



LAWRENCE BOARD OF ZONING APPEALS

AGENDA FOR **JULY 11, 2019**

JAYHAWK ROOM AT FIRE STATION #5, 1911 STEWART AVE, LAWRENCE KS

**6:30 PM**

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

**ITEM NO. 1      COMMUNICATIONS**

- A. Acknowledge communications to the come before the Board.
- B. Disclosure of ex-parte communications and/or abstentions for specific agenda items.
- C. Announce any agenda items that will be deferred.

**BEGIN PUBLIC HEARING:**

**ITEM NO. 2      VARIANCE FROM THE REAR YARD BUILDING SETBACK FOR A RESIDENTIAL STRUCTURE; 2209 BRETT COURT**

**B-19-00276:** A request for variance as provided in Section 20-1309 of the Land Development Code of the City of Lawrence, Kansas, 2018 edition. The request is for a variance from the 30 foot rear setback standard as required by Section 20-601(a) of the City Code for the RS7 (Single-Dwelling Residential) District to 25 feet. The property is located at 2209 Brett Ct. Submitted by Joshua Harden of Acumen Renovations on behalf of Joel & Shannon Grillot, property owners of record.

**ITEM NO. 3      VARIANCE FROM FLOODPLAIN REGULATIONS FOR IMPERVIOUS SURFACE AMOUNT AND ELEVATION OF EXISTING ACCESSORY STRUCTURE; 716 FORREST AVENUE**

**B-19-00312:** A request for variance as provided in Section 20-1309 of the Land Development Code of the City of Lawrence, Kansas, 2018 edition. The first request is for a variance from the minimum elevation standard of two feet above the base flood elevation as required by Section 20-1204(e)(2)(i)(a) of the City Code for instances of Substantial-Improvement in the regulatory floodplain and to allow the accessory structure to remain in its current location without being elevated. The second request is for a variance from the thirty percent (30%) maximum impervious surface coverage amount within the Floodplain Overlay District as required by Section 20-1204(e)(2)(i)(b) of the City Code. The property is located at 716 Forrest Ave. Submitted by Travis Dillon of AIP Solutions on behalf of Jeanette Trybom, property owner of record.

**ITEM NO. 4      VARIANCE FROM MINIMUM OFF-STREET PARKING AMOUNT; 611 W  
9<sup>TH</sup> STREET**

**B-19-00316:** A request for variance as provided in Section 20-1309 of the Land Development Code of the City of Lawrence, Kansas, 2018 edition. The request is for a variance from Section 20-902, Off Street Parking Schedule A requiring a minimum number of off-street parking spaces for an *Office, Administrative and Professional* use in the CS (Commercial Strip) Zoning District be reduced from 7 required parking spaces to 4 parking spaces. The property is located 611 W 9<sup>th</sup> St. Submitted by 611 W. 9<sup>th</sup> LLC on behalf of Brendon Glad, property owner of record, and Greta Carter-Wilson.

**ITEM NO. 5      MISCELLANEOUS**

- A. Consider any other business to come before the Board.