

NOTES

1. WRITTEN DIMENSIONS SHALL PREVAIL OVER SCALED.
2. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF LAWRENCE, KANSAS, AND THE KANSAS DEPARTMENT OF TRANSPORTATION.
3. PRIVATE DRIVES AND PARKING AREAS TO BE BUILT TO CITY OF LAWRENCE STANDARDS. ALL DRIVES AND PARKING AREAS TO HAVE 24" CONCRETE CURB AND 12" ASPHALT DRIVEWAYS. ALL STANDARD PARKING SPACES TO BE 18' X 30'.
4. ALL NECESSARY PUBLIC IMPROVEMENTS FOR PHASE 'C' (I.E. STREET, STORM SEWER, SANITARY SEWER AND/OR WATERLINE) WILL BE FINANCED BY THE DEVELOPER.
5. MAINTENANCE OF COMMON AREAS SHALL BE THE RESPONSIBILITY OF THE DEVELOPER.
6. EASEMENTS AS SHOWN ON PLAN SHALL PROVIDE ADEQUATE ACCESS AND UTILITY SERVICE.
7. PRIOR TO ISSUANCE OF BUILDING PERMITS, RESERVING CONVEYANCE FOR USE OF COUNTY REGISTERED OF DEEDS.
8. THE OWNERS/DEVELOPERS HEREBY DEDICATE TO THE CITY OF LAWRENCE THE RIGHT TO REGULATE ANY CONSTRUCTION OVER THE AREA DESIGNATED AS COMMON OPEN SPACE, OVER AN RESERVATION AREA, AND NON-ENCROACHABLE AREA AND TO PROVIDE THE NECESSARY PUBLIC IMPROVEMENTS FOR PHASE 'C' (I.E. STREET, STORM SEWER, SANITARY SEWER AND/OR WATERLINE) WILL BE FINANCED BY THE DEVELOPER.
9. ALL SITES SHOWN ON NOT SHOWN ON PLAN SHALL CONFORM TO THE REGULATIONS SET FORTH IN SECTION 10.02 (I.E. 12) OF THE ZONING ORDINANCE FOR THE PHASE 'C' (I.E. STREET, STORM SEWER, SANITARY SEWER AND/OR WATERLINE) WILL BE FINANCED BY THE DEVELOPER.
10. EXTENSION OF WATER LINES AND FOR THE PROVISIONS OF ANY ADDITIONAL UTILITY EASEMENTS REQUIRED.
11. TRASH ENCLOSURES ARE TO BE SCREENED WITH 1/2" X 4" WOODEN FENCE OR OTHER MATERIAL OF EQUAL OR BETTER QUALITY.
12. CURB OF ROAD SHALL BE 12" WIDE OF DRIVEWAY.
13. PHASE 'C-3' (APPROVED BY PLANNING) REMOVED FROM PCD BUT SHOWN ON PLAN FOR CONTEXTUAL PURPOSES.
14. PARKING FOR PHASE 'C' SHALL BE RESTRICTED AS FOLLOWS: CONSTRUCTION EQUIPMENT AND OTHER MISCELLANEOUS OBJECTS SHALL NOT OCCUPY ANY PARKING SPACE FOR A REDUCED SIDE YARD SETBACK ALONG THE EAST PROPERTY LINE OF PHASE 'C' FROM 20' TO 12'.
- 15.

PLANT SCHEDULE (ALL PHASES)

SYM.	QTY.	NAME	SIZE	COMD.
HL	16	BALDIPRESS	2" CUL.	BAB
SW	32	SUGAR MAPLE	2" CUL.	BAB
OK	21	GREEN ASH	2" CUL.	BAB
RO	63	RED OAK	2" CUL.	BAB
TH	16	THORNLESS HONEYLOCUST	2" CUL.	BAB
PA	36	AUTUMN PURPLE ASH	2" CUL.	BAB
SP	26	SCOTCH PINE	6" - 8" HT	BAB
AP	33	AUSTRIAN PINE	6" - 8" HT	BAB
BH	3	BLACK HILL SPRUCE	6" - 8" HT	BAB
WP	27	EASTERN WHITE PINE	6" - 8" HT	BAB
SP	5	SPARKY JUNIPER	6" - 8" HT	BAB
CI	3	CANEKUN JUNIPER	6" - 8" HT	BAB
OR	7	GOLDENHANTREE	1 1/2" CUL.	BAB
SC	9	SWEETGUM	1 1/2" CUL.	BAB
RB	15	CLUMP RIVER BIRCH	1 1/2" CUL.	BAB
WH	13	WASHINGTON HAWTHORN	1 1/2" CUL.	BAB
CH	6	CODICSPUR HAWTHORN (THORNLESS)	1 1/2" CUL.	BAB
RB	26	EASTERN REDBUD	1 1/2" CUL.	BAB
AV	20	ARROWWOOD VIBURNUM	5 CUL.	CONT.
AJ	120	ANDROMEDA JUNIPER	5 CUL.	CONT.
BB	117	DWARF BURNING BUSH	5 CUL.	CONT.
OS	147	GOULDIAE SPIREA	5 CUL.	CONT.
SO	41	SEA GREEN JUNIPER	5 CUL.	CONT.
EA	3	EBENALD ARBOREVITAE	5 CUL.	CONT.

