

CUSTOMER INVOICE
Metropolitan Area Planning Department

62961

CUSTOMER Backhoe & Paving Unit
ADDRESS Box 377 Box Hill KS 67133
STREET CITY STATE ZIP CODE

DESCRIPTION/CASE # 1/AC2014-000118 AMT \$ 525 OL3 904

DESCRIPTION/CASE # 1/AC2014-000118 AMT \$ 10 OL3

REVENUE OCA 150004 POSTAGE \$ OL3 9039

SALES TAX \$ GL 2005 150101

TOTAL \$ 535

PAYMENT DUE WITHIN 7 DAYS

Please Make Check Payable to: City of Wichita

Mail Payment to: Planning Department
271 West Third St., 2nd Floor
Wichita, KS 67202

MAPD STAFF 12/2/17 DATE 12/2/17

APPLICATION

This form **MUST** be completed and filed at the Planning Department located on the 2nd floor of The Ronald Reagan Building, 271 W. 3rd Street, Wichita, KS, 67202 in accordance with directions on the accompanying instruction sheet. AN INCOMPLETE APPLICATION CANNOT BE ACCEPTED. Check the appropriate box below for type of application being submitted. A separate application form and filing fee is required for each application. A pre-application conference with the planning staff is recommended before filing this application.

SECTION I

This property is located within: ☒ Wichita ☐ Sedgwick County (unincorporated)

Metropolitan Area Planning Commission:

- ☐ Zone Change: From zoning district: _____ to _____
- ☐ Planned Unit Development: ☐ Approval ☐ Amendment to PUD _____ ☐ Adjustment to PUD _____
- ☐ Community Unit Plan: ☐ Approval ☐ Amendment to CUP _____ ☐ Adjustment to CUP _____
- ☐ Protective Overlay: ☐ Approval ☐ Amendment to PO _____ ☐ Adjustment to PO _____
- ☐ Conditional Use: To allow: _____ zone district: _____
- ☐ Adjustment to CU/CON#: _____
- ☒ Vacation of: ~~20' Front setback to 10'~~ Eastern 14' of western 60' zone district: MH
(Use a separate sheet for legal description, if necessary)

- ☐ Administrative Permit: To allow: _____ -foot high wireless communication facility. zone district: _____
- ☐ Off-Site Billboard Sign within _____ feet of a residential lot/structure. zone district: _____

Board of Zoning Appeals:

- ☐ Variance: To allow: _____ zone district: _____
- ☐ Appeal of: _____ zone district: _____
- ☐ Zoning Adjustment: To allow: _____ zone district: _____
- ☐ Sign Code Adjustment: To allow: _____ zone district: _____

SECTION II

1. The application area is legally described as Lot(s) 5; Block(s) A,
Pinewood Estates Addition _____ Addition, (Wichita) Sedgwick County, KS. If appropriate, a metes and
bounds description may be attached.
2. The application area contains .19 acres.
3. This property is located at (address) 1503 E Idlewild St which is generally located
at (relation to nearest streets) 1 blk west of S Hydraulic & 3/4 mile N of 55th South
4. We are filing this request for the following reasons: A 14x66 Mobile home has been moved onto this lot and the
northwest corner of the house is 10' from the sidewalk
5. County control number: 001 330 91

WCC 3
BCC 2 5541 B

(continue)

6. The names of the owners of all property included in this application MUST be listed as applicants. Contract purchasers, lessees or others directly associated with the property may also be listed if they desire to be advised of the proceedings. (Use a separate sheet for additional applicants if needed.)

A. Applicant Panda Properties, LLC Phone 316-516-0283
Address PO Box 377 Rose Hill KS Zip Code 67133
Email Address p_pllc@yahoo.com

Agent Rick Mann Phone 316-516-0283
Address PO Box 377 Rose Hill KS Zip Code 67133
Email Address backroads_pm@cox.net

B. Applicant _____ Phone _____
Address _____ Zip Code _____
Email Address _____

Agent Justin Mann Phone 316-258-5142
Address 3520 Bluestem Rose Hill, KS Zip Code 67133
Email Address raaderx@gmail.com

C. Applicant _____ Phone _____
Address _____ Zip Code _____
Email Address _____

Agent KAREN MANN Phone 316-516-2283
Address P.O. BOX 377 ROSE HILL KS 67133 Zip Code 67133
Email Address BACKROADS-PM@COX.NET

7. We acknowledge receipt of the instruction sheet explaining the method of submitting this application. We realize that this application cannot be processed unless it is completely filled in; is accompanied by a current abstractor's certificate as required in the instruction sheet; and is accompanied by the appropriate fee. We further certify that the foregoing information is true and correct to the best of our knowledge. We authorize unannounced inspections of the subject property by City and/or County staff for the purpose of collecting information to review and analyze this request. We acknowledge that the MAPC, Governing Body, or Board of Zoning Appeals shall have authority to impose such conditions as it deems necessary in order to serve the public interest and welfare.

