Planning Agenda Item #_____

City of Wichita
City Council Meeting
May 24, 1988

Agenda Report #_____

TO: Mayor and City Council Members

SUBJECT: Z-2912 - ZONE CHANGE FROM THE "AA" ONE-FAMILY DWELLING DISTRICT TO THE "A" TWO-FAMILY DWELLING DISTRICT, LOCATED AT THE SOUTHWEST CORNER OF FIRST AND PINECREST. (District #2)

INITIATED BY: Metropolitan Area Planning Department

AGENDA ACTION: Planning

- -

MAPC Recommendation: Approve (8-0)

Staff Recommendation: Approve

CPO Recommendation: Council "2A" recommends approval. (5-4)

Background: On April 28, 1988, the MAPC held a public hearing to consider a zone change from "AA" to "A" for an 8,772-square foot platted lot at the southwest corner of First and Pinecrest. This area was annexed into the City in the 1930s and "A" zoning was established at that time. Very few areas came in as "AA" zoning in those days. Terrace Heights was platted in 1936. In 1939, a permit was issued for a duplex on this lot. In the 1950s, a number of areas, including the Terrace Heights area, were re-zoned to the "AA" one-family dwelling district. There was no one present in opposition to the request.

Recommendations/Actions:

1. Concur with the findings of the MAPC and approve the zone change; place the ordinance establishing the zone change on first reading; or

2. Return the application to the MAPC for reconsideration stating reasons.

PL/1811/2

(784) Published in The Daily Reporter on June 10, 1988

ORDINANCE NO. 40-344

AN ORDINANCE CHANGING THE ZONING CLASSIFICATIONS OR DISTRICTS OF CERTAIN LANDS LOCATED IN THE CITY OF WICHITA, KANSAS, UNDER THE AUTHORITY GRANTED BY SECTION 28.04.210, THE CODE OF THE CITY OF WICHITA, KANSAS.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF WICHITA, KANSAS.

SECTION 1. That having received a recommendation from the Planning Commission, and proper notice having been given and hearing held as provided by law and under authority and subject to the provisions of Section 28.04.210, The Code of the City of Wichita, Kansas, the zoning classification or districts of the lands legally described hereby are changed as follows:

CASE NO. Z-2912

Zone Change from the "AA" One-Family Dwelling District to the "A" Two-Family Dwelling District

Lot 1, Terrace Heights, Wichita, Sedgwick County, Kansas. Generally located at the southwest corner of Pinecrest and First.

SECTION 2. That upon the taking effect of the Ordinance, the above zoning changes shall be entered and shown on the the "Official Zoning Map" previously adopted by reference, and said official zoning map is hereby reincorporated as a part of the Zoning Ordinance as amended.

SECTION 3. That this Ordinance shall take effect and be in force from and after its adoption and publication in the official City paper.

ADOPTED AT WICHITA, KANSAS, _____

ATTEST:

_____
Mayor

_____
City Clerk

(SEAL)

_____
Approved as to form City Attorney