LAYOUT & LANDSCAPE PLAN



Landplan Engineering, P.A.

Civil Engineering  
Landscape Architecture  
Community Planning  
Surveying

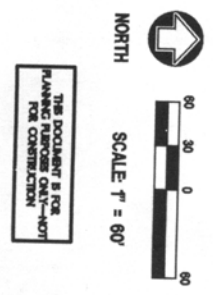
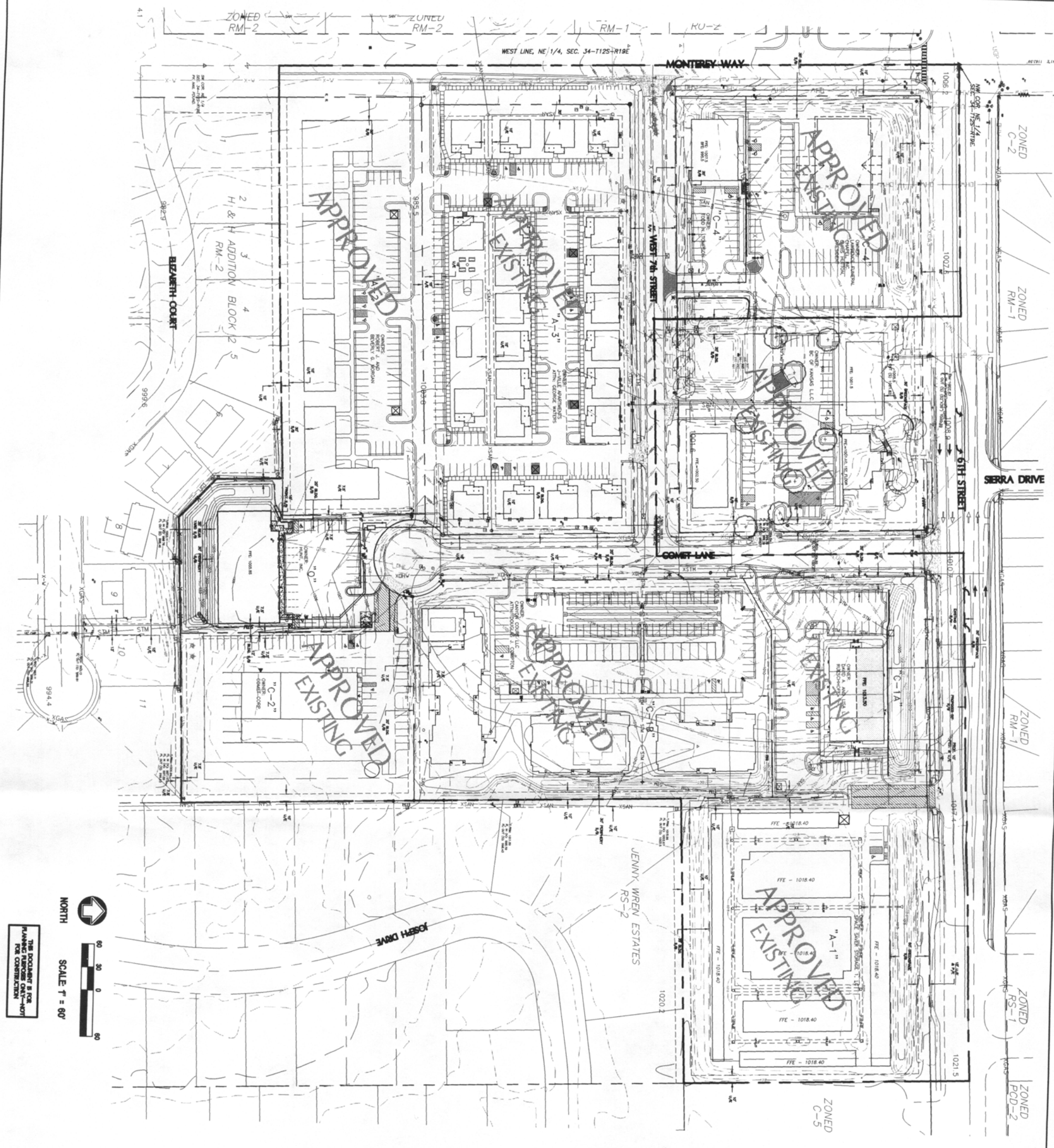
1310 Wakarusa Drive  
Lawrence, Kansas 66044  
Tel: (785) 843-7530  
Fax: (785) 843-7540  
Email: info@landplan-pa.com  
www.landplan-pa.com

Unifac Exchange Building  
1600 Genessee, Suite 400  
Lawrence, Kansas 66044  
Tel: (785) 843-7530  
Fax: (785) 843-7540  
Email: info@landplan-pa.com  
www.landplan-pa.com

A Revised  
Preliminary Development Plan for  
6th & MONTEREY PCD  
Lawrence, Kansas

