



Neighborhood Update for LAN

July 21, 2021

July Planning Commission Participation Procedures

To view this meeting live: [Live Video Stream](#) or the [City's YouTube Channel](#)

To provide public comment: [Virtual Meeting Registration via Zoom](#)

Written public comment must be received by the Planning & Development Services office by 10:00 a.m. on Monday, July 26, 2021. Send correspondence electronically to planning@lawrenceks.org. Comments received after the deadline will not be posted and there is no guarantee that such comments will be considered. The City is sensitive to members of the public who may not have access to technology. For those persons, written comments may be dropped in the Utility Billing Drop Box, located at the cut-out at 6th Street and New Hampshire Street. Comments should be marked for the Planning Commission.

The City will provide a method at City Hall for individuals without access to the internet or a telephone - and only such persons - to observe or participate in the meeting. Face masks are required inside City Hall.

July Planning Commission Items

Agenda items may be taken out of order at the Commission's discretion.

The Planning Commission will consider the following regular agenda public hearing and non-hearing items at their **Monday, July 26, 2021** meeting:

1. Consider making a finding that the projects presented in the 2022 – 2026 Capital Improvement Plan are in conformance with the City's comprehensive plan and forward a recommendation to the City Commission for approval.
[Agenda Item Report 21-542 - Pdf](#)
2. Consider approving a conditional use permit, CUP-21-00184, for a Boat/RV Storage use, located at 568 N. 1800 Road. Submitted by Ben Shepley on behalf of SNL Storage LLC, property owner of record. *Joint meeting with the Lecompton Planning Commission.*
3. Consider rescinding the minimum maintenance road designation, MM-21-00002, for East 1000 Road between 029N and North 100 Road in Willow Springs Township. Submitted by Douglas County Public Works for the Willow Springs Township Board.
[Agenda Item Report 21-551 - Pdf](#)
4. Consider establishing the minimum maintenance road designation, MM-21-00003, for three roads in Lecompton Township: East 300 Road between North 2150 Road and North 2190 Road, East 400 Road between 2146N and 2199N, and North 2000 Road

All information listed can be found at the City of Lawrence website: www.lawrenceks.org/pds

The Neighborhood Update is produced for LAN during the first week of every month to keep members updated on neighborhood oriented issues via communication directly from the City of Lawrence. For any additional information regarding CDBG information, please contact Danelle Dresslar by phone at 785-832-3108 or email ddresslar@lawrenceks.org or for any other information contact Becky Pepper by phone at 785-832-3153 or email bpepper@lawrenceks.org. Comments are always welcome.

between 126E and 175E. Submitted by Douglas County Public Works for the Lecompton Township Board.

Study Session

- Update on County Zoning Regulations/Rural Land Use.

The Planning Commission will consider the following regular agenda public hearing and non-hearing items at their **Wednesday, July 28, 2021** meeting:

1. Consider approving a conditional use permit, CUP-21-00178, for a Commercial Dog Kennel use, located at 1924 E. 950 Road. Submitted by Megan Weatherman, for David P. Weatherman and Gina R. Weatherman, Trustees, property owners of record.
[Agenda Item Report 21-555 - Pdf](#)
2. Consider approving a request to rezone, Z-21-00185, approximately 0.05 acre from RS5 (Single-Dwelling Residential) District to RM24 (Multi-Dwelling Residential) District, located at 1734 Vermont Street (parcel number 103-06-0-20-16-029.00-0). Submitted by Paul Werner Architects, on behalf of 1733 Mass LLC (contract purchaser), and Raymond F. Barland and Emma D. Barland (contract sellers), property owners of record.
[Agenda Item Report 21-550 - Pdf](#)
3. Consider approving a variance associated with a minor subdivision, MS-21-00120, from the right-of-way width along a principal arterial for Kwik Shop Subdivision, located at 2100 W. 25th Street. Submitted by EG America/Cumberland Farms for Kwik Shop, Inc., property owner of record.
[Agenda Item Report 21-556 - Pdf](#)

Notable Development Projects in the Planning Phase

The following list details newly added notable and large development projects that have filed applications with the Planning Division. A complete list of planning submittals can be viewed at <https://lawrenceks.org/pds/submittals/>.

