

NOTICE OF NEIGHBORHOOD INFORMATION MEETING

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

Monday June 30, 2025 at 5:30 pm
Via Zoom Video Conference

Time: Jun 30, 2025 05:30 PM Central Time (US and Canada)

<https://us05web.zoom.us/j/87589732480?pwd=2pXat8bbwpSrfFTAicvEahlxukyX5u.1>

Meeting ID: 875 8973 2480

Passcode: t4pPiK

Contact the Project Applicant listed below to receive an invitation to the meeting:

Dalton Cowan / Phone: 785.250.2372 / Email: dcowan@gen-iii.com

You have been identified as an owner of record within **300'** of the project boundary of this project, or a City-registered neighborhood organization within a ½ mile. The public is invited to attend this meeting to find out more details from the applicant and to have an opportunity to ask questions.

Project Information

Case # Z25/05– Rezoning Application

Action Requested: Rezone from “C-4” Commercial District to “M-2” Multiple Family Dwelling District

Name of Property Owner: Wanamaker Robert B Living Trust

Name of Project Applicant: Dalton Cowan / Phone: 785.250.2372 / Email: dcowan@gen-iii.com

Location of Development: A 4-acre property located to the south and east of the intersection of SW Armstrong Avenue and SW 29th Street.

Existing Zoning: “C-4” Commercial District

Proposed Zoning: “M-2” Multiple Family Dwelling District

Comprehensive Plan Designation: *Office*

Council District: District # 8 – Spencer Duncan

Planning Commission Public Hearing: *Tentative* – Monday, July 21, 2025 located at the City of Topeka Council Chambers, 214 SE 8th Avenue. Signage is posted on the property indicating date of public hearing. View the public hearing livestreamed from the Planning Commission meeting page at www.topekaspeaks.org.

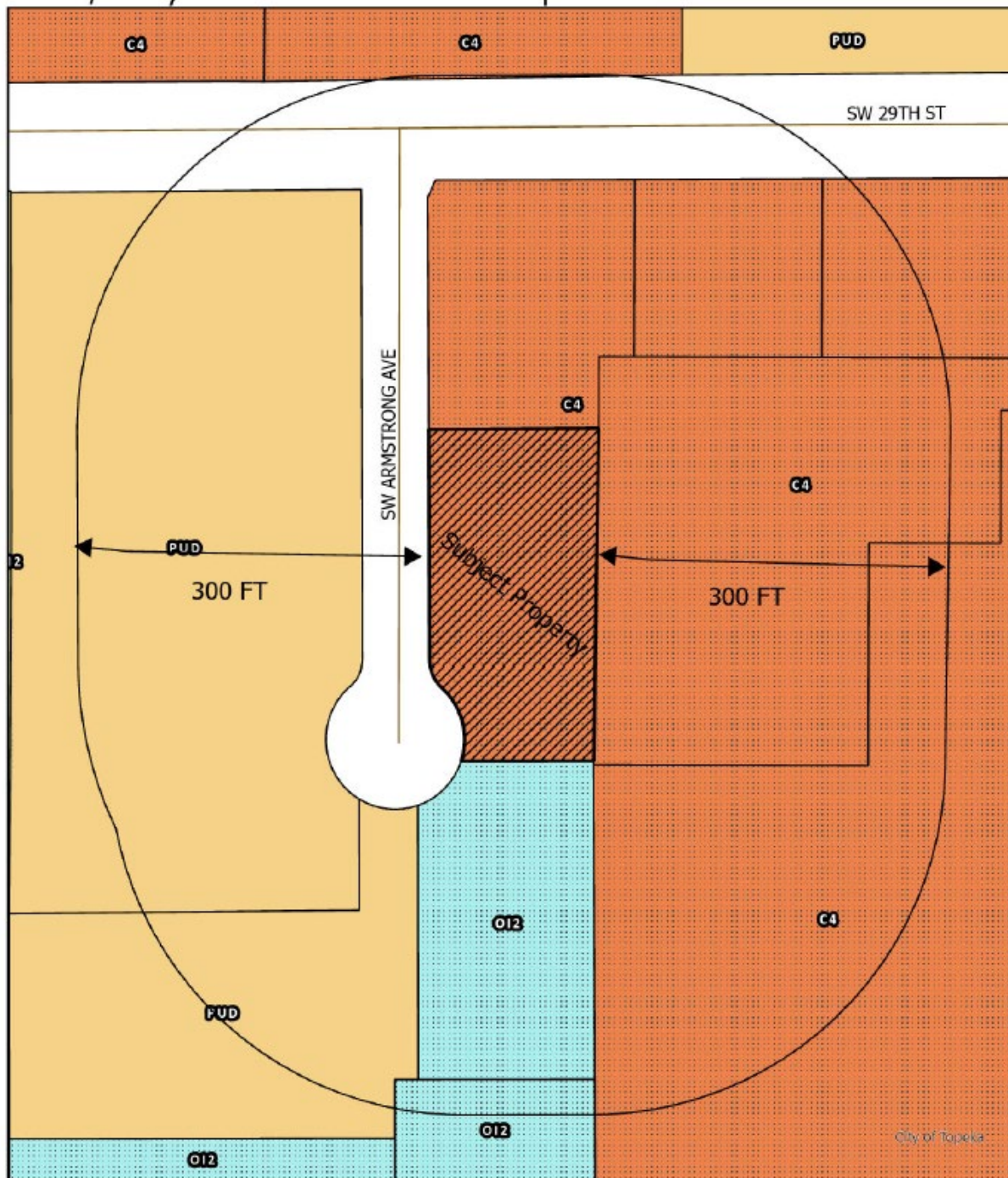
Prior to the Planning Commission meeting, questions and/or comments may be submitted to the case planner below.

Planning staff contact:

Ann-Marie Driver, AICP, Planner II

City of Topeka Planning & Development Department | Planning Division
620 SE Madison St, 3rd Floor, Topeka KS 66607 | 785.368.3010 or amdriever@topeka.org

Z25/05 By: Ardent Real Estate Group



Z 25/05 By: Ardent Real Estate Group requesting to amend the District Zoning Map from "C-4" Commercial District to "M-2" Multiple Family Dwelling District on property located near the southeast intersection of SW Armstrong Drive and SW 29th Street.