DATE: MARCH 18, 2007  
PROJECT NO.: 04658PDP1  
DRAWN BY: PVA, KCB  
CHECKED BY: TMB  
SHEET NO. 1 OF 5 SHEETS





THIS DOCUMENT IS FOR  
PLANNING PURPOSES ONLY - NOT  
FOR CONSTRUCTION

BENCHMARK #1: □ TOP OF BRASS CAP IN MONUMENT BOX -  
NORTH WEST CORNER SECTION 34 - 12  
19 1/2 INTERSECTION OF 6TH STREET  
AND MONTEREY WAY.  
ELEV. = 1005.68  
DATE: STATE PLANE  
BENCHMARK #2: □ NORTH PIN - STORM MANHOLE AT NORTH  
WEST CORNER OF 6TH & MONTEREY WAY  
ELEV. = 1004.55  
DATE: STATE PLANE

A Revised  
Preliminary Development Plan for  
**6th & MONTEREY PCD**  
Lawrence, Kansas

**GRADING  
PLAN**



**Landplan Engineering, P.A.**

Civil Engineering  
Landscape Architecture  
Community Planning  
Surveying

1310 Wakarusa Drive  
Lawrence, Kansas 66049  
Tel: (785)643-7500  
Fax: (785)643-2410  
email: info@landplan-pa.com  
kelly@landplan-pa.com

DATE: MARCH 30, 2007  
PROJECT NO.: 080702  
DRAWN BY: PVA, ACS  
CHECKED BY: TAH  
SHEET NO. 2 OF 5 SHEETS



LEGAL DESCRIPTION

A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 12 SOUTH, RANGE 19 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE NORTH 88°08'39" EAST, ALONG THE NORTH LINE OF SAID QUARTER SECTION, 350.00 FEET; THENCE SOUTH 01°38'27" EAST, ALONG THE WEST LINE OF CORNEL LANE ADDITION, 586.00 FEET TO THE SOUTHWEST CORNER OF SAID ADDITION; THENCE SOUTH 88°08'39" WEST, ALONG THE SOUTH LINE OF SAID ADDITION, 320.74 FEET TO THE SOUTHWEST CORNER OF SAID ADDITION; THENCE NORTH 01°38'27" WEST, ALONG THE NORTH LINE OF SAID QUARTER SECTION, THENCE NORTH 88°08'39" EAST, 683.29 FEET; THENCE SOUTH 01°38'27" EAST, ALONG THE EAST LINE OF SPACE SAVER ADDITION, 368.56 FEET TO THE SOUTHEAST CORNER OF SAID ADDITION; THENCE SOUTH 88°08'33" WEST, ALONG THE SOUTH LINE OF SAID ADDITION, 586.33 FEET TO THE SOUTHWEST CORNER OF SAID ADDITION, SAID POINT BEING THE NORTHWEST CORNER OF JENNY WREN ESTATES; THENCE SOUTH 01°38'27" EAST, ALONG THE WEST LINE OF SAID JENNY WREN ESTATES, 648.53 FEET TO THE NORTHEAST CORNER OF H & H ADDITION; THENCE SOUTH 88°20'33" WEST, ALONG THE NORTH LINE OF SAID ADDITION, 371.37 FEET; THENCE NORTH 48°39'27" WEST, ALONG THE NORTH LINE, 68.14 FEET; THENCE NORTH 01°38'27" WEST, ALONG SAID NORTH LINE, 85.90 FEET; THENCE SOUTH 88°07'46" WEST, ALONG SAID NORTH LINE, 532.44 FEET TO THE WEST LINE OF SAID QUARTER SECTION; THENCE NORTH 01°38'27" WEST, ALONG SAID WEST LINE, 861.00 FEET TO THE POINT OF BEGINNING, THE ABOVE CONTAINS 20.865 ACRES, MORE OR LESS, ALL IN THE CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS.

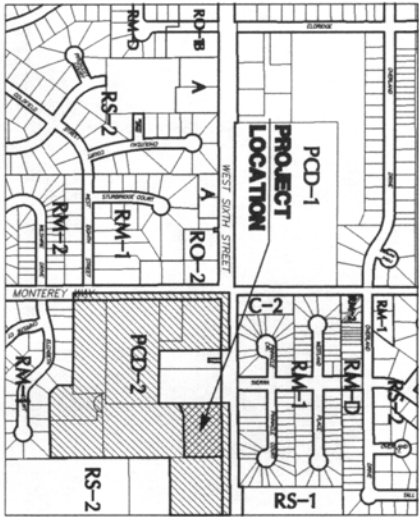
SITE SUMMARY

Existing Zoning: PCD-2  
Existing Use: Mixed-use development (commercial, office, and multi-family)  
Proposed Use: Mixed-use development (commercial, office, and multi-family)  
Number of Units: 6  
Number of Buildings: 41  
Gross Area: 20,871 sq. ft.  
Dedicated Right-of-Way: 3.39 acres  
Net Area: 17.48 acres  
Open Space Required: 3.50 acres (20%)  
Open Space Provided: 3.54 acres (20%)  
Pavement Coverage: 3.59 acres (20.5%)  
Net Residential Area: 8.74 acres (40%)  
Net Density: 22.4 D/U per acre

