

ITEM NO. 9 PRELIMINARY PLAT; KASOLD WATER TOWER ADDITION; SE OF TAM O'SHANTER & KASOLD DR (MKM)

PP-4-4-11: Consider a Preliminary Plat for Kasold Water Tower Addition, approximately .5 acre containing 1 lot, located southeast of the Tam O'Shanter and Kasold Drive intersection, a waiver from Section 20-811(c) which requires a 6 ft wide sidewalk along arterial streets, and a variance from Section 20-810(d)(4)(i) which requires 150 ft of right-of-way for a principal arterial. Submitted by the City of Lawrence, property owner of record.

STAFF PRESENTATION

Ms. Mary Miller presented the item.

APPLICANT PRESENTATION

Aaron Gaspers, Johnson Group, was present for questioning.

PUBLIC HEARING

No public comment.

ACTION TAKEN

Motioned by Commissioner Finkeldei, seconded by Commissioner von Achen, to approve the requested variance from the requirement to dedicate 150 ft of right-of-way for a principal arterial to permit the dedication of 40 ft, resulting in a total of 140 ft of right-of-way in this location.

Unanimously approved 8-0.

Motioned by Commissioner Finkeldei, seconded by Commissioner Blaser, to approve the requested waiver from the requirement to install a 6 ft wide sidewalk along the east side of Kasold Drive along the frontage of this subdivision and forwarding the request to the City Commission with a recommendation for approval subject to the following condition:

1. Addition of the following note to the preliminary plat: "A 6 ft wide sidewalk shall be constructed on this lot when sidewalks are installed on either of the adjacent properties

Unanimously approved 8-0.

Motioned by Commissioner Finkeldei, seconded by Commissioner Blaser, to approve the Preliminary Plat of the Kasold Water Tower Addition and forwarding the plat to the City Commission for acceptance of dedication of right-of-way and easements subject to the following conditions:

1. The plat shall be revised with the following changes:
 - a. If the requested waiver is approved the plat shall be revised with a note indicating the date of approval. If the requested waiver is not approved, the plat shall be revised to show the location of the 6 ft wide sidewalk.
 - b. The amount of right-of-way being dedicated shall be increased to 40 ft from the centerline of Kasold Drive.
 - c. The distance of the shed to the right-of-way line shall be dimensioned on the plat.

Unanimously approved 8-0.