Rick Mann, Manager By _____
Applicant's signature Authorized Agent (if any)

_____ By _____
Applicant's signature Authorized Agent (if any)

_____ By _____
Applicant's signature Authorized Agent (if any)

The Petition must bear the signature(s) of the property owner(s). If an authorized agent signs on the owner's behalf, the agent shall sign his own name and attach the owner's written notarized authorization to this application.

FOR OFFICE USE ONLY

Map _____ Zoning (N) _____ (S) _____ (E) _____ (W) _____ MAPC/BZA _____ Township _____
Council/Commission District _____ DAB _____ Sm. City PC _____
NA/HOA _____
Date _____ Fee _____ Received By _____

Required Documents:

☐ Ownership List ☐ BZA Justification ☐ Legal Description ☐ Vacation Petition ☐ Site Plan ☐ Signs

VAC _____

VACATION PETITION

I/We the undersigned, do hereby formally petition the Wichita-Sedgwick County Metropolitan Area Planning Commission in the matter of the Vacation of north 7' of the front setback to 10', generally located at 1503 E Idlewild ST.

The petitioner prays this petition be set for public hearing by the Wichita-Sedgwick County Metropolitan Area Planning Commission, that proper legal notice of said hearing be provided, and that said petition be granted by the governing body.

PETITIONER:

Rick Mann, Manager
Signature

Rick Mann, Panda Properties, LLC

Print Name

12-20-19

Date

PETITIONER:

Signature

Print Name

Date

Agent for Petitioner*

Panda Properties, LLC

Company Name

Rick Mann, Manager
Signature

Rick Mann

Print Name

12-20-19

Date

*I am authorized to sign this Petition on behalf of the Owner(s) of the real property identified above.



"Service is Our Passion"

(316) 733-9950

(December 19, 2019)

Alpha Title, LLC, certifies that the:

- a. Subject property ownership,
- b. The subject property legal description, and
- c. The list of property owner's names and mailing addresses. of the subject property have been researched and are being provided according to the Records of the Office of the Sedgwick County Treasurer.

Subject Property Ownership: PANDA PROPERTIES LLC

Subject Property Legal Description LOT 5 BLOCK A PINWOOD ESTATES ADD

Subject Property Address 1503 E IDLEWILD ST WICHITA

Subject Property Parcel ID Number 00133091

List of Property Owners of the subject property legal description:

Owner Name and Property Address	Mailing Address
PINWOOD ESTATES HOMEOWNERS ASSOC. RES A. PINWOOD ESTATES ADD.	PO BOX 16563 WICHITA KS 67216-0563
PINWOOD ESTATES HOMEOWNERS ASSOC. RES J. PINWOOD ESTATES ADD.	PO BOX 16563 WICHITA KS 67216-0563
PINWOOD ESTATES HOMEOWNERS ASSOC. 1413 E IDLEWILD ST WICHITA	PO BOX 16563 WICHITA KS 67216-0563
MCCULLEY PATRICIA R 1611 E IDLEWILD ST WICHITA	1611 IDLEWILD WICHITA KS 67216-2032
BEAMON CAROLYN 1607 E IDLEWILD ST WICHITA	27117 W 79 TH ST VIOLA KS 67149-9644
FLYNN JANELLA J 1513 E IDLEWILD ST WICHITA	1604 N MURRAY ST WICHITA KS 67212-1040
MCCORGARY MARY E 1509 E IDLEWILD ST WICHITA	1509 E IDLEWILD DR WICHITA KS 67216-2030
KELLY MICHAEL 5220 S VICTORIA ST WICHITA	5220 S VICTORIA WICHITA KS 67216-2048
MCCOY CINDY GALE 5226 S VICTORIA ST WICHITA	5226 S VICTORIA ST WICHITA KS 67216-2048
TUCKER GAYLENE F & BERT 1504 E IDLEWILD ST WICHITA	1504 E IDLEWILD WICHITA KS 67216-2029

