Wichita-Sedgwick County Metropolitan Area Planning Department

Carl Hebert (BBHRE, LLC)
608 W. Douglas Ave.
Wichita, KS 67203

January 29, 2021

RE: ZON2020-00037: City rezone from GC General Commercial to CBD Central Business District on parcel: generally located on the northwest corner of West Texas Avenue and South Sycamore Street (604 W. Texas Ave).

Dear Applicant;

At its regular meeting on **December 15, 2020** 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
Associate Planner

Copies to: MABCD
Shawn Mellies ~~Seth Gotcheey~~, City Engineering
Jeff Blubaugh, Council Member District IV
Rebecca Fields, CSR District IV

OCA 150004

(Published in the Wichita Eagle, Dec. 27, 2020)

ORDINANCE NO. 51-401

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. ZON2020-00037

City zone change from GC General Commercial to CBD Central Business District, legally described as:

Lots 97 and 99, Texas Avenue, West Wichita Addition, Wichita, Sedgwick County, Kansas.

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.

Adopted this 22 Day of Dec 2020

Brandon J. Whipple, Mayor, City of Wichita

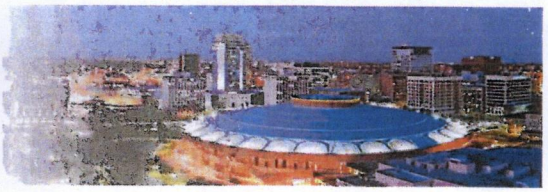
ATTEST:

Karen Sublett, City Clerk

(SEAL)

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

The Wichita Eagle
Kansas.com
330 N Mead St | Wichita, KS 67202 | 316-268-6000



AFFIDAVIT OF PUBLICATION

Account #	Ad Number	Identification	PO	Amount	Cols	Depth
453697	0004838035		ORD. NO. 51-401 / OCA 150004	$50.40	1	6.00 In

Attention: Jamie Buster

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

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

1 Insertions

Beginning issue of: 12/27/2020

Ending issue of: 12/27/2020

STATE OF KANSAS)
.SS
County of Sedgwick)

VICTORIA RODELA, 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 **12/27/2020** to **12/27/2020**.

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

V Rodela

Signature of Principal Clerk
DATED: 1/5/2021

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

Notary Public Dallas County, Texas

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

LEGAL PUBLICATION

OCA 150004

PUBLISHED IN THE WICHITA EAGLE
ON DECEMBER 27, 2020 (4838035)

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Adopted this 22nd Day of December, 2020.

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