PLANNING/ENGINEER

Landplan Engineering, PA  
1310 Midway Drive  
Lawrence, Kansas 66049

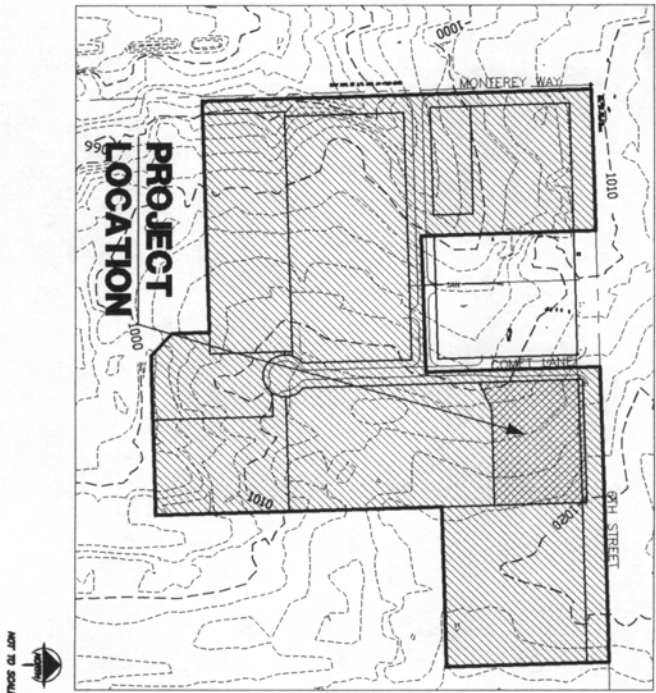
SURROUNDING ZONING



PROPERTY OWNERS

Space Saver Storage 1, LC  
3707 W. 6th Street  
Lawrence, Kansas 66049  
David A. & Lisa L. Rueschhoff  
3727 W. 6th Street  
Lawrence, Kansas 66049  
Coryn Court LLC  
700 Cornett Lane  
Lawrence, Kansas 66049  
Cornett Corporation  
800 Cornett Lane  
Lawrence, Kansas 66049  
HUNT, Inc.  
800 BR #1, Cornett Lane  
Lawrence, Kansas 66049  
Robert & Beverly Morgan  
800 Monterey Way  
Lawrence, Kansas 66049  
J-Ville Apartments  
401 Cornett Way  
Lawrence, Kansas 66049  
Todd N. Thompson  
820 Monterey Way  
Lawrence, Kansas 66049  
Lawrence Funeral Chapel, Inc.  
5601 W. 6th Street  
Lawrence, Kansas 66049

SURROUNDING TOPOGRAPHY



DEVELOPMENT SCHEDULE

PHASE	TIME	GROSS AREA	PUBLIC R/W	PAVT AREA	BLDG AREA	OPEN AREA
PHASE 1	97-98	3.12 ac.	0.43 ac.	0.81 ac.	0.96 ac.	0.92 ac.
PHASE 2	97-99	2.47 ac.	0.18 ac.	0.81 ac.	0.49 ac.	0.99 ac.
PHASE 3	99-96	4.40 ac.	0.85 ac.	1.80 ac.	0.69 ac.	0.96 ac.
PHASE 4	02	1.85 ac.	0.32 ac.	0.83 ac.	0.19 ac.	0.51 ac.
PHASE 5	02	3.33 ac.	0.91 ac.	0.79 ac.	0.31 ac.	1.30 ac.
PHASE 6	96-97	1.60 ac.	0.03 ac.	0.84 ac.	0.28 ac.	0.47 ac.
PHASE 7	01-02	3.00 ac.	0.90 ac.	0.82 ac.	0.31 ac.	0.87 ac.
PHASE 8	04	1.10 ac.	0.05 ac.	0.37 ac.	0.26 ac.	0.42 ac.
PHASE 9	20.87 ac.	3.39 ac.	6.39 ac.	3.95 ac.	6.54 ac.	

NOTES & CALCULATIONS

REVISIONS	DATE	BY	REASON
6/20/97	San Street		
4/18/98	No. Street		
9/23/99	Restaurant/Revol		
4/10/01	Funeral Home/Revol		
3/23/01	Planning Comments		
01/11/02	Phase C-1		
02/13/02	Planning Comments		
04/09/02	Per Conditions		
10/21/03	Phase 0		
12/2/03	Per Dept. Comments		
8/6/04	Auto Save		

A Revised  
Preliminary Development Plan for  
6th & MONTEREY PCD  
Lawrence, Kansas

DATE	PROJECT NO.	DRAWN BY	CHECKED BY	DATE
MARCH 19, 1997	00879	PWA, ACS	TAM	
3 OF 5 SHEETS				

Civil Engineering  
Landscape Architecture  
Community Planning  
Surveying

1310 Midway Drive  
Lawrence, Kansas 66049  
Tel: (785) 843-1550  
Fax: (785) 843-2410  
email: info@landplan-pa.com  
info@landplan-pa.com

Lawrence Exchange Building  
1400 Lawrence, Suite 4402  
Kansas City, Missouri 64102  
Tel: (816) 221-2234  
Fax: (816) 221-2244  
email: landplan@landplan-pa.com  
landplan@landplan-pa.com

Landplan Engineering, P.A.

