



**LAWRENCE-DOUGLAS COUNTY METROPOLITAN PLANNING COMMISSION
CITY HALL, 6 EAST 6TH STREET, CITY COMMISSION MEETING ROOM
AGENDA FOR PUBLIC & NON-PUBLIC HEARING ITEMS
JUNE 20 & 22, 2011 6:30 - 10:30 PM**

GENERAL BUSINESS:

PLANNING COMMISSION MINUTES

Receive and amend or approve the minutes from the Planning Commission meeting of May 23 & 25, 2011.

COMMITTEE REPORTS

Receive reports from any committees that met over the past month.

COMMUNICATIONS

- a) Receive written communications from the public.
- b) Receive written communications from staff, Planning Commissioners, or other commissioners.
- c) Receive written action of any waiver requests/determinations made to the City Engineer:
- d) Disclosure of ex parte communications.
- e) Declaration of abstentions from specific agenda items by commissioners.

ELECTION OF OFFICERS FOR 2011-2012

Accept nominations for and elect Chair and Vice-Chair for the coming year.

AGENDA ITEMS MAY BE TAKEN OUT OF ORDER AT THE COMMISSION'S DISCRETION

**REGULAR AGENDA (JUNE 20, 2011) MEETING
PUBLIC HEARING ITEMS:**

Recess LDCMPC

Convene Joint Meeting with Eudora Planning Commission

ITEM NO. 1 CONDITIONAL USE PERMIT FOR A PRESCHOOL; 2084 N 1300 RD (SLD)

CUP-4-2-11: Consider a Conditional Use Permit for a Preschool located at 2084 N. 1300 Road. Submitted by Kristine Lawhorn for United Methodist Church of Eudora, property owner of record. *Joint meeting with Eudora Planning Commission.*

**Adjourn Joint Meeting
Reconvene LDCMPC**

**ITEM NO. 2 TEXT AMENDMENT TO CITY OF LAWRENCE DEVELOPMENT CODE; CHP 20;
PLANNED DEVELOPMENT OVERLAY DISTRICT (MJL)**

TA-3-4-11: Consider Text Amendments to the City of Lawrence Land Development Code, Chapter 20, Article 6 & 7, regarding revisions to the district criteria and development standards in the Planned Development Overlay District. *Initiated by City Commission on 4/5/11. Deferred by Planning Commission on 5/25/11.*

ITEM NO. 3 CONDITIONAL USE PERMIT FOR A RETAIL NURSERY; 1185 N 1250 RD (SLD)

CUP-3-1-11: Consider a Conditional Use Permit for a Retail Nursery located at 1185 N. 1250 Road. Submitted by Lawrence Landscape Inc., property owner of record.

ITEM NO. 4A RS7 TO RM12D; 4.6 ACRES; 25TH TERRACE & O'CONNELL RD (SLD)

Z-4-13-11: Consider a request to rezone approximately 4.6 acres from RS7 (Single-Dwelling Residential) to RM12D (Multi-Dwelling Residential), located at 25th Terrace and O'Connell Road. Submitted by Johnson Group Engineering, for Fairfield Investors LLC, property owner of record.

NON-PUBLIC HEARING ITEM:

ITEM NO. 4B PRELIMINARY PLAT; FAIRFIELD FARMS; 25TH TERRACE & O'CONNELL RD (SLD)

PP-4-5-11: Consider a Preliminary Plat for Fairfield Farms, a revision to an approved residential plat known as Fairfield Farms East Addition No. 1, specifically modifying Blocks 1 and 2 and Blocks 14 and 15 to combine 44 lots and rights-of-way into 14 lots with abutting right-of-way, located at 25th Terrace and O'Connell Road. Submitted by Johnson Group Engineering, for Fairfield Investors LLC, property owner of record.

PUBLIC HEARING ITEMS:

ITEM NO. 5 CONDITIONAL USE PERMIT FOR INDOOR SPORTS CENTER; 1898 E 56 RD (SLD)

CUP-4-3-11: Consider a Conditional Use Permit for an indoor sports center, located at 1898 East 56 Road, Lecompton. Submitted by PLS Landscape for Price Property LLC, property owner of record.

