup> Street.

**The Planning Commission will consider the following public and non-public hearing items at their Monday, December 18, 2006 meeting:**

**PF-11-30-06:** Final Plat for Virginia Inn Addition. The two lot Commercial project is located at 2907 W. 6<sup>th</sup> Street. Submitted by Landplan Engineering, PA, for Kenny Liu of Virginia Inn, Inc., property owner of record.

**PDP-11-10-06:** Preliminary Development Plan for Humane Society. The property is located at 1805 E 19<sup>th</sup> Street. Submitted by Landplan Engineering, PA, for Lawrence Humane Society, property owner of record.

**FDP-11-07-06:** Final Development Plan for Lawrence Humane Society. The property is located at 1805 E 19<sup>th</sup> Street. Submitted by Landplan Engineering, PA, for Lawrence Humane Society, property owner of record.

**Z-11-29-06:** A request to rezone a tract of land approximately 39.67 acres, from A (Agricultural) to A-1 (Suburban Home Residential District). The property is located at 671 N 1550 Road. Submitted by Bruce and Cynthia Byers, property owners of record.

**CUP-10-08-06:** Conditional Use Permit for a light aircraft landing strip at 2142 N 300 Road. Submitted by Ray Vallejo, for Justin Johnson, property owner of record.

**PP-11-16-06:** Preliminary Plat of Midnight Farm, located at 2084 N 600 Road. This proposed residential living facility contains approximately 40.52 acres. Submitted by Landplan Engineering, PA, for Community Living Opportunities, property owner of record.

**PP-11-17-06:** Preliminary Plat for Unitarian Fellowship of Lawrence. This 2.47 acre lot is located at 1263 N 1100 Road. Submitted by Grob Engineering Services, LLC, for Unitarian Fellowship of Lawrence, property owner of record.

**PF-11-31-06:** Final Plat for Unitarian Fellowship of Lawrence. This 2.47 acre lot is located at 1263 N 1100 Road. Submitted by Grob Engineering Services, LLC, for Unitarian Fellowship of Lawrence, property owner of record.

**PP-09-15-06:** Preliminary Plat for The Exchange at Lawrence. This proposed 1 lot residential subdivision contains approximately 24.5 acres. The property is located at 31<sup>st</sup> and Ousdahl. Submitted by Professional Engineering Consultants, P.A., for RA & JG Limited Company, property owners of record.

**TA-08-08-06:** Revisions to Article 19 of the Douglas County Zoning Regulations to add self-storage to the list of permitted Conditional Uses and to create standards for the development of this use in limited areas within the Urban Growth Area. Initiated by the Planning Commission at their August meeting.

**TA-08-07-06:** Amendments to Articles 3 & 5 of the County Zoning Regulations regarding the definition of lot width and the establishment of setbacks along roads based upon road classification. *[Revisions associated with proposed rural development regulations.]*

**TA-10-11-06:** Consider amendments to Chapter 20, Development Code to correct inconsistencies since adopted. Initiated by the Planning Commission at their November meeting.

**TA-11-13-06:** Consider amendments to Chapter 20, Article 7 Subdivision Regulations to correct and clarify the proposed regulations. Initiated by the Planning Commission at their November meeting.

**TA-12-14-06:** Consider initiation of amendments to Chapter 20, Development Code to correct inconsistencies since adopted.

**The Planning Commission will consider the following public and non-public hearing items at their Wednesday, December 20, 2006 meeting:**

**Z-07-19A-06:** A request to rezone a tract of land approximately 14.077 acres, from R-1 (Single-Family Residence) to RS5 (Single-Dwelling Residential). The property is located South of Peterson Road & West of Monterey Way. Submitted by Peridian Group Inc, for First Management, contract purchaser. Property owners of record are Ruth P. Branham, Trustee; Darrel E. Johnson, Trustee of Ruth Branham Charitable Remainder Trust; and Roger A. & Linda A. Morningstar. *This item was deferred from the August Planning Commission meeting.*

**Z-07-19B-06:** A request to rezone a tract of land approximately 5.942 acres, from R-1 (Single-Family Residence) to RS7 (Single-Dwelling Residence). The property is located South of Peterson Road & West of Monterey Way. Submitted by Peridian Group Inc, for First Management, contract purchaser. Property owners of record are Ruth P. Branham, Trustee; Darrel E. Johnson, Trustee of Ruth Branham Charitable Remainder Trust; and Roger A. & Linda A. Morningstar. *This item was deferred from the August Planning Commission meeting.*

**A-07-02-06:** A request to annex a tract of land approximately 20.08 acres. The property is located South of Peterson Road & West of Monterey Way. Submitted by Peridian Group Inc, for First Management, contract purchaser. Property owners of record are Ruth P. Branham, Trustee; Darrel E. Johnson, Trustee of Ruth Branham Charitable Remainder Trust; and Roger A. & Linda A. Morningstar. *This item was deferred from the August Planning Commission meeting.*

**PP-07-10-06:** Preliminary Plat of Pine Tree Farms, a proposed residential subdivision containing 84 single-family lots on approximately 18.806 acres. The property is located South of Peterson Road & West of Monterey Way. Submitted by Peridian Group Inc, for First Management, contract purchaser. Property owners of record are Ruth P. Branham, Trustee; Darrel E. Johnson, Trustee of Ruth Branham Charitable Remainder Trust; and Roger A. & Linda A. Morningstar. *This item was deferred from the August Planning Commission meeting.*

**Z-11-28-06:** A request to rezone a tract of land approximately .954 acres, from RS10 (Single-Dwelling Residential) to RS5 (Single-Dwelling Residential). The property is located at 523-543 Rockledge. Submitted by Paul Werner Architects, for LC Anuff, property owner of record.

**SUP-10-04-06:** Special Use Permit for Krause Dining at 917 Delaware. Submitted by Winton A. Winter Jr., Stevens & Brand LLP, for Robert & Molly Krause, property owners of record.

**Z-11-27-06:** A request to rezone a tract of land approximately 5.252 acres, from IG (General Industrial) to IL (Limited Industrial). The property is located at 101 W McDonald Drive. Submitted by Paul Werner Architects for Hallmark Cards, Inc., property owner of record.

**CPA-2006-04:** Consider an amendment to Horizon 2020, Chapter 5 – Residential Land Use, to replace Figure 5-1, Planning Unit Concept with Neighborhood Concept developed by the CPC (Comprehensive Planning Committee).

Approve T2030 Future Land Use Map for use in transportation modeling for the update of the Long-Range Transportation Plan.

Adopt 2007 Unified Planning Work Program (UPWP).

Amend Transportation Improvement Program (TIP) to include state project for 23<sup>rd</sup> Street bridge replacement.

**Legal descriptions for public hearing properties listed above are on file in the Planning Office for review during regular office hours, 8-5 Monday - Friday.**

**Communications to the Commission:**

Written comments are welcome and encouraged on all items to be considered by the Planning Commission. The Commission has established a **deadline for receipt of all written communications of no later than 10:00 a.m. on Monday, December 18, 2006.** This ensures your transmittal to the Commission can be received and read prior to their meeting.

Sheila M. Stogsdill  
Interim Director, City/County Planning  
[www.lawrenceplanning.org](http://www.lawrenceplanning.org)