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AREA "A-1" ALLOWABLE USES

USE GROUP 4. RESIDENTIAL – MULTI-FAMILY. Medium and high density multi-family residences.

1. Residential Uses  
Multifamily dwelling, including duplex  
Rooming and/or boarding house  
Single-family detached dwelling (row house or townhouse)  
Bed & Breakfast establishment  
2. Accessory Uses

USE GROUP 7. COMMUNITY FACILITIES – PUBLIC UTILITIES.

- (a) May appropriately be located in residential areas to provide education, recreation, health, or other essential services, and  
(b) Do not create significant objectionable influences in residential areas.  
Church or other place of worship, including student center  
Community building, public  
Community house or service-oriented rehabilitation center or residence  
Health center, government operated  
Institution for children and aged, nonprofit  
Nursing home or rest home  
Rehabilitation center for handicapped persons

USE GROUP 9. PROFESSIONAL OFFICES.

- Offices for medical, professional and governmental purposes and accessory use, not including retail sales to the public, that are of a nature that may be located adjacent to or combined with residential uses without harmful effects to said residential uses.  
1. Medical and Related Offices  
2. Accessory Uses

USE GROUP 14. RETAIL – WHOLESALE SALES AND SERVICES.  
1. Warehousing establishment, including storage.

AREA "A-2" ALLOWABLE USES

USE GROUP 4. RESIDENTIAL – MULTIFAMILY.  
Medium and high density multi-family residences.

1. Residential Uses  
Multi-family dwelling, including duplex  
Rooming and/or boarding house  
Single-family detached dwelling (row house or townhouse)  
Bed & Breakfast establishment  
2. Accessory Uses

USE GROUP 9. PROFESSIONAL OFFICES.

- Offices for medical, professional and governmental purposes and accessory use, not including retail sales to the public, that are of a nature that may be located adjacent to or combined with residential uses without harmful effects to said residential uses.  
1. Medical and Related Offices  
2. Professional and Governmental Offices  
3. Veterinary  
4. Financial Institutions  
5. Other Offices  
6. Accessory Uses

AREA "C-1" ALLOWABLE USES

USE GROUP 4. RESIDENTIAL – MULTIFAMILY. (PHASE "C-1B" ONLY)  
Medium and high density multi-family residences.

1. Residential Uses  
Multi-family dwelling, including duplex  
Rooming and/or boarding house  
Single-family detached dwelling (row house or townhouse)  
Bed & Breakfast establishment  
2. Accessory Uses

USE GROUP 7. COMMUNITY FACILITIES –PUBLIC UTILITIES

- (a) May appropriately be located in residential areas to provide education, recreation, health, and other essential services, and  
(b) Do not create significant objectionable influences in residential areas.  
Art gallery or museum  
Church or other place of worship, including student center  
Club or lodge, private, except those whose chief activity is carried on as a business  
Health center, government operated  
Library or museum: public or private, open to public without charge  
Rehabilitation center for handicapped persons

USE GROUP 9. PROFESSIONAL OFFICES.

- Offices for medical, professional and governmental purposes and accessory use, not including retail sales to the public, that are of a nature that may be located adjacent to or combined with residential uses without harmful effects to said residential uses.  
1. Medical and Related Offices  
2. Professional and Governmental Offices  
3. Veterinary  
4. Financial Institutions  
5. Other Offices  
6. Accessory Uses

USE GROUP 11. INNER NEIGHBORHOOD COMMERCIAL USES. These uses are limited in development, intensity and traffic-generating capacity to uses which are compatible with established residential neighborhoods.

- Bicycle sales, rental or repair  
Book store, new or used  
Dry cleaning outlet store  
Food store, not including 24 hr. convenience store  
Hobby supply establishment  
Laundry, self-serve  
Quick copy center  
Restaurant, not including one with drive-up facilities or service to automobiles  
Retail bakery  
Shoe repair service  
Studio for professional work or for teaching of any form of fine arts i.e. Photograph, music, dancing, drama, etc. (Ord. 5658, Sec. VI)

USE GROUP 12. RETAIL STORES–PERSONAL SERVICES. Certain types of retail stores and service establishments which:

- (a) Provide for a wide variety of local consumer and transient needs, and  
(b) Have a small service area and are, therefore, not distributed widely throughout the city  
(1) Retail Stores and Service Establishments  
Antique sales  
Appliance, furniture, home furnishings, sales, rental repair  
Art supply sales

