

**NOTICE TO THE PUBLIC**

**PLEASE PUBLISH ONCE ON SUNDAY, OCTOBER 23, 2005**

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LAWRENCE, KS 66044-0708**

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**NOTICE TO THE PUBLIC**

The Lawrence/Douglas County Metropolitan Planning Commission will hold their regularly scheduled monthly meetings on Monday, November 14, 2005, at 7:00 p.m., and Wednesday, November 16, 2005 at 6:30 p.m. or thereafter, 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, November 14, 2005 meeting:**

**FDP-08-14-05:** Final Development Plan for 6th & Wak Multi-Family. This proposed residential subdivision contains approximately 17.572 acres and proposes construction of 236 apartments. The property is generally described as being located at the northwest corner of W. 6<sup>th</sup> Street and Congressional Drive. Submitted by Peridian Group for 6Wak Land Investments, LLC, property owners of record.

**FDP-09-15-05:** Final Development Plan for Mt. Blue Storage; Lot 1, Block 1, Mt. Blue Addition No. 3. This one lot Planned Industrial Development proposes the construction of 62,100 square feet of storage for a moving and transfer company. The property is generally described as being located south of K-10 and east of Franklin Road. Submitted by Landplan Engineering, P.A. for Professional Storage, Inc., property owner of record.

**FDP-09-16-05:** Final Development Plan for Mt. Blue Convenience Store; Lot 1, Block 1, Mt. Blue Addition No. 2. This one lot Planned Industrial Development proposes the construction of a 4,000 square foot convenience store with gas pumps. The property is generally described as being located at the southeast corner of K-10 and Franklin Road. Submitted by Landplan Engineering, P.A. for Fer-Pen, LLC, contract purchaser. Mt. Blue LC is the property owner of record.

**PF-09-33-05:** Final Plat for Hedges Subdivision, a Replat of Lots 16, 17, and part of 18, Block Eight, University Place. This proposed one-lot residential subdivision contains approximately 0.319 acre. The property is generally described as being located on Illinois Street south of 17<sup>th</sup> Street. Submitted by Peridian Group, Inc., for Blake A. and Kristin V. Hedges, property owners of record.

**PP-09-24-05 and PF-09-35-05:** Preliminary and Final Plats of South School Addition. This one lot residentially zoned subdivision contains approximately 20 acres and is the site of Broken Arrow Elementary and South Junior High School. The property is generally described as being located on the east side of Louisiana Street south of 27th Street. Submitted by Cook, Flatt & Strobel Engineers, P.A. for USD 497, property owner of record.

**PP-09-23-05:** Preliminary Plat of Audrey's Addition. This two-lot County residential subdivision contains approximately 8.5 acres and is located on the east side of E 1500 Road, north of N 1000 Road. Submitted by Taylor Design Group, for M. Delores Clarridge, property owner of record.

**PP-09-26-05 and PF-09-37-05:** Preliminary and Final Plats of West/Sunset Hill School Addition. This one lot residentially zoned subdivision contains approximately 21.68 acres and is the site of Sunset Hill Elementary and West Junior High School. The property is generally described as being located west of Crestline Drive between Harvard Drive and 9th Street. Submitted by Landplan Engineering, P.A. for USD 497, property owner of record.

**PP-09-25-05 and PF-09-36-05:** Preliminary and Final Plats for Lawrence High School Addition. This one lot residentially zoned subdivision contains approximately 37.9 acres and is the site of Lawrence High School. The property is generally described as being located west of Louisiana Street between W. 19th and W. 21st Streets. Submitted by Landplan Engineering, P.A. for USD 497, property owner of record.

**PP-09-27-05:** Preliminary Plat of Mears Property. This County residential subdivision contains approximately 18.48 acres and proposes the creation of five single-family lots. The property is generally described as being located at the northwest corner of E 1600 Road and N 1000 Road. Submitted by Landplan Engineering, P.A. for David E. Mears, property owner of record.

**Z-09-53-05:** A request to rezone a tract of land approximately 0.53 acre from C-5 (Limited Commercial District) to RO-1A (Residence-Office District). The property is generally described as being located at the southeast corner of W. 7th Street and Arkansas Street [700 Arkansas & 704-704 ½ Arkansas]. Initiated by the City Commission on September 27, 2005 based on recommendations in the HOP District Plan.

**Z-09-54-05:** A request to rezone a tract of land approximately 0.34 acre from C-5 (Limited Commercial District) to RO-1 (Residence-Office District). The property is generally described as being located north of W. 7th Street and east of Arkansas Street [640 Arkansas Street]. Initiated by the City Commission on September 27, 2005 based on recommendations in the HOP District Plan.

**Z-09-55-05:** A request to rezone a tract of land approximately 0.35 acre from RM-1 (Multiple-Family Residence District) to RO-1 (Residence-Office District). The property is generally described as being located north of W. 7th Street and east of Arkansas [630-32 Arkansas and 634-36 Arkansas]. Initiated by the City Commission on September 27, 2005 based on recommendations in the HOP District Plan.

**Z-09-56-05:** A request to rezone a tract of land approximately 1.52 acres from RO-2 (Residence-Office District) to O-1 (Office District). The property is generally described as being located south of W. 6th Street between Maine and Alabama Streets [1015 W. 6th Street]. Initiated by the City Commission on September 27, 2005 based on recommendations in the HOP District Plan.

**Z-09-57-05:** A request to rezone a tract of land approximately 2.11 acres from RM-1 (Multiple-Family Residence District) to RS-2 (Single-Family Residence District). The property is generally described as being located south of W. 6th Street between Missouri and Illinois Streets [628 Missouri, 621, 623, 616, 622 & 626 Maine, and 619, 623-23 ½, 622 & 624 Alabama Streets].

