

July 8, 2005

Mr. Frank Reeb, City Clerk
Lawrence, Kansas

Dear Mr. Reeb:

Please accept my formal request for an exception to the building permit moratorium in ordinance 7841, relative to the Burroughs Creek Corridor Plan. Attached is the approval letter from the Board of Zoning Appeals relative to a variance for the site at 2024 Learnard Avenue: allowance of a front yard setback reduction to a minimum of 10 feet to accommodate a deck addition.

I trust that this letter, together with the other letter delivered today, will suffice to provide needed information to give approval to my request.

Thank you very much.

Sincerely,

A handwritten signature in black ink, appearing to read "Lanny W. Maddux". The signature is fluid and cursive, with a long horizontal stroke at the end.

Lanny W. Maddux
2024 Learnard Avenue
Lawrence, Kansas 66046
785-218-6784 (cell)
lannym@ku.edu

July 8, 2005

Lanny W. and Patricia R. Maddux
2024 Learnard Avenue
Lawrence, Kansas 66046

RE: Board of Zoning Appeals Case #06-20-05: Variance to front yard setback at 2024
Learnard Avenue.

Dear Mr. and Mrs. Maddux:

On July 7, 2005, the Board of Zoning Appeals approved the following variance for the site at 2024 Learnard Avenue: allowance of a front yard setback reduction to a minimum of 10 feet to accommodate a deck addition. As the property is located within the Burroughs Creek Corridor Plan building permit moratorium area, you will need to apply for an exception to the ordinance establishing the moratorium. In order to do so, please submit a request in writing to the Office of the City Clerk. Such request should provide justification for the requested exception and will be heard by the City Commission within 30 days of the receipt of the request.

Per Section 20-1715, the variances are valid for a period of 120 days from the date of approval, during which time you will need to obtain a building permit from Neighborhood Resources. If a building permit is not obtained within 120 days, the variance will become null and void.

Please contact me at 785.832.3165 with any questions.

Sincerely,

Lisa Pool
City/County Planner

cc: Frank Reeb, City Clerk
Barry Walthall, Codes Enforcement Manager
File

July 8, 2005

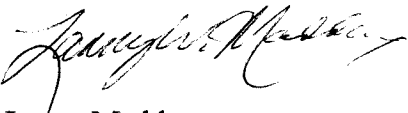
Mr. Frank Reeb, City Clerk

Last night, July 7, 2005, at the Board of Zoning Appeals meeting, the board unanimously approved a variance allowing me to reduce the front yard setback to a minimum of 10 feet to accommodate a deck addition. They have informed me that I will need to apply for an exception to the ordinance that established a building permit moratorium in the Burroughs Creek Corridor Plan.

It seems to me that since it is just a deck and since the Board of Zoning Appeals has approved and since the variances are valid for only a limited time, there should be no problem to my continuing the building plans and getting the building permit.

Thank you for your consideration. If you need more information that I can provide, you may contact me.

Sincerely,



Lanny Maddux
2024 Learnard Avenue
Lawrence, Kansas 66064
785-218-6784 (cell phone)

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lannym@ku.edu