



Z-01-01-04: Rezoning of 8.77 acres from RS-1 to RS-2
East of Monterey Way & North of Stetson Dr.

Lawrence-Douglas County Planning Office
February 2004



Area Requested

Scale: 1 Inch = 700 Feet

REZONING REQUEST



A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 12 SOUTH, RANGE 19 EAST OF THE SIXTH PRINCIPAL MERIDIAN, IN DOUGLAS COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE, 1093.45 FEET NORTH OF THE SOUTHWEST CORNER OF SAID QUARTER SECTION; THENCE NORTH 00°12'28" WEST, ALONG SAID WEST LINE, 93.22 FEET; THENCE NORTH 89°47'32" EAST, 60.00 FEET; THENCE NORTH 67°07'08" EAST, 280.31 FEET; THENCE SOUTH 22°52'52" EAST, 321.41 FEET; THENCE ON A 475.00 FOOT RADIUS CURVE TO THE LEFT, WITH A 391.65 FOOT CHORD BEARING SOUTH 47°13'43" EAST, AN ARC DISTANCE OF 403.69 FEET; THENCE SOUTH 18°25'27" WEST, 30.00 FEET; THENCE SOUTH 10°29'21" WEST, 318.11 FEET; THENCE SOUTH 17°38'26" WEST, 30.00 FEET; THENCE SOUTH 72°21'34" EAST, 89.31 FEET; THENCE ON A 500.00 FOOT RADIUS CURVE TO THE LEFT, WITH A 174.88 FOOT CHORD BEARING SOUTH 82°25'51" EAST, AN ARC DISTANCE OF 175.78 FEET; THENCE SOUTH 02°30'08" EAST, 30.00 FEET; THENCE SOUTH 00°09'40" EAST, 281.31 FEET TO THE SOUTH LINE OF SAID QUARTER SECTION; THENCE SOUTH 89°50'20" WEST, ALONG SAID SOUTH LINE, 423.69 FEET; THENCE NORTH 00°26'27" WEST, 47.32 FEET; THENCE NORTH 19°44'23" WEST, 199.20 FEET; THENCE NORTH 09°20'49" EAST, 134.27 FEET; THENCE NORTH 21°39'13" EAST, 30.00 FEET; THENCE NORTH 68°20'47" WEST, 61.41 FEET; THENCE NORTH 21°39'13" EAST, 30.00 FEET; THENCE NORTH 21°01'41" EAST, 145.65 FEET; THENCE NORTH 68°09'40" WEST, 77.86 FEET; THENCE NORTH 15°01'37" WEST, 81.29 FEET; THENCE NORTH 15°49'01" WEST, 272.89 FEET; THENCE NORTH 40°13'14" EAST, 26.12 FEET; THENCE NORTH 46°44'27" EAST, 30.00 FEET; THENCE ON A 475.00 FOOT RADIUS CURVE TO THE RIGHT, WITH A 112.44 FOOT CHORD BEARING NORTH 36°27'43" WEST, AN ARC DISTANCE OF 112.70 FEET; THENCE ON A 400.00 FOOT RADIUS CURVE TO THE RIGHT, WITH A 59.67 FOOT CHORD BEARING NORTH 25°23'15" WEST, AN ARC DISTANCE OF 59.72 FEET; THENCE SOUTH 68°53'23" WEST, 30.00 FEET; THENCE SOUTH 68°29'58" WEST, 83.13 FEET; THENCE SOUTH 88°10'25" WEST, 95.57 FEET; THENCE SOUTH 89°47'31" WEST, 40.00 FEET TO THE POINT OF BEGINNING. CONTAINS 8.761 ACRES, MORE OR LESS.

LOCATION MAP



NORTH

SCALE 1"=500'



Item 7B: PF-01-05-04
Stonegate IV Addition

Item 7A: PP-01-02-04
Stonegate IV Addition

Item 9B: PP-01-03-04
Fall Creek Farms

Item 9A: Z-01-01-04 Rezone
8.76 acres from RS-1 to RS-2

Item 14: Z-06-20-03 Rezone
25.2 acres from A to PRD-2

Item 6: FDP-01-01-04

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