



**LAWRENCE-DOUGLAS COUNTY METROPOLITAN PLANNING COMMISSION
CITY HALL, 6 EAST 6TH STREET, CITY COMMISSION MEETING ROOM
AGENDA FOR PUBLIC & NON-PUBLIC HEARING ITEMS
MARCH 28 ~~& 30~~, 2011 6:30 - 10:30 PM**

GENERAL BUSINESS:

PLANNING COMMISSION MINUTES

Receive and amend or approve the minutes from the Planning Commission meeting of February 23, 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.

AGENDA ITEMS MAY BE TAKEN OUT OF ORDER AT THE COMMISSIONS DISCRETION

**REGULAR AGENDA (March 28, 2011) MEETING
PUBLIC HEARING ITEM:**

Recess LDCMPC

Convene Joint Meeting with Baldwin City Planning Commission

**ITEM NO. 1A A TO I-1; 41.966 ACRES; [S15-T14-R20]
SOUTH OF 694 E 1700 ROAD, BALDWIN CITY (SLD)**

Z-1-5-11: Consider a request to rezone approximately 41.966 acres from County A (Agricultural) to County I-1 (Light Industrial), located south of 694 E 1700 Road, Baldwin City (S15-T14-R20). Submitted by Landplan Engineering, for Land & Sky, LC., property owner of record. *Joint meeting with Baldwin City Planning Commission.*

NON-PUBLIC HEARING ITEM:

ITEM NO. 1B PRELIMINARY PLAT FOR VINLAND AIRZONE 2ND PLAT (SLD)

PP-1-1-11: Consider a one-lot Preliminary Plat for Vinland Airzone 2nd Plat, approximately 41.966 acres, located south of 694 E. 1700 Road, Baldwin City (S15-T14-R20). Submitted by Landplan Engineering, for Land & Sky, LC., property owner of record. *Joint meeting with Baldwin City Planning Commission.*

**Adjourn Joint Meeting
Reconvene LDCMPC**

PUBLIC HEARING ITEMS:

ITEM NO. 2A RM32 TO MU; .19 ACRES; 1340 TENNESSEE STREET (MJL)

Z-1-1-11: Consider a request to rezone approximately .19 acres from RM32 (Multi-Dwelling Residential) to MU (Mixed Use), located at 1340 Tennessee Street. Submitted by Paul Werner Architects, for Gremlin Holdings, LLC., property owner of record.

ITEM NO. 2B RM32 TO MU; .26 ACRES; 1344 TENNESSEE STREET (MJL)

Z-1-2-11: Consider a request to rezone approximately .26 acres from RM32 (Multi-Dwelling Residential) to MU (Mixed Use), including establishing a Bar or Lounge use as an automatic Special Use Permit for Bullwinkle's, located at 1344 Tennessee Street. Submitted by Paul Werner Architects, for Lynn Investments LLC., property owner of record.

ITEM NO. 2C RM32 TO MU; .49 ACRES; 1343 TENNESSEE STREET (MJL)

Z-1-3-11: Consider a request to rezone approximately .49 acres from RM32 (Multi-Dwelling Residential) to MU (Mixed Use), located at 1343 Tennessee Street. Submitted by Paul Werner Architects, for TK Property's LLC., property owner of record.

ITEM NO. 2D RM32 TO MU; .23 ACRES; 1403 TENNESSEE STREET (MJL)

Z-11-25-09: Consider a request to rezone approximately .23 acres from RM32 (Multi-Dwelling Residential) to MU (Mixed Use), located at 1403 Tennessee Street. Submitted by Paul Werner Architects, for DJC Holdings, LLC, property owner of record.

ITEM NO. 2E RM32 TO MU; .14 ACRES; 1400 OHIO STREET (MJL)

Z-11-26-09: Consider a request to rezone approximately .14 acres from RM32 (Multi-Dwelling Residential) to MU (Mixed Use), located at 1400 Ohio Street. Submitted by Paul Werner Architects, for Wakarusa Partners, property owner of record.

ITEM NO. 2F RM32 TO MU; .29 ACRES; 413 W. 14TH STREET (MJL)

Z-11-28-09: Consider a request to rezone approximately .29 acres from RM32 (Multi-Dwelling Residential) to MU (Mixed Use), located at 413 W. 14th Street. Submitted by Paul Werner Architects, for Douglas J. Compton, property owner of record.

**ITEM NO. 3 TEXT AMENDMENT TO CITY OF LAWRENCE DEVELOPMENT CODE;
DENSITY & DIMENSIONAL STANDARDS IN THE RM32 DISTRICT (MJL)**

TA-6-8-10: Reconsider Text Amendments to the City of Lawrence Land Development Code, Chapter 20, related to the density and development standards in the RM32 (Multi-Dwelling Residential) District including potentially increasing the maximum dwelling units per acre limit in that district. *Initiated by City Commission on 7/13/10. (PC Item 3; approved 6-3 on 12/13/10) Referred back to Planning Commission by City Commission on 1/25/11.*

ITEM NO. 4 IG TO RMO; 3.9 ACRES; 800 BLOCK OF LYNN STREET (MJL)

Z-2-6-11: Consider a request to rezone the 800 block of Lynn Street (bounded by Lynn St, Homewood St, Haskell Ave, and Bullene Ave), approximately 3.9 acres, from the IG (General Industrial) and IL (Limited Industrial) Districts to the RMO (Multi-Dwelling Residential-Office) District to implement recommendations in the adopted Burroughs Creek Corridor Plan. *Initiated by Planning Commission on 2/23/11.*

****DEFERRED****

ITEM NO. 5 ~~RM24 TO RM32; .13 ACRES; 711 CONNECTICUT STREET (MKM)~~

~~**Z-1-4-11:** Consider a request to rezone approximately .13 acres from RM24 (Multi-Dwelling Residential) to RM32 (Multi-Dwelling Residential), located at 711 Connecticut Street. Submitted by Michael Tubbs, for James and Nancy Dunn, property owner of record.~~

NON-PUBLIC HEARING ITEM: MISCELLANEOUS NEW OR OLD BUSINESS

MISC NO. 1 INITIATE TEXT AMENDMENT TO LAWRENCE DEVELOPMENT CODE; DETENTION USE IN IG DISTRICT (SLD)

Initiate Text Amendment to the City of Lawrence Land Development Code, Chapter 20, Article 4, Section 20-403 to change "Detention" from a use permitted by right in the IG (General Industrial) District to one permitted with Special Use approval.

Consideration of any other business to come before the Commission.

PUBLIC COMMENT SECTION

ADJOURN

CALENDAR

| February 2011 | | | | | | |
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| Sun | Mon | Tue | Wed | Thu | Fri | Sat |
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| March 2011 | | | | | | |
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| April 2011 | | | | | | |
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| 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)

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