April 3, 2008

In Care of Scott McCullough, Director
Planning and Development Services
         and
Lawrence City Commission
City Hall, 6 E. 6th Street
P.O. Box 708, Lawrence, KS 66044-0708

Re: Text Amendment
        IBP District

Dear Scott and Commissioners,

On behalf of Free State Development, L.C. and Ray Brown and Associates, we offer this formal request for initiation of a text amendment to the Development Code.

We specifically request that the IBP *[Industrial/Business Park]* Section of the Code be amended to include "Extended Care Facility, General" as a "Special Use" within the existing *Medical Facilities* portion of Article 4, Sec. 20-403.
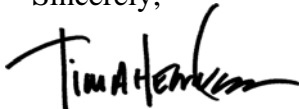
Because the IBP section presently includes "Health Care Office" and "Health Care Clinic", and because the IBP-zoned area known by some as the *Research Park* presently contains buildings that house contractor service & supply, dental and medical offices, financial institutions, insurance businesses, gymnastics and dance schools, and a wide variety of professional offices, we believe the requested amendment will be appropriate within the established context, and will be particularly compatible with existing medical offices [and residences] in close proximity.

Similarly stated, the proposed request will allow a certain service industry or industries (Extended Care Facility, General) to coexist with compatible uses in this and similar IBP-zoned areas, while the Special Use designation will ensure any application can and will be evaluated by City staff and Governing Authority on the application's merits. The Special Use designation will prevent a "blanket" policy that might otherwise allow all such uses by right in the IBP district.

We sincerely request this Text Amendment be forwarded for recommendation by the Planning Commission not later than the May 19 meeting, for action by the City Commission on June 3.

Thank you very much for your consideration. Please do not hesitate to call me with questions or comments.

Sincerely,

Tim A. Herndon

cc: Gene Uden, Ray Brown & Assoc.
        file
encl.