NOTICE OF NEIGHBORHOOD INFORMATION MEETING

Based upon the action requested below, the City of Topeka is requiring the listed property owner to hold a neighborhood information meeting prior to the Planning Commission public hearing:

**Wednesday, July 25, 2018, at 6:00 pm**
The Dillon House
404 SW 9th Street
Topeka, Kansas

You have been identified as a property owner of record within 300’ of properties being proposed for a change in zoning (See attached map). The public is invited to attend this information meeting to find out more details from the project developer and have an opportunity to ask questions.

**Project Information**

**Action Requested:** Proposed zoning change for properties located at and around 503 SW Topeka Blvd. from "D-1" Downtown District; C-4 Commercial District; and 01-2 Office and Institutional District to "PUD" Planned Unit Development to provide for rehabilitation of a vacant building (The Casson Building) for use as 23 senior apartments, as well as construction of two (2) new residential buildings on nearby parcels with one building containing 10 residential units and the other building containing 8 residential units, along with off-street parking. *(Planning Dept. Case PUD18/02)*

**Size(s) & Location(s) of Proposed Development:**
1) Existing building (The Casson Building) on 0.13 acre located at 603 SW Topeka Blvd.
2) Existing parking lot for new building on 0.44 acre located at 507 SW 6th Ave.
3) Vacant property for new building on 0.34 acre located at 512 SW Tyler St.

**Existing Zoning:**
1) "D-1" Downtown District
2) "C-4" Commercial District
3) "01-2" Office and Institutional District

**Name of Applicants:** Pioneer Midtown Homes, LLC

**Name of Applicant’s representative:** Mr. Mark Boyd, SBB Engineering (email: mark.boyd@sbbeng.com)

**Comprehensive Plan Designation:** Mixed Use

**Scope of Project:** To provide for rehabilitation of vacant building for construction of 23 residential apartment units for seniors, along with construction of a 10-unit apartment building and 8-unit apartment building.

**City Council District:** District #1 – Karen Hiller

**Anticipated Planning Commission Public Hearing:** Monday, August 20, 2018, in City Council Chambers

If unable to attend the Neighborhood Information Meeting, questions may be submitted prior to the meeting to be included in the developer’s report to the City. Questions or comments may be sent to:

City of Topeka Planning Department
ATTN: Case Planner – John Neunuebel
620 SE Madison, Unit 11
Topeka, KS 66607
(785) 368-3011 or jneunuebel@topeka.org

Notification mail date: July 5, 2018