



City of Lawrence
Douglas County
PLANNING & DEVELOPMENT SERVICES

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March 15, 2018

RE: L-17-00123 Consideration of placing the property located at 1655 Mississippi Street, the Twenhofel-Eikenberry House, on the Lawrence Register of Historic Places.

Dear Property Owner:

The Lawrence City Commission is considering placing the property located at 1655 Mississippi Street, the Twenhofel-Eikenberry House, on the Lawrence Register of Historic Places. The Lawrence Register of Historic Places is the City of Lawrence's official list of resources that are significant to the history of Lawrence. The City Commission will consider this nomination at their meeting on April 17, 2018.

The Conservation of Historic Resources Code (Chapter 22 of the City Code) that establishes the Lawrence Register of Historic Places provides for the review of development around properties that have been listed. This context area, called environs, is a 250' radius around the historic property to allow for building permits for exterior alterations or demolition permits to be reviewed for their impact on the historic property. You are receiving this letter because you own property within this context area for the Twenhofel-Eikenberry House. The City Commission would like to provide you with some information about environs review.

Not all projects require building permits and not all building permits will require review. Items such as maintenance, painting, and re-roofing will not be reviewed. Projects that require a building permit for interior work on a house do not require historic review. If a building permit is required for an exterior project, the permit application will be reviewed by the Historic Resources Administrator concurrently with the building permit. Most projects can be administratively approved by the Historic Resources Administrator with the building permit. Large construction projects like new houses, additions to houses greater than 25% of the existing footprint of the house, and demolition permits are reviewed by the Historic Resources Commission. Attached is a list of typical projects and what type of review would be needed.

If a project needs to be reviewed by the Historic Resources Commission, the plans needed to apply for and receive a building permit can be used for the historic review. No special representation is needed for the review process. Pre-application meetings with the Historic Resources Administrator are free and are encouraged to make sure your project meets the review standards and guidelines.



A copy of the background information for the Twenhofel-Eikenberry House nomination can be found here starting on page 114:

<https://assets.lawrenceks.org/assets/pds/planning/hrc/hrcagendaNov17Full.pdf>

The background information includes a staff report that identifies the types of projects that will be reviewed in the environs area, if the projects will be an administrative review, or if they will need to be reviewed by the Historic Resources Commission. It also includes the guidelines that are used for the reviews.

If you have any questions concerning this nomination or its impact on your property, please contact me at (785) 832-3151 or zollner@lawrenceks.org.

Respectfully,



Lynne Braddock Zollner, AICP
Historic Resources Administrator

Enclosure: Chart for Local Environs Review