

Case No. 16-49

BOARD OF ZONING APPEALS
Room 304, City Hall
Wichita, Kansas

NOTICE TO PROPERTY OWNERS

_____, 19____

An appeal has been filed by D. P. Hall
(Address) 633 West 13th on behalf of _____

(Address) _____

as provided by Section 33 of the Zoning Ordinance. The appellant
desires to enclose the existing front porch without
maintaining the required setback on the premises
located at 633 West 13th

This appeal has been given Case No. 16-49
and a hearing will be held by the Board of Zoning Appeals on Thursday,
October 27, 1949 at 1:30 p.m.
at which time you may appear, if you so desire, either in person or
by agent or attorney. The hearing will be held in room 201 of the
City Building
By order of the Board of Zoning Appeals.

Secretary.

D. P. Hall
633 West 13th Street

Walter R. Albert S. BOARD OF BOARDING OFFICERS
& James C. Barton (Room 304, City Hall)
3453 East 12th (Northwest, Kansas)

Edna C. Smiley
224 South Water
Milford H. Pierpoint
1407 Burns

NOTICE TO PROPERTY OWNERS

AS ORDERED BY THE BOARD OF BOARDING OFFICERS
ON THE 15th DAY OF MAY 1914
AS PROVIDED BY SECTION 10 OF THE BOARDING ORDINANCE
THE BOARD OF BOARDING OFFICERS HAS DECIDED TO
SUSPEND THE BOARDING RIGHTS OF THE PREMISES
LOCATED AT _____
THIS ORDER HAS BEEN GIVEN TO THE BOARD OF BOARDING OFFICERS
AND A HEARING WILL BE HELD BY THE BOARD OF BOARDING OFFICERS
ON _____
AT WHICH TIME YOU MAY PRESENT YOUR CASE OR DEFENSE
BY AGENT OR ATTORNEY. THE BOARD OF BOARDING OFFICERS
IS ADVISED OF THE HEARING BY THE BOARD OF BOARDING OFFICERS
ON _____

BOARD OF ZONING APPEALS
CITY OF WICHITA, KANSAS

NOTICE OF HEARING OF APPEAL

October 20, 19 49

D. P. Hall
633 West 13th Street
Wichita, Kansas

Dear Mr. Hall :

Your appeal, under the Zoning Ordinance, relative to premises at
633 West 13th Street

has been given Board of Zoning Appeals Case No. 16-49.

All inquiries and references should always be made to that Case
Number when you seek information from the Secretary.

Further, you are notified to appear before the Board of Zoning
Appeals either in person, or by agent or attorney, for a hearing of
your case on Thursday, October 27, 19 49, at 1:30 p.m.
in room 201 of the City Building.

Respectfully,

Eugene N. Smith
Secretary, Board of Zoning Appeals

BOARD OF ZONING APPEALS

Case No. 16-49

Filed Sept. 28 19 49

A P P E A L U N D E R T H E Z O N I N G O R D I N A N C E

TO THE BOARD OF ZONING APPEALS
Room 304, City Hall
Wichita, Kansas

The undersigned, D. P. Hall, hereby appeals from the decision of the Building Inspector wherein a Building Permit Is Refused For the enclosure of the existing front porch at the premises designated as 633 West 13th.

OR

Order Or Decision Rendered Because just a 3 foot side yard will be maintained on the west side instead of the 5 foot side yard as required by Section 19 paragraph 5-(b)

The Plans, application, and all data heretofore filed with said Building Inspector are attached hereto and made a part of this appeal.

I have not made a previous application or appeal under the Zoning Ordinance affecting these premises.

I hereby declare that all the statements contained in all of the information transmitted herewith are true.

Mr. D. P. Hall
Appellant.

NAMES AND ADDRESSES

Appellant D. P. Hall Address 633 West 13th Street
Owner Same Address _____
Lessee _____ Address _____

INSTRUCTIONS

1. This appeal must be typewritten and filed within ninety (90) days after the date of the decision of the Building Inspector from which this appeal is taken.
2. The appellant must file an explicit Typewritten statement setting forth:
 - (a) The principal points on which this appeal is made. These points shall be the same as those under which the Building Inspector issued a refusal, order, or decision.
 - (b) A clear and accurate description of proposed work or use.
 - (c) Specific reference to that Section of the Zoning Ordinance under which it is claimed permit should be issued.
 - (d) Names and addresses of all owners and residents within a distance of 200 feet of the property concerned.

CITY OF WICHITA
BUILDING INSPECTION DIVISION

To D. P. Hall Owner Address 633 W. 13th.
To Same Applicant Address Same

Dear Sir:

Your Application Dated 9-26-49

For a Permit for the Enclosure of existing front porch
_____ at the premises designated as
633 W. 13th.

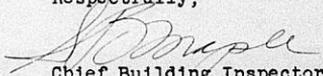
Is hereby refused on this 28th. day of September, 1949,

Under Section 19-5 (b) of the Zoning Ordinance.

For the reason that

A 5' side yard will not be maintained on the West side of the addition. This property is in the LC district which requires that a residence maintain a 5' side yard. It is proposed that the yard will only be 3'.

Respectfully,


Chief Building Inspector

NOTE: Any appeal from this refusal must be filed with the Board of Zoning Appeals (Room 304, City Hall) within ninety (90) days after the date of this refusal. For further information, take this notice to the Planning Department, Room 304, City Hall.

Wichita, Kan.,
Sept., 28, 1949.

TO THE BOARD OF ZONING APPEALS
ROOM 304, CITY HALL,
WICHITA, KAN.,

GENTLEMEN;

In making this appeal it may be well to explain to you that the purpose of enclosing this porch, which is under the main roof of the structure, a four-room dwelling, is to give an additional seven feet to the bed-room and same to the living-room. Now the main structure was built within three feet of the property line and to adhere to the five-foot ruling for side yard the side wall would have to be set back two feet under the roof leaving a recessed space and dangling eaves. This would also cut the size of the bed-room which is only 10'X10'.

In making this plea I submit the following;

1. This district is zoned light commercial and there are three other remaining residences in this block facing Thirteenth St., no buildings north, east or south.

The adjoining property has a utility room within three feet of our property line, also an office building within three feet which extends six feet nearer the side walk than my residence.

2. The granting of the permit for the variance will not adversely affect the rights of adjacent property owners or residents.

3. The strict application of the term of Sec.19 Paragraph 5 (B) will constitute hardship upon the property owners represented in this appeal.

4. The exception or variance desired will not be against the public interest.

I enclose a list of all property owners within 200' which I have obtained from the Midland Abstract Co.,
Thanking you for any favor I remain

Yours truly,

Mrs. D. P. Hall

BOARD OF ZONING APPEALS

Case No. 16-49

Filed Sept. 28, 19 49

A P P E A L U N D E R T H E Z O N I N G O R D I N A N C E

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Appellant.

NAMES AND ADDRESSES

Appellant D. P. Hall Address 633 West 13th Street
Owner Same Address _____
Lessee _____ Address _____

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