

BZA 7-60 KANSAS METHODISTS CHILDR.
HOME- VARIANCE TO PERMIT HOUSING OF
6 GIRLS AT 1656-58 ARKANSAS AVE.

April 26, 1960 meeting
3-51

April 26, 1960 meeting
3-31

BZA 7-60 KANSAS METHODISTS CHILDREN
HOME - VARIANCE TO PERMIT HOUSING OF
6 GIRLS AT 1656-58 ARKANSAS AVE.

BOARD OF ZONING APPEALS

APRIL 13, 1960

S. B. MAPLE, BUILDING INSPECTION SUPERINTENDENT
LELAND R. EDMONDS, SECRETARY OF BOARD OF ZONING APPEALS
BZA 6-60 AND BZA 7-60

ATTACHED ARE CARBON COPIES OF LETTERS TO MR. RICHARD F. MULLINS AND TO MR. W. JAY EBCO, ATTORNEYS REPRESENTING THE APPLICANTS IN BZA 6-60 AND 7-60 RESPECTIVELY. ALSO ATTACHED ARE ORIGINAL COPIES OF RESOLUTIONS NUMBERED 6-60 AND 7-60 SETTING FORTH THE ACTION OF THE BOARD IN THESE TWO CASES. NEITHER OF THESE DECISIONS WAS APPEALED WITHIN THE PRESCRIBED APPEAL PERIOD AND THE DECISIONS OF THE BOARD HAVE, THEREFORE, BECOME FINAL.

LELAND R. EDMONDS
SECRETARY

LRE:BR

ATTACHMENTS

APRIL 13, 1960

MR. W. JAY ESCO, ATTORNEY
FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS

Re: BZA 7-60

DEAR MR. ESCO:

IN OUR LETTER OF APRIL 1, 1960, YOU WERE ADVISED THAT THE BOARD OF ZONING APPEALS HAD APPROVED THE REQUESTED VARIANCE CONSIDERED AS BZA 7-60. YOU WERE ALSO ADVISED THAT THIS DECISION OF THE BOARD WOULD BECOME FINAL IF AN APPEAL WAS NOT TAKEN ON OR BEFORE APRIL 11, 1960.

THE CITY CLERK HAS ADVISED THAT NO APPEAL WAS TAKEN WITHIN THE APPEAL PERIOD. THE APPROVAL OF THE BOARD IS, THEREFORE, FINAL AND THE BUILDING INSPECTION SUPERINTENDENT IS NOW IN THE POSITION TO ISSUE APPROPRIATE PERMITS AS PROVIDED FOR IN THE BOARD'S APPROVAL.

VERY TRULY YOURS,

LELAND R. EDMONDS
SECRETARY

LRE:BR

CC: KANSAS METHODIST CHILDREN'S HOME
Box 246
NEWTON, KANSAS

S. B. MAPLE
BUILDING INSPECTION SUPERINTENDENT

APRIL 1, 1960

MR. W. JAY ESCO, ATTORNEY
FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS

DEAR MR. ESCO:

Re: BZA 7-60

THIS IS TO ADVISE YOU THAT AT A SPECIAL MEETING HELD ON MARCH 31, 1960, THE BOARD OF ZONING APPEALS CONSIDERED SUBJECT APPLICATION FOR A VARIANCE TO THE STRICT APPLICATION OF THE ENFORCEMENT PROVISIONS OF THE ZONING ORDINANCE TO PERMIT THE APPLICANT'S TO HOUSE SIX GIRLS TOGETHER WITH HOUSE PARENTS IN A SINGLE FAMILY STRUCTURE LOCATED AT 1656-1658 ARKANSAS, WICHITA, KANSAS. THE BOARD OF ZONING APPEALS HAS APPROVED THE VARIANCE AS REQUESTED.

SECTION 21-27-F, VOLUME I OF THE CODE OF THE CITY OF WICHITA PROVIDES THAT DECISIONS OF THE BOARD OF ZONING APPEALS MAY BE APPEALED TO THE BOARD OF CITY COMMISSIONERS WITHIN A PERIOD OF TEN DAYS FOLLOWING THE DATE OF THAT ACTION. ACCORDINGLY, THE APPEAL PERIOD WILL END ON APRIL 11, 1960. IF AN APPEAL IS NOT TAKEN ON OR BEFORE THAT DATE THE DECISION OF THE BOARD WILL BE FINAL AND THE PERMIT REQUESTED MAY THEN BE ISSUED.

ATTACHED IS ONE COPY OF THE RESOLUTION SETTING FORTH THE ACTION OF THE BOARD OF ZONING APPEALS IN THIS CASE.

VERY TRULY YOURS,

LELAND R. EDMONDS
SECRETARY

LRE:BR

ENCLOSURE

THE CITY OF WICHITA

BOARD OF ZONING APPEALS
OFFICE OF

DATE

APRIL 1, 1960

C. H. FUNK, CITY CLERK

TO

LELAND R. EDMONDS, SECRETARY OF BOARD OF ZONING APPEALS

FROM

SUBJECT

BZA 6-60, BZA 7-60, BZA 8-60

ATTACHED TO THIS MEMORANDUM IS ONE COPY OF A RESOLUTION SETTING FORTH THE ACTION OF THE BOARD OF ZONING APPEALS IN EACH OF THE THREE SUBJECT BOARD OF ZONING APPEALS CASES. SECTION 21-27-F, VOLUME 1 OF THE CODE OF THE CITY OF WICHITA PROVIDES THAT THESE DECISIONS MAY BE APPEALED WITHIN A PERIOD OF TEN DAYS FOLLOWING THE DATE OF THE BOARD'S ACTION.