ITEM NO. 6 COMPREHENSIVE PLAN AMENDMENT TO H2020 - CHP 11 (LBZ)

CPA-4-4-10: Consider Comprehensive Plan Amendment to Horizon 2020 – Chapter 11 - Historic Resources. *Initiated by Planning Commission on 4/26/10.*

****DEFERRED****

~~**ITEM NO. 7 U-KU TO RM64-PD; .8 ACRES; 1043 INDIANA ST (LBZ)**~~

~~**Z-4-15-11:** Consider a request to rezone approximately .8 acres from U-KU (University – Kansas University) to RM64-PD (Multi-Dwelling Residential), located at 1043 Indiana Street. Submitted by Paul Werner Architects, for Triple T LLC, property owner of record.~~

MISCELLANEOUS NEW OR OLD BUSINESS

NON-PUBLIC HEARING ITEM:

MISC ITEM NO. 1: FINAL DEVELOPMENT PLAN; BURGER KING – BAUER FARM PCD; 4671 BAUER FARM DRIVE (SLD)

FDP-5-2-11: Consider Final Development Plan for a 2,855 SF drive-thru restaurant [Burger King – Bauer Farm PCD], located on approximately 0.7 acres, at 4671 Bauer Farm Drive. Submitted by Bartlett & West Engineering for Genesh Inc., property owners of record.

Consideration of any other business to come before the Commission.

Recess until 6:30pm on June 22, 2011.

BEGIN PUBLIC HEARING (JUNE 22, 2011):

COMMUNICATIONS

- a) Receive written communications from staff, Planning Commissioners, or other commissioners.
- b) Disclosure of ex parte communications.
- c) Declaration of abstentions from specific agenda items by commissioners.

AGENDA ITEMS MAY BE TAKEN OUT OF ORDER AT THE COMMISSION'S DISCRETION

REGULAR AGENDA (JUNE 22, 2011) MEETING

NON-PUBLIC HEARING ITEMS:

ITEM NO. 8 EXTENSION REQUEST FOR REVISED PRELIMINARY PLAT; MERCATO; N OF HWY 40 & E OF HWY K-10 (MKM)

PP-10-05-09: Extension request for a Revised Preliminary Plat for lots 7,8 and 9 Block Four and Lots 2, 3, and 4, Block Seven as shown on the approved Preliminary Plat for Mercato dated 4/26/06; N of Hwy 40 & E of Hwy K-10.

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.

PUBLIC HEARING ITEMS:

****WITHDRAWN****

~~**ITEM NO. 10 A TO B-1; 2.9 ACRES; N OF N 650 RD & E OF E 1250 RD (MKM)**~~

~~**Z-4-12-11:** Consider a request to rezone approximately 2.9 acres from A (Agricultural) to B-1 (Neighborhood Commercial), located North of N. 650 Road and East of E. 1250 Road. Submitted by Stanley Zaremba, property owner of record.~~

ITEM NO. 11 TEXT AMENDMENT TO CITY OF LAWRENCE DEVELOPMENT CODE; CHP 20; SYNTHETIC TURF AS LANDSCAPING MATERIAL (MKM)

TA-4-6-11: Consider Text Amendments to the City of Lawrence Land Development Code, Chapter 20, Articles 10 and 17, regarding synthetic turf as landscaping material. *Initiated by City Commission on 5/3/11.*

No action being taken on Item 12

ITEM NO. 12 AGRI-TOURISM COMMITTEE RECOMMENDATIONS (MKM)

Agri-Tourism Committee recommendations

****DEFERRED****

~~**ITEM NO. 13 CONDITIONAL USE PERMIT FOR FRATERNAL ORDER OF POLICE; 768 E 661 DIAGONAL RD (MKM)**~~

~~CUP-12-8-10: Consider a Conditional Use Permit for the Fraternal Order of Police shooting range, located at 768 E. 661 Diagonal Road. Submitted by Dan Affalter, for Fraternal Order of Police, property owner of record. Deferred by Planning Commission on 4/25/11.~~

PUBLIC COMMENT SECTION

ADJOURN

CALENDAR

May 2011						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

June 2011						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

July 2011						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30

PCCM Meeting:

(Generally 2nd Wednesday of each month, 7:30am-9:00am)

Sign up to receive the Planning Commission agenda or weekly Planning Submittals via email:
<http://www.lawrenceks.org/subscriptions>