

# FRANKLIN COUNTY

To:	Franklin County	Reviewed:	
	Board Of County Commissioners		
From:	Larry D. Walrod	Extension:	3571
	Planning & Building Dept.		
Date:	March 10 <sup>th</sup> , 2010	No.	

## **ITEM:**

Approval of the Final Plat for Santa Fe Trail Estates Subdivision, Application #0911-979, Jan Schaaake, located near the intersection of Missouri Drive and Shawnee Road, on the East side of Missouri Drive and North of Shawnee Road.

## **BACKGROUND:**

The applicant proposes to divide approximately 41.60 acres into four (4) residential lots.

Lots #1, 2 and 3 would be approximately 10.00 acres and Lot #4 would be approximately 11.60 acres. All four (4) lots would utilize Missouri Road for access. All four (4) lots meet the minimum standards required by the County Zoning and Subdivision Regulations, including lot size, lot frontage and lot length-to-width ratio.

The applicant purchased two (2) water meters in 2007. There is a letter on file from Franklin County Rural Water District no. 5 that two (2) additional water meters are available.

## **PLANNING COMMISSION RECOMMENDATION:**

The Planning Commission recommended approval of Santa Fe Trail Estates Subdivision, Application #0911-979.

## **STAFF RECOMMENDED ACTION:**

Staff recommends that the Board of County Commissioners authorize the Chairman to endorse the Final Plat Santa Fe Trail Estates Subdivision accepting all easements and rights of way as shown on the Plat.

## **ATTACHMENTS:**

Staff Report  
Aerial Photo  
Survey



## STAFF REPORT

To: Franklin County  
Board Of County Commissioners

From: Larry D. Walrod  
Planning Director

Case: Final Plat  
Application #0911-979  
(Santa Fe Trail Estates Subdivision)

Date: March 2, 2010

### GENERAL INFORMATION

Applicant: Jan Schaake  
P.O. Box 455  
Lawrence, KS 66044

Property Owner: Jan Schaake  
P.O. Box 455  
Lawrence, KS 66044

Requested Action: Approval of a final plat, Application #0911-979  
Santa Fe Trail Estates Subdivision

Purpose: To subdivide approximately 41.60 acres into four  
(4) lots.

Location: Located near the intersection of Missouri Drive and  
Shawnee Road, on the East side of Missouri Drive  
and North of Shawnee Road, in the Northeast  
Quarter (NE ¼) of the Southeast Quarter (SE ¼) of  
Section 35, Township 15 South, Range 19 East.

Existing Land Use and Zoning: Agriculture / R-E

File Date: November 30, 2009

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The applicant purchased two (2) water meters in 2007. There is a letter on file from Franklin County Rural Water District no. 5 that two (2) additional water meters are available.

**RECOMMENDATION:**

Staff recommends that the Board of County Commissioners authorize the Chairman to endorse the Final Plat for Santa Fe Trail Estates Subdivision accepting all easements and rights of way as shown on the Plat.