IT APPEARS THAT THE APPEAL PERIOD SHOULD END ON APRIL 11, 1960, AND THAT INDIVIDUALS WOULD HAVE A RIGHT TO APPEAL ON OR BEFORE THAT DATE.

LRE
LELAND R. EDMONDS
SECRETARY

LRE:BR

ATTACHMENT

COPY

MARCH 16, 1960

KANSAS METHODISTS CHILDRENS HOME
Box 246,
NEWTON, KANSAS

GENTLEMEN:

YOUR APPLICATION FOR A VARIANCE UNDER PROVISIONS OF SECTION 21-27, CODE OF THE CITY OF WICHITA, AND RELATING TO PREMISES LOCATED AT: 1656-58 ARKANSAS AVENUE, WICHITA, KANSAS, HAS BEEN GIVEN BOARD OF ZONING APPEALS CASE No. 7-60.

ALL INQUIRIES AND REFERENCES SHOULD ALWAYS BE MADE TO THAT CASE NUMBER WHEN YOU SEEK INFORMATION FROM THE SECRETARY.

FURTHER, YOU ARE NOTIFIED THAT YOU MAY APPEAR BEFORE THE BOARD OF ZONING APPEALS EITHER IN PERSON, OR BY AGENT OR ATTORNEY, FOR A HEARING OF YOUR CASE ON MARCH 31, 1960, AT 1:30 P.M. IN ROOM 201, CITY BUILDING, 204 SOUTH MAIN, WICHITA, KANSAS.

RESPECTFULLY,

LELAND R. EDMONDS,
SECRETARY
BOARD OF ZONING APPEALS

LRE:SDH

c. c. W. JAY ESCO

*File
BZA*

COOPER, ESCO & COOPER
ATTORNEYS AT LAW
425 FIRST NATIONAL BANK BUILDING
WICHITA 2, KANSAS

LLOYD F. COOPER
W. JAY ESCO
DALE H. COOPER
RICHARD A. LOYD

March 9, 1960

TELEPHONE
FOREST 3-8231

The Wichita-Sedgwick County Metropolitan
Area Planning Commission,
City Building,
204 South Main Street,
Wichita, Kansas

Attention: Lee Edmonds

Re: 1656-58 Arkansas Ave.

Dear Sir:

We enclose herewith letter dated March 3, 1960, to
Building Inspection Department, with notation of C. L. McCaig,
at the bottom of the letter.

Very truly yours,

COOPER, ESCO & COOPER

By *W. Jay Esc*

WJE:mp
Enc.



COOPER, ESCO & COOPER
ATTORNEYS AT LAW
425 FIRST NATIONAL BANK BUILDING
WICHITA 2, KANSAS

March 3, 1960

LLOYD F. COOPER
W. JAY ESCO
DALE H. COOPER
RICHARD A. LOYD

TELEPHONE
FOREST 3-8231

Building Inspection Department,
City of Wichita,
104 South Main Street, Annex
Wichita, Kansas

Re: 1656-58 Arkansas Avenue, Wichita, Ks.

Gentlemen:

The Kansas Methodist Home for Children do hereby make application for a permit to operate and provide a home, care and education of six girls in the premises at 1656-58 Arkansas Avenue, Wichita, Kansas.

KANSAS METHODIST HOME FOR CHILDREN

By W- *W. Jay Escob*
W. Jay Escob

Gentlemen:

It is impossible for this department to give you permission to operate a Dormatory for Girls housing six (6) persons in that this property is zoned "A" which allows only four (4) roomers or boarders as defined in Ordinance Section 21-8 definition of one family dwellings.

C. L. McCraig
ant. Building Inspection Dept.

#1-INSTRUCTIONS TO DELIVERING EMPLOYEE

Deliver **ONLY** to addressee Show address where delivered

(Additional charges required for these services)

RETURN RECEIPT

Received the numbered article described on other side.

SIGNATURE OR NAME OF ADDRESSEE (must always be filled in)

Methodist Childrens Home

SIGNATURE OF ADDRESSEE'S AGENT, IF ANY

Mrs. E. H. Datzon

DATE DELIVERED _____ ADDRESS WHERE DELIVERED (only requested in item #1) _____

CS-19-71948-4 GPO

RECEIPT FOR CERTIFIED MAIL—15¢

NO 186386

SENT TO	<i>Kansas Methodist Childrens Home</i>	POSTMARK OR DATE
STREET AND NO.	<i>Box 246</i>	
CITY AND STATE	<i>Newton Kansas</i>	
<input checked="" type="checkbox"/> If you want a return receipt, check which it shows to whom and when delivered	<input type="checkbox"/> It shows to whom, when, and address where delivered	<input type="checkbox"/> If you want restricted delivery, check here <input type="checkbox"/> 30¢ fee

FD-3800 July 1955 Replaces previous editions of this form which MAY be used.

POST OFFICE DEPARTMENT
OFFICIAL BUSINESS

NEWTON
MAR 17
11-AM
1960
KANSAS

PENALTY FOR PRIVATE USE TO AVOID
PAYMENT OF POSTAGE, \$200

POST OFFICE

PRAY
FOR
PEACE

INSTRUCTIONS: Fill