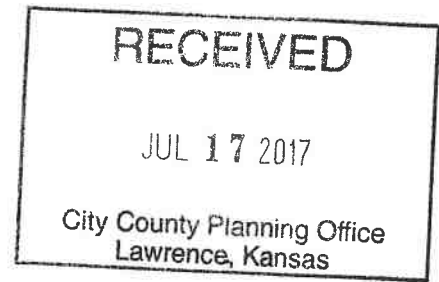


# NORTH LAWRENCE IMPROVEMENT ASSOCIATION

---

LAWRENCE, KANSAS



**July 17, 2017**

**To Whom it May Concern:**

**The North Lawrence Improvement Association is supportive of the zoning changes being requested by the owner of property at 401 Elm Street. This includes use of the second floor as a single family residential apartment and work space on the ground floor with a storefront on the South end. There is no off-street parking so the uses for the ground floor should be low impact and not create traffic issues for the surrounding neighborhood.**

**Sincerely,**

A handwritten signature in cursive script, appearing to read "Ted Boyle".

**Ted Boyle, President  
North Lawrence Improvement Association**

Monday, August 21, 2017

City of Lawrence, Kansas  
Planning and Development  
Riverfront Plaza  
Lawrence, KS 66044

RE: Mixed use rezoning application of 401 Elm Street

Dear Zoning Board of Appeals Members:

My husband and I currently own the property at 347 Elm Street that faces Margretta de Vries's property at the corner of 4<sup>th</sup> and Elm. We bought our house in 2010, and love it and the quiet neighborhood. We'd like to think we are the type of people who don't tell others what to do. So when Margretta asked us to sign the petition to rezone her property, we complied—not necessarily because we wanted to see the property rezoned but because we felt that it should come up for a hearing.

We understand that the historic property was once used as commercial when the neighborhood had less automotive traffic. We are sympathetic to Margretta's position in that she inherited a building that doesn't comply with its current zoning status.

That said, we are concerned with the lack of parking on the street and with the possibility of more noise from the property. We know Margretta and have some faith that she wouldn't lease it to a business or businesses that would increase the traffic, parking, and noise in our small neighborhood. Our biggest concern is that whomever owns the building next would not have the same consideration.

Because we are unable to attend the hearing on Wednesday, Aug. 23, you can reach me at [suziejohannes@gmail.com](mailto:suziejohannes@gmail.com) or 785-218-0306 if you have questions.

Thank you,

Suzie Johannes  
Owner of 347 Elm Street

Attachment D  
Neighbor Support Letter

We, the undersigned neighbors living adjacent to or nearby 401 Elm Street, fully support Margretta de Vries' efforts to restore the building on that property to a useful condition, including her request to change the zoning of said property to match its existing and historical uses, as outlined in her rezoning application: a mixed use of residential, workshop, and office/studio/small event space with a potential future use as a retail space.

Signature	Printed Name	Address	Date
1. <u>Priscilla Howe</u>	Priscilla Howe	415 Elm St, Lawrence	4/24/17
2. <u>Ashley Pickard</u>	Ashley Pickard	414 Elm St. 66044	4/24/17
3. <u>Schmittman</u>	Schmittman	227 N. 4th St 66044	4/24/17
4. <u>Heidi Brooks</u>	Heidi Brooks	226 N. 4th St	4/24/17
5. <u>Jean Drumm</u>	Jean Drumm	233 N 4th St. 66044	4/24/17
6. <u>Jean Palmateer</u>	Jean Palmateer	404 Elm St. 66044	5-1-17
7. <u>Nazaree Doleman</u>	Nazaree Doleman	400 Locust St. Lawrence	5-1/17
8. <u>Suzanne Johannes</u>	Suzanne Johannes	347 ELM	5/8/17
9. <u>Marie Wheeler</u>	Marie E. Wheeler	407 Elm St. Lawrence KS	5/8/17
10. <u>L. Jasper Teet</u>	L. Jasper Teet	421 Elm St. Lawrence KS	5/8/17
11.			
12.			
13.			
14.			
15.			
16.			
17.			
18.			
19.			
20.			