Initiated by the City Commission on September 27, 2005 based on recommendations in the HOP District Plan.

**Z-09-60-05:** A request to rezone a tract of land approximately 0.17 acre from RO-2 (Residence-Office District) to C-1 (Inner-Neighborhood Commercial District). The property is generally described as being located at the northeast corner of E. 13th Street & Haskell Avenue [1246 Haskell]. Submitted by Greg Polk, for Janine Colter, contract purchaser. Polk & Polk LC are the property owners of record.

**Z-09-61-05:** A request to rezone a tract of land approximately 3.04 acres from RS-1 (Single-Family Residence District) to RM-D (Duplex-Residential District). The property is generally described as being located on the east side of Haskell Avenue, south of E. 26th Street [2620 Haskell Avenue]. Submitted by Larry Wedman for Thorvald and Elaine Holmes, property owners of record.

**The Planning Commission will consider the following public and non-public hearing items at their Wednesday, November 16, 2005 meeting:**

**Z-09-58-05:** A request to rezone a tract of land approximately 19.5234 acres from A (Agriculture District) to RM-D (Duplex-Residential District). The property is generally described as being located north of W. 6th Street and west of Queens Road. Submitted by Paul Werner Architects for Michael D. Stultz, property owner of record.

**Z-09-59-05:** A request to rezone a tract of land approximately 21.233 acres from A (Agriculture District) to RS-2 (Single-Family Residence District). The property is generally described as being located north of W. 6th Street and west of Queens Road. Submitted by Paul Werner Architects for Michael D. Stultz, property owner of record.

**Z-09-62-05:** A request to rezone a tract of land approximately 80.52 acres from A (Agriculture District) to A-1 (Suburban Home Residential District). The property is generally described as being located at the northwest corner of N 900 Road and E 1900 Road. Submitted by Landplan Engineering, P.A. for Travis C. and Jo A. Morgan, property owners of record.

**PP-09-21-05:** Preliminary Plat of Morgan Addition. This County residential subdivision contains approximately 80.52 acres and proposes the creation of 22 single-family lots. The property is located at the northwest corner of N 900 Road & E 1900 Road. Submitted by Landplan Engineering, P.A. for Travis C. and Jo A. Morgan, property owners of record.

**Z-09-63-05:** A request to rezone a tract of land approximately 6.8 acres from A (Agriculture District) to RM-D (Duplex-Residential District). The property is generally described as being located north of Bob Billings Parkway between K-10 and Diamondhead Subdivision (Langston Heights). Submitted by Landplan Engineering, P.A. for Langston Heights, LC, property owner of record.

**Z-09-64-05:** A request to rezone a tract of land approximately 20.77 acres from A (Agriculture District) to RS-2 (Single-Family Residence District). The property is generally described as being located north of Bob Billings Parkway between K-10 and Diamondhead Subdivision (Langston Heights). Submitted by Landplan Engineering, P.A. for Langston Heights, LC, property owner of record.

**PP-09-22-05:** Preliminary Plat of Langston Heights. This proposed residential subdivision contains approximately 27.57 acres and proposes the creation of 69 single-family and 19 duplex residential lots. - The property is generally described as being located north of Bob Billings Parkway between K-10 and Diamondhead Subdivision (Langston Heights). Submitted by Landplan Engineering, P.A. for Langston Heights, LC, property owner of record.

**Z-09-65-05:** A request to rezone a tract of land approximately 1.53 acres from PCD-2 (with restrictions) to PCD-2 (with expanded allowable uses). The property is generally described as being located at the southeast corner of N. Iowa Street and Riverridge Road [Riverridge PCD]. Submitted by Landplan Engineering, P.A. for BJ Mellmanor Townhouse Apartments, LLC, property owner of record.

**PDP-09-09-05:** Revised Preliminary Development Plan for Riverridge PCD to add a liquor store in a portion of the existing building which previously was used for office space. This Planned Commercial Development contains 1.53 acres and is located at the southeast corner of N. Iowa Street and Riverridge Road. Submitted by Landplan Engineering, P.A. for BJ Mellmanor Townhouse Apartments, LLC, property owner of record.

**UPR-09-06-05:** A request to extend the Use Permitted Upon Review for the Lawrence Community Shelter; 944 Kentucky/214 W. 10th Street [supercedes Lawrence Open Shelter (UPR-01-01-03) and Community Drop-In Center (UPR-10-11-99)]. This property is located at the northeast corner of Kentucky and W. 10th Streets. Submitted by Loring Henderson, Director of the Lawrence Community Shelter with permission from James C. and Nancy R. Dunn, property owners of record.

**UPR-09-07-05:** Revision to Lawrence Memorial Hospital Master Plan to add an X-Ray Storage Building. The property is located north of W. 4th Street and west of Maine Street. Submitted by Landplan Engineering, P.A. for Lawrence Memorial Hospital. City of Lawrence is the property owner of record.

Conduct a public hearing to consider adoption of the **2005-2009 Transportation Improvement Program (TIP)**, federally-required multi-year listing of federally funded and regional significant non-federally funded improvements to the region's transportation system.

**CPA-2004-02:** Hold public hearing on Comprehensive Plan Amendment (CPA) to Horizon 2020, **Chapter 7 – Industrial Land Use**.

**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, November 14, 2005**. This ensures your transmittal to the Commission can be received and read prior to their meeting.

Linda M. Finger  
Director, City/County Planning  
[www.lawrenceplanning.org](http://www.lawrenceplanning.org)