Book, savings and loan and trust company  
Borber or beauty shop  
Bicycle sales, rental, repair  
Book sales  
Camera or photographic supply sales  
Clothing sales  
Club or lodge, whose chief activity is carried on as a business  
Dry cleaning  
Dry store  
Eating place, enclosed, without dancing or entertainment and not providing service in automobiles  
Florist shop and greenhouse  
Furniture shop, including storage of furs  
Garden supplies sales  
Gift, novelty, souvenir sales  
Hardware store and small tool rental, but not including sales of lumber or industrial hardware  
Hobby supply sales  
Ice vending machine  
Interior decorating shop  
Jewelry sales and repair  
Laundry, pick-up station  
Laundry, self-service only  
Liquor, wine and beer sales, for consumption off the premises  
Locksmith, key shop  
Mail order agency  
Music, musical instrument and phonographic record sales  
Newstand  
Nursery stock sales  
Optical goods, sales  
Orthopedic or medical appliance sales  
Paint and wall paper sales  
Photographic processing  
Photographic studio  
Post Office  
Quick copy or duplicating center  
Reading room  
Sewing machine sales and repair  
Shoe repair and sales  
Sporting goods sales  
Specialty retail and dental supply sales  
2. Similar Uses

Other uses which (1) are similar to the listed uses in function, traffic generating capacity, and effects on other land uses, and (2) are not included in any other use group (Ord. 5658, Sec. VI)

USE GROUP 13. AUTOMOTIVE SERVICES: RETAIL SALES: OTHER  
Primarily automotive service establishments and accessory uses, including consumer and non-consumer retail goods and services not appropriate for the neighborhood shopping district, including certain goods and services for agricultural, industrial, or institutional use.  
Automobile Sales (new and used)\* – **Phase "C-1A" only**  
Barber and beauty equipment sales  
Blueprint and similar reproduction process  
Business machine rental, repair, sales  
Caterer  
Eating establishment, enclosed, with dancing and entertainment  
Free standing automated banking or dispensing facility  
Leather goods, sales and repair  
Liquor, wine and beer sales, for consumption off the premises  
Mail order agency  
Music, musical instrument and phonographic record sales  
Newstand  
Nursery stock sales  
Optical goods, sales  
Orthopedic or medical appliance sales  
Paint and wall paper sales  
Photographic processing  
Photographic studio  
Post Office  
Quick copy or duplicating center  
Reading room  
Sewing machine sales and repair  
Shoe repair and sales  
Sporting goods sales  
Specialty retail and dental supply sales  
2. Similar Uses

USE GROUP 15. AMUSEMENT, RECREATIONAL AND CULTURAL FACILITIES. Uses similar in nature and traffic-generating capacities that appeal to large groups of people or that provide uses with high density (people to space) ratios whose primary intent is one of amusement or recreational pursuits or cultural enrichment.  
Athletic Club  
Game arcade, including video games  
Physical cultural center and health services, including spas, gymnasiums, reducing solons, mossesw/ mossesw, or hot tubs

AREA "C-2" ALLOWABLE USES

USE GROUP 7. COMMUNITY FACILITIES – PUBLIC UTILITIES

- (a) May appropriately be located in residential areas to provide education, recreation, health, and other essential services, and  
(b) Do not create significant objectionable influences in residential area.  
Art gallery or museum  
Church or other place of worship, including student center  
Club or lodge, private, except those whose chief activity is carried on as a business  
Health center, government operated  
Library or museum: public or private, open to public without charge  
Rehabilitation center for handicapped persons

USE GROUP 9. PROFESSIONAL OFFICES.

- Offices for medical, professional and governmental purposes and accessory use, not including retail sales to the public, that are of a nature that may be located adjacent to or combined with residential uses without harmful effects to said residential uses.  
1. Medical and Related Offices  
2. Professional and Governmental Offices  
3. Veterinary  
4. Financial Institutions  
5. Other Offices  
6. Accessory Uses

USE GROUP 11. INNER NEIGHBORHOOD COMMERCIAL USES. These uses are limited in development, intensity and traffic-generating capacity to uses which are compatible with established residential neighborhoods.

- Bicycle sales, rental or repair  
Bookstore, new or used  
Dry cleaning outlet store  
Food store, not including 24 hr. convenience store  
Hair care establishment  
Laundry, self-serve  
Quick copy center

Restaurant, not including one with drive-up facilities or service to automobiles  
Retail bakery  
Shoe repair service  
Studio for professional work or for teaching of any form of fine arts i.e. Photograph, music, dancing, drama, etc. (Ord. 5658, Sec. VI)

USE GROUP 12. RETAIL STORES – PERSONAL SERVICES. Certain types of retail stores and service establishments which:

