



Wichita-Sedgwick County Metropolitan Area Planning Department

February 8, 2022

Marshall & Suzanne McHenry
8203 S Webb Rd
Derby, KS 67037

RE: ZON2021-00060: City zone change from SF-5 Single-Family Residential to LC Limited Commercial; generally located at the northwest corner of S. Hydraulic Ave and E. 55th Street South (5461 S. Hydraulic Ave.)

Dear Applicant;

At its regular meeting on **February 8, 2022**, the City Council considered the above captioned request. The action of the City Council was to **APPROVE** the request.

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

Sincerely,

A handwritten signature in blue ink, appearing to read 'Philip Zevenbergen'.

Philip Zevenbergen, AICP
Senior Planner

Copies to:

MABCD
Jared Cerullo, City Council District III
Maddy Campbell, CSR District III
South City Neighborhood Association, Dena Hudson, 121 E 53rd Street South, Wichita, KS 67217

OCA 150004

PUBLISHED IN THE WICHITA EAGLE ON

Feb. 18, 2022

ORDINANCE NO. 51-714

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. ZON2021-00060

City zone change from SF-5 Single-Family Residential to LC Limited Commercial zoning described as:

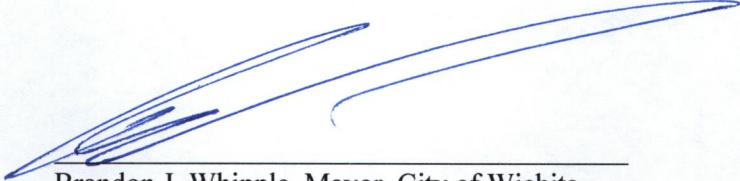
A part of the Southeast Quarter of the Southeast Quarter of Section 21, Township 28 South, Range 1 East of the 6th P.M., Sedgwick County, Kansas, more fully described as follows:
Commencing at the Southeast corner of said Southeast Quarter of the Southeast Quarter; thence North 00°49'16" West along the East line thereof, a distance of 642.19 feet to a point that is 20.00 feet South of the Northerly line of the Southeast Quarter of the Southeast Quarter of the Southeast Quarter; thence South 88°55'37" West and parallel with said Northerly line, a distance of 50.00 feet to the Westerly right-of-way line of S. Hydraulic Ave. and the point of beginning; thence South 00°49'16" East along said right-of-way line, a distance of 40.00 feet; thence South 88°55'37" West and parallel with said Northerly line of the Southeast Quarter of the Southeast Quarter of the Southeast Quarter, a distance of 510.39 feet to a point that is 100.00 feet East of the West line of said Southeast Quarter of the Southeast Quarter of the Southeast Quarter; thence North 00°46'41" West parallel and 100.00 feet East of said West line, a distance of 40.00 feet to a point that is 20.00 feet South of the Northerly line of the Southeast Quarter of the Southeast Quarter of the Southeast Quarter; thence North 88°55'37" East and parallel with said Northerly line, a distance of 510.36 feet to the point of beginning.

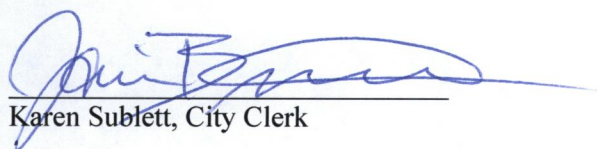
SECTION 2. That upon the taking effect of this ordinance, the above zoning changes shall be entered and shown on the "Official Zoning Map" previously adopted by reference, and said official zoning map is hereby reincorporated as a part of the Wichita -Sedgwick County Unified Zoning Code as amended.

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 left blank.]

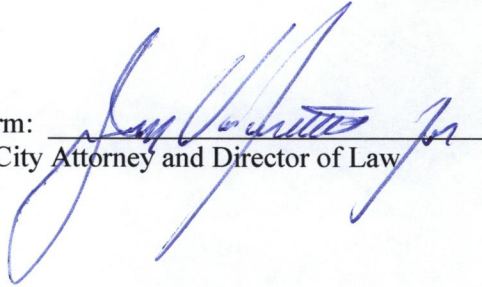
ATTEST:


Brandon J. Whipple, Mayor, City of Wichita


Karen Sublett, City Clerk

(SEAL)



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



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	219301	Print Legal Ad - IPL0060857		\$87.15	2	52 L

Attention: Jamie Buster
CITY OF WICHITA/CLERKS OFFICE
455 N MAIN ST FL 13
WICHITA, KS 67202

LEGAL PUBLICATION

OCA 150004

PUBLISHED IN THE WICHITA EAGLE ON February 18, 2022
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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

IPL0060857

Feb 18 2022

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

No. of Insertions: 1

Beginning Issue of: 02/18/2022

Ending Issue of: 02/18/2022

STATE OF KANSAS)

SS

County of Sedgwick)

Hayley Martin, of lawful age, being first duly sworn, deposeseth 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 02/18/2022 to 02/18/2022.

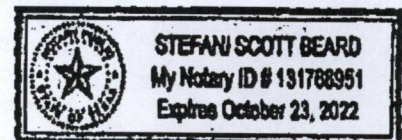
M. Hayley

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

DATED: 02/28/2022

Stefani Beard

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



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