Wichita-Sedgwick County Metropolitan Area Planning Department

July 15, 2021

K.E. Miller Engineering, P.A.
117 E. Lewis St.
Wichita, KS 67202

RE: ZON2021-00024: City Zone Change from SF 5 Single Family Residential to TF 3 Two Family Residential; generally located 1,600 feet south of West 47th Street South and 1,650 feet west of South Meridian Avenue.

Dear Applicant;

At its regular meeting on **July 6, 2021**, the Wichita City Council considered the above captioned request. The action of the Council was to **APPROVE** the request in accordance with the attached ordinance.

If you have any questions concerning this application, please contact our office at 268 4421.

Sincerely,

Matthew Williams, AICP
Associate Planner

Copies to: Superior Homes, LP, 1109 S. Rock Rd., Wichita, KS 67207
MABCD

OCA 150004 PUBLISHED IN THE WICHITA EAGLE ON July 16, 2021

ORDINANCE NO. 51-592

AN ORDINANCE CHANGING THE ZONING CLASSIFICATIONS OR DISTRICTS OF CERTAIN LANDS LOCATED IN THE CITY OF WICHITA, KANSAS, UNDER THE AUTHORITY GRANTED BY THE WICHITA-SEDGWICK COUNTY UNIFIED ZONING CODE, SECTION V-C, AS ADOPTED BY SECTION 28.04.010, AS AMENDED.

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 The Wichita-Sedgwick County Unified Zoning Code, Section V-C, as adopted by Section 28.04.010, as amended, the zoning classification or districts of the lands legally described hereby are changed as follows:

Case No. ZON2021-00024

City zone change from SF-5 Single-Family Residential to TF-3 Two-Family Residential zoning lot described as:

A tract of land located in the East half of the West half of the Northeast Quarter of Section 24, Township 28 South, Range 1 West of the 6th P.M., Sedgwick County, Kansas, more accurately described as follows:

Commencing at the Northeast corner of the West half of the NE1/4 of SEC. 24, Twp. 28-S, R-1W;
Thence N89°14'05"W on the North line of said NE1/4 for a distance of 665.16 feet;
Thence S01°00'04"W perpendicular to the North line of said NE1/4 for a distance of 1571.41 feet to a Point of Beginning;
Thence continuing S01°00'04"E for a distance of 972.24 feet, to a point on the South line of said NE1/4; thence on a curve to the left with a radius of 863.63', an arc length of 250.51 feet, and a chord bearing of S76°27'52"E, a distance of 249.64 feet;
Thence N88°57'17"E for a distance of 76.42 feet;
Thence N00°57'35"W for a distance of 1034.10 feet;
Thence S89°02'25"W for a distance of 318.80 feet to the Point of Beginning.

SECTION 2. That upon the taking effect of this ordinance, the above zoning changes shall be entered and shown on the "Official Zoning Map" previously adopted by reference, and said official zoning map is hereby reincorporated as a part of the Wichita -Sedgwick County Unified Zoning Code 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.

[Remainder of page intentionally blank]

ATTEST:

Brandon J. Whipple, Mayor, City of Wichita

Karen Sublett, City Clerk

(SEAL)

Approved as to form:
Jennifer Magaña, City Attorney and Director of Law

McCLATCHY

Beaufort Gazette
Belleville News-Democrat
Bellingham Herald
Bradenton Herald
Centre Daily Times
Charlotte Observer
Columbus Ledger-Enquirer
Fresno Bee
The Herald - Rock Hill
Herald Sun - Durham
Idaho Statesman
Island Packet
Kansas City Star
Lexington Herald-Leader
Merced Sun-Star
Miami Herald
el Nuevo Herald - Miami
Modesto Bee
Raleigh News & Observer
The Olympian
Sacramento Bee
Fort Worth Star-Telegram
The State - Columbia
Sun Herald - Biloxi
Sun News - Myrtle Beach
The News Tribune, Tacoma
The Telegraph - Macon
San Luis Obispo Tribune
Tri-City Herald
Wichita Eagle

AFFIDAVIT OF PUBLICATION

Account #	Order Number	Identification	Order PO	Amount	Cols	Depth
32522	100162	Print Legal Ad - IPL0032629	Ordinance No. 51-592	$71.29	1	85 L

Attention: Jamie Buster

CITY OF WICHITA/CLERKS OFFICE
455 N MAIN ST FL 13
WICHITA, KS 67202

LEGAL PUBLICATION

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ATTEST:
Brandon J. Whipple, Mayor, City of Wichita
Karen Sublett, City Clerk
(SEAL)
Approved as to form:
Jennifer Magana, City Attorney and Director of Law
IPL0032629
Jul 16 2021

In The STATE OF KANSAS
In and for the County of Sedgwick

No. of Insertions: 1
Beginning Issue of: 07/16/2021
Ending Issue of: 07/16/2021

STATE OF KANSAS)
SS
County of Sedgwick)

Hayley Martin, of lawful age, being first duly sworn, deposeth and saith: That he is Record Clerk of The Wichita Eagle, a daily newspaper published in the City of Wichita, County of Sedgwick, State of Kansas, and having a general paid circulation on a daily basis in said County, which said newspaper has been continuously and uninterruptedly published in said County for more than one year prior to the first publication of the notice hereinafter mentioned, and which said newspaper has been entered as second class mail matter at the United States Post Office in Wichita, Kansas, and which said newspaper is not a trade, religious or fraternal publication and that a notice of a true copy is hereto attached was published in the regular and entire Morning issue of said The Wichita Eagle from 07/16/2021 to 07/16/2021.

H. Hayley

I certify (or declare) under penalty of perjury that the foregoing is true and correct.
DATED: 07/16/2021

Stefani Beard

Notary Public in and for the state of Texas, residing in Dallas County

STEFANI SCOTT BEARD
My Notary ID # 131768951
Expires October 23, 2022

Extra charge for lost or duplicate affidavits.
Legal document please do not destroy!