- (a) Provide for a wide variety of local consumer and transient needs, and  
(b) Have a small service are and are, therefore, not distributed widely throughout the city  
(1) Retail Stores and Service Establishments  
Antique sales  
Appliance, furniture, home furnishings, sales, rental repair  
Art supply sales  
Barber or beauty shop  
Bicycle sales, rental, repair  
Camera or photographic supply sales  
Clothing sales  
Club or lodge, whose chief activity is carried on as a business  
Confectionery store  
Drug store  
Dry Cleaning  
Eating place, enclosed, without dancing or entertainment and not providing service in automobiles  
Florist shop and greenhouse  
Furniture shop, including storage of furs  
Garden supplies sales  
Gift, novelty, souvenir sales  
Hardware store and small tool rental, but not including sales of lumber  
Hot blocking and repair  
Hobby supply sales  
Interior decorating shop  
Jewelry sales and repair  
Laundry, pick-up station  
Liquor, wine and beer sales, for consumption off the premises  
Loan office  
Locksmith, key shop  
Mail order agency  
Music, musical instrument and phonographic record sales  
Newstand  
Nursery stock sales  
Optical goods, sales  
Orthopedic or medical appliance sales  
Paint and wall paper sales  
Photographic processing  
Photographic studio  
Post Office  
Quick copy or duplicating center  
Reading room  
Sewing machine sales and repair  
Shoe repair and sales  
Sporting goods sales  
Specialty retail and dental supply sales

USE GROUP 13. AUTOMOTIVE SERVICES: RETAIL SALES: OTHER  
Primarily automotive service establishments and accessory uses, including consumer and non-consumer retail goods and services not appropriate for the neighborhood shopping district, including certain goods and services for agricultural, industrial, or institutional use.  
Automobile Sales (new and used)\* – **Phase "C-1A" only**  
Barber and beauty equipment sales  
Blueprint and similar reproduction processes  
Business machine rental, repair, sales  
Caterer  
Eating establishment, enclosed, with dancing or entertainment  
Extremindor, pet  
Freestanding automated banking or dispensing facility  
Laboratory, medical or dental  
Leather goods, sales and repair  
Liquor, wine and beer sales, for consumption off the premises  
Mail order agency  
Music, musical instrument and phonographic record sales  
Newstand  
Nursery stock sales  
Optical goods, sales  
Orthopedic or medical appliance sales  
Paint and wall paper sales  
Photographic processing  
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Quick copy or duplicating center  
Reading room  
Sewing machine sales and repair  
Shoe repair and sales  
Sporting goods sales  
Specialty retail and dental supply sales

USE GROUP 15. AMUSEMENT, RECREATIONAL AND CULTURAL FACILITIES. Uses similar in nature and traffic-generating capacities that appeal to large groups of people or that provide uses with high density (people to space) ratios whose primary intent is one of amusement or recreational pursuits or cultural enrichment.  
Athletic club  
Game arcade, including video games  
Physical cultural center and health services, including spas, gymnasiums, reducing solons, mossesw/ mossesw, or hot tubs


USE GROUP 17. MANUFACTURING – LOW NUISANCE.  
Primarily manufacturing uses and which one of non-objectionable nature and are not harmful to nearby residential and commercial areas.  
Bakery, bread making, or toasting  
Book binding or printing  
Printing or publishing, including engraving or photo-engraving

USE GROUP 14. RETAIL-WHOLESALE SALES AND SERVICES.  
Consumer and non-consumer type retail and wholesale stores and service establishments and accessory uses that serve a wide area, including the entire city and surrounding trade area.  
Contractor or construction offices and shops

USE GROUP 15. AMUSEMENT, RECREATIONAL AND CULTURAL FACILITIES. Uses similar in nature and traffic-generating capacities that appeal to large groups of people or that provide uses with high density (people to space) ratios whose primary intent is one of amusement or recreational pursuits or cultural enrichment.  
Athletic club  
Game arcade, including video games

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Primarily manufacturing uses and which one of non-objectionable nature and are not harmful to nearby residential and commercial areas.  
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Printing or publishing, including engraving or photo-engraving

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**Landplan Engineering, P.A.**

**Civil Engineering  
Landscape Architecture  
Community Planning  
Surveying**

1510 Wakarusa Drive  
Lawrence, Kansas 66044  
Tel: (785)845-7550  
Fax: (785)843-2410  
email: info@landplan-pa.com

Uwekote Exchange Building  
1600 Genesee, Suite 40102  
Kansas City, MO 64102  
Tel: (816)221-2234  
Fax: (816)221-2644  
email: kclandplan@landplan-pa.com

