

LAWRENCE BOARD OF ZONING APPEALS

AGENDA

AUGUST 4, 2016 – 6:30 P.M., CITY COMMISSION MEETING ROOM, FIRST FLOOR OF CITY HALL AT SIXTH AND MASSACHUSETTS STREET, LAWRENCE, KANSAS

CALL THE MEETING TO ORDER

TAKE A ROLL CALL TO DETERMINE IF THERE IS A QUORUM OF MEMBERS PRESENT

ITEM NO. 1 COMMUNICATIONS

Acknowledge communications to come before the Board.

Board member disclosure of any ex parte contacts and/or abstentions from the discussion and vote on any agenda item under consideration.

Announce any agenda items that will be deferred.

ITEM NO. 2 MINUTES

Consider approval of the minutes from the April 7th and May 5, 2016 meetings of the Board.

BEGIN PUBLIC HEARING:

ITEM NO. 3 FRONT AND EXTERIOR SIDE YARD SETBACK VARIANCES FOR AN ADDITION TO EXISTING RESIDENTIAL DWELLING; 316 N 8TH STREET [DRG]

B-16-00279: A request for variances as provided in Section 20-1309 of the Land Development Code of the City of Lawrence, Kansas, 2015 edition. The first request is for a variance to reduce the 25 feet minimum front setback requirement listed in Section 20-601(a) of the City Code to a minimum of 13 feet for an existing porch and 20.37 feet for a proposed house addition. The second request is for a variance to reduce the 25 feet minimum exterior side setback requirement listed in Section 20-601(a) of the City Code to a minimum of 16 feet for the north building line of the existing carport and garage and 19 feet for the existing home. The property is located at 316 N. 8th Street. Submitted by James and Holly Balch, the property owners of record.

ITEM NO. 4 ST JOHN'S CATHOLIC CHURCH AND SCHOOL BUILDING ADDITIONS; 1208 KENTUCKY STREET [JSC]

B-16-00281: A request for variances as provided in Section 20-1309 of the Land Development Code of the City of Lawrence, Kansas, 2015 edition. The request is to reduce the front and rear building setbacks for two separate building additions being planned for the St. John the Evangelist Catholic Church and School campus. Section 20-601(a) of the City Code requires a minimum front and rear yard building setback of 25 feet. The applicant is requesting a 0 feet setback along the property's Kentucky Street frontage (front setback) and a 10.9 feet setback along Vermont Street (double frontage lot rear setback). The property is located at 1208 Kentucky Street. Submitted by Dan Sabatini, Sabatini Architects, for Roman Catholic Archdiocese of Kansas City, the property owner of record.

ITEM NO. 5 MISCELLANEOUS

a) Consider any other business to come before the Board.