



**LAWRENCE-DOUGLAS COUNTY METROPOLITAN PLANNING COMMISSION
CITY HALL, 6 EAST 6TH STREET, CITY COMMISSION MEETING ROOM
AGENDA FOR PUBLIC & NON-PUBLIC HEARING ITEMS
JANUARY 26, 2009 6:30 - 10:30 PM
JANUARY 28, 2009 6:30 - 10:30 PM**

GENERAL BUSINESS:

PLANNING COMMISSION MINUTES

Receive and amend or approve the minutes from the Planning Commission meeting of December 15, 2008.

COMMITTEE REPORTS

Receive reports from any committees that met over the past month.

COMMUNICATIONS

- a) Receive written communications from the public.
- b) Receive written communications from staff, Planning Commissioners, or other commissioners.
- c) Disclosure of ex parte communications.
- d) Declaration of abstentions from specific agenda items by commissioners.

**REGULAR AGENDA (JANUARY 26, 2009) MEETING:
PUBLIC HEARING ITEMS:**

ITEM NO. 1 CONDITIONAL USE PERMIT FOR RWD #3; 1239 E 300 ROAD (SLD)

CUP-11-08-08: Consider a Conditional Use Permit for a water treatment facility modification for Rural Water District #3, located at 1239 E 300 Road, Berryton. Submitted by Bartlett & West, for Douglas County Rural Water District #3, property owner of record.

ITEM NO. 2 SPECIAL USE PERMIT FOR CAR TOYS; 711 W 23RD STREET (SLD)

SUP-12-10-08: Consider a Special Use Permit to allow *Light Equipment Repair* for Car Toys (stereo installation) at The Malls located at 711 West 23rd Street. Submitted by Murl Westheffer for Malls Investment Company, LLC, property owner of record.

ITEM NO. 3 RS5 TO RSO; 11,715 SQUARE FEET; 1245 CONNECTICUT STREET (SLD)

Z-11-18-08: Consider a request to rezone 11,715 square feet located at 1245 Connecticut Street from RS5 (Single-Dwelling Residential) to RSO (Single-Dwelling Residential Office). Submitted by James Williams and Sara Hurd for Peaceful Rest Corp., Second Christian Church of Lawrence, property owner of record.

ITEM NO. 4 RS7 TO RMO; 140,090 SQUARE FEET; 2141 MAPLE LANE (JCR)

Z-11-20-08: Consider a request to rezone 140,090 square feet located at 2141 Maple Lane from RS7 (Single-Dwelling Residential) to RMO (Multi-Dwelling Residential Office). Submitted by Grob Engineering for Kansas Family & Children Foundation, Inc., property owner of record.

ITEM NO. 5 RM24 TO CS; 37,500 SQUARE FEET; 1740 MASSACHUSETTS STREET (JCR)

Z-12-21-08: Consider a request to rezone approximately 37,500 square feet at 1740 Massachusetts Street from RM24 (Multi-Dwelling Residential) to CS (Commercial Strip). Submitted by Wally Storey Associates Inc, for Dillon Companies Inc, property owner of record.

ITEM NO. 6 AMENDMENTS TO DEVELOPMENT CODE (LBZ)

TA-10-18-08: A text amendment to revise Article 3, *Section 308(g) – Appeals* to be consistent with the adopted Downtown Design Guidelines and to revise the Ordinance No. in *Section 308(h)* to request the latest adopted ordinance.

ITEM NO. 7 AMENDMENTS TO DEVELOPMENT CODE (LBZ)

TA-10-19-08: A text amendment to Article 3, *Section 308(h)* to add an Ordinance No. and reference for 8th & Pennsylvania Urban Conservation Overlay District. Initiated by the Planning Commission at their October 2008 meeting.

MISCELLANEOUS NEW OR OLD BUSINESS

Consideration of any other business to come before the Commission.

Recess until 6:30 P.M. on January 28, 2009.

BEGIN PUBLIC HEARING (JANUARY 28, 2009):

COMMUNICATIONS

- a) Receive written communications from staff, Planning Commissioners, or other commissioners.
- b) Disclosure of ex parte communications.
- c) Declaration of abstentions from specific agenda items by commissioners.

PUBLIC HEARING

Recess LDCMPC

Convene Joint Meeting with Lecompton City Planning Commission

ITEM NO. 8 A TO B-2; 58.99 ACRES; N 1800 ROAD & E 700 ROAD (MKM)

Z-11-19-08: Consider a request to rezone 58.99 acres located northeast of the intersection of N 1800 Road & E 700 Road, S of Lecompton from A (Agricultural) to B-2 (General Business District). Submitted by Paul Werner Architects, for Rockwall Farms L.C., property owner of record. *Joint meeting with Lecompton Planning Commission.*

Reconvene LDCMPC

RESUME PUBLIC HEARING

ITEM NO. 9 VARIANCE RELATED TO HALLMARK ADDITION, 2ND PLAT MINOR SUBDIVISION; 101 MCDONALD DRIVE (MKM)

MS-09-10-08: Variance requested from right-of-way requirement in Section 20-810(d)(4)(i) of the Subdivision Regulations. The variance is associated with the Hallmark Minor Subdivision. Submitted by Landplan Engineering for Hallmark Cards, Inc. and Downtown Equities, II, L.C., property owners of record.

ITEM NO. 10 OREAD NEIGHBORHOOD PLAN UPDATE (MJL)

Receive update memo regarding the Oread Neighborhood Plan update and initiate a Comprehensive Plan Amendment for an Amendment to Chapter 14, list of specific plans to add a reference to the Oread Neighborhood Plan and incorporate the plan by reference.

ITEM NO. 11 PLANNING COMMISSION BY-LAWS

Consider changes to the Planning Commission by-laws related to Ex Parte Communications and Conflicts of Interest. Deferred from the December 2008 Planning Commission meeting.

Consideration of any other business to come before the Commission.

PUBLIC COMMENT SECTION

CALENDAR

December 2008						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

January 2009						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

February 2009						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28

PCCM Meeting:

(12/3, 1/14, 2/11)

TAC Meeting:

(Generally 1st Tuesday of each month, 1:30pm–2:30pm)

CPC Meeting:

(Generally 1st & 3rd Wednesday of each month, 4:00pm)

RZC meeting:

(Generally every 2 weeks on Thursdays, 3:30pm–5:00pm)

ADJOURN