ALLOWABLE  
USES

REVISION	DATE	BY	REASON
1/16/03	10/16/03	SAW	1.0/16/03
2/23/03	2/23/03	SAW	2.0/23/03
3/23/03	3/23/03	SAW	3.0/23/03
4/19/03	4/19/03	SAW	4.0/19/03
5/11/03	5/11/03	SAW	5.0/11/03
6/11/03	6/11/03	SAW	6.0/11/03
7/11/03	7/11/03	SAW	7.0/11/03
8/11/03	8/11/03	SAW	8.0/11/03
9/11/03	9/11/03	SAW	9.0/11/03
10/11/03	10/11/03	SAW	10.0/11/03
11/11/03	11/11/03	SAW	11.0/11/03
12/11/03	12/11/03	SAW	12.0/11/03
13/11/03	13/11/03	SAW	13.0/11/03
14/11/03	14/11/03	SAW	14.0/11/03
15/11/03	15/11/03	SAW	15.0/11/03
16/11/03	16/11/03	SAW	16.0/11/03
17/11/03	17/11/03	SAW	17.0/11/03
18/11/03	18/11/03	SAW	18.0/11/03
19/11/03	19/11/03	SAW	19.0/11/03
20/11/03	20/11/03	SAW	20.0/11/03
21/11/03	21/11/03	SAW	21.0/11/03
22/11/03	22/11/03	SAW	22.0/11/03
23/11/03	23/11/03	SAW	23.0/11/03
24/11/03	24/11/03	SAW	24.0/11/03
25/11/03	25/11/03	SAW	25.0/11/03
26/11/03	26/11/03	SAW	26.0/11/03
27/11/03	27/11/03	SAW	27.0/11/03
28/11/03	28/11/03	SAW	28.0/11/03
29/11/03	29/11/03	SAW	29.0/11/03
30/11/03	30/11/03	SAW	30.0/11/03
31/11/03	31/11/03	SAW	31.0/11/03
32/11/03	32/11/03	SAW	32.0/11/03
33/11/03	33/11/03	SAW	33.0/11/03
34/11/03	34/11/03	SAW	34.0/11/03
35/11/03	35/11/03	SAW	35.0/11/03
36/11/03	36/11/03	SAW	36.0/11/03
37/11/03	37/11/03	SAW	37.0/11/03
38/11/03	38/11/03	SAW	38.0/11/03
39/11/03	39/11/03	SAW	39.0/11/03
40/11/03	40/11/03	SAW	40.0/11/03
41/11/03	41/11/03	SAW	41.0/11/03
42/11/03	42/11/03	SAW	42.0/11/03
43/11/03	43/11/03	SAW	43.0/11/03
44/11/03	44/11/03	SAW	44.0/11/03
45/11/03	45/11/03	SAW	45.0/11/03
46/11/03	46/11/03	SAW	46.0/11/03
47/11/03	47/11/03	SAW	47.0/11/03
48/11/03	48/11/03	SAW	48.0/11/03
49/11/03	49/11/03	SAW	49.0/11/03
50/11/03	50/11/03	SAW	50.0/11/03
51/11/03	51/11/03	SAW	51.0/11/03
52/11/03	52/11/03	SAW	52.0/11/03
53/11/03	53/11/03	SAW	53.0/11/03
54/11/03	54/11/03	SAW	54.0/11/03
55/11/03	55/11/03	SAW	55.0/11/03
56/11/03	56/11/03	SAW	56.0/11/03
57/11/03	57/11/03	SAW	57.0/11/03
58/11/03	58/11/03	SAW	58.0/11/03
59/11/03	59/11/03	SAW	59.0/11/03
60/11/03	60/11/03	SAW	60.0/11/03
61/11/03	61/11/03	SAW	61.0/11/03
62/11/03	62/11/03	SAW	62.0/11/03
63/11/03	63/11/03	SAW	63.0/11/03
64/11/03	64/11/03	SAW	64.0/11/03
65/11/03	65/11/03	SAW	65.0/11/03
66/11/03	66/11/03	SAW	66.0/11/03
67/11/03	67/11/03	SAW	67.0/11/03
68/11/03	68/11/03	SAW	68.0/11/03
69/11/03	69/11/03	SAW	69.0/11/03
70/11/03	70/11/03	SAW	70.0/11/03
71/11/03	71/11/03	SAW	71.0/11/03
72/11/03	72/11/03	SAW	72.0/11/03
73/11/03	73/11/03	SAW	73.0/11/03
74/11/03	74/11/03	SAW	74.0/11/03
75/11/03	75/11/03	SAW	75.0/11/03
76/11/03	76/11/03	SAW	76.0/11/03
77/11/03	77/11/03	SAW	77.0/11/03
78/11/03	78/11/03	SAW	78.0/11/03
79/11/03	79/11/03	SAW	79.0/11/03
80/11/03	80/11/03	SAW	80.0/11/03
81/11/03	81/11/03	SAW	81.0/11/03
82/11/03	82/11/03	SAW	82.0/11/03
83/11/03	83/11/03	SAW	83.0/11/03
84/11/03	84/11/03	SAW	84.0/11/03
85/11/03	85/11/03	SAW	85.0/11/03
86/11/03	86/11/03	SAW	86.0/11/03
87/11/03	87/11/03	SAW	87.0/11/03
88/11/03	88/11/03	SAW	88.0/11/03
89/11/03	89/11/03	SAW	89.0/11/03
90/11/03	90/11/03	SAW	90.0/11/03
91/11/03	91/11/03	SAW	91.0/11/03
92/11/03	92/11/03	SAW	92.0/11/03
93/11/03	93/11/03	SAW	93.0/11/03
94/11/03	94/11/03	SAW	94.0/11/03
95/11/03	95/11/03	SAW	95.0/11/03
96/11/03	96/11/03	SAW	96.0/11/03
97/11/03	97/11/03	SAW	97.0/11/03
98/11/03	98/11/03	SAW	98.0/11/03
99/11/03	99/11/03	SAW	99.0/11/03
100/11/03	100/11/03	SAW	100.0/11/03