- Gateway Addition: a preliminary plat and rezoning applications for single-family residential development. The proposed rezoning is from CC600 (Community Commercial Centers) District to RS7 (Single-Dwelling Residential) (25.4 acres) and OS (Open Space) (10.4 acres) Districts. The property is located at the northwest corner of K10 and Hwy 40. The property is not located within a neighborhood association. The Gateway and West Lawrence neighborhoods are located to the east of the subject property.
- 1601 W. 23rd Street: a [site plan application](#) to convert the existing structure at 1601 W. 23rd Street to a *Climate Controlled Mini-Storage* use. The property is located to the east of Ousdahl Road, south of W. 23rd Street, and north of W. 24th Street. The subject property is not located within a neighborhood association. The Schwegler and Centennial neighborhoods are located to the north and the Indian Hills neighborhood is located to the east.

- 1733 Massachusetts Street: a [site plan application](#) for a multi-dwelling residential structure. The subject property is located on the east side of Massachusetts Street, north of E. 19th Street, and is currently developed with a *Gas and Fuel Sales* use. The property is located in the Babcock neighborhood and is adjacent to the Barker and Oread neighborhoods.

Update Neighborhood Association Information on City Website

Please visit the city website at <https://lawrenceks.org/pds/neighborhoodcontacts/> and check that your neighborhood association contact information is up-to-date. This contact information is used to notify neighborhoods about pending planning proposals. If the contact information needs updating, please fill out the Neighborhood Registration Form at https://lawrenceks.org/pds/neighborhood_registration/. If you have any questions, please contact Denny Ewert at dewert@lawrenceks.org or 785-832-3159.

City Resources

- Planning and Development News

The monthly memo previously attached at the end of this report will now be distributed as a monthly email via the Planning and Development News list. To receive updates regarding the Planning and Development Services, go to <https://lawrenceks.org/subscriptions/> to update your subscription preferences and sign up for the Planning & Development News emails.

- Rental Licensing Program

The City has developed a website devoted to the Rental Licensing Program, which can be viewed at www.lawrenceks.org/pds/rental-licensing or www.lawrenceks.org/rent. The website contains information such as a Program Handbook, the adopting ordinance, inspection forms and guidance, licensing process and inspection brochures, a tenant information brochure, diagrams of program processes and FAQs for both owners and tenants. The website also features monthly and annual program reports that have been provided to the City Commission. New or updated information is frequently being added to the website. Please contact the City with any questions at (785) 832-3345 or by email at rentallicensing@lawrenceks.org.

- Interactive Rental Licensing Map

The Planning and Development Services Department has published a Residential Rental License Interactive Map for citizens, prospective renters and landlords to access. The map can be found at: <http://www.lawrenceks.org/pds/rental-licensing/map>. The map identifies all rental dwelling units that are licensed and in good standing with the rental licensing and inspection program requirements. The map is intended to provide consumers information about units that comply with the city's rental program as well as help landlords market their code-compliant properties. The map is linked to the department's home page. Citizens can click on the blue map dot of a rental property and view the landlord name, zoning district, the number of units licensed and the apartment complex name, if applicable. Staff believes the map will be a valuable resource for tenants, landlords and the general public as the program continues to license properties through 2015 and beyond.

- Find Active Building Permits on City Website Interactive Map

In May 2014, Planning & Development Services launched a new Building Permits interactive map that shows locations and provides basic information about active City of Lawrence building permits (for both non-residential and residential new construction and addition projects, and for

non-residential remodeling or change of use projects). Zoom in on the map to see building permits that have been recently issued in or around your neighborhood. Find the map on the City's website at http://lawrenceks.org/city_maps or <http://lawrenceks.org/pds/building-permits/map>.

- Project Submittals

Planning project submittals can now be accessed on the Planning Division's website through the following address: <https://lawrenceks.org/pds/submittals/>. The list is updated every Monday and also includes a link to an interactive map that shows the locations of the projects.

- City of Lawrence Subscription Services

How can I stay involved with the latest City of Lawrence Notifications?

Interested citizens can sign up to receive notification updates for various City services, events, and information, including advisory board information for the City Commission, Planning Commission, Board of Zoning Appeals, Historic Resources Commission, Community Commission on Homelessness (CCH) and the Community Development Advisory Committee (CDAC), as well as City News, Public Meeting Notices, Recreation Announcements, and Neighborhood news. All these subscriptions can be found at <http://www.lawrenceks.org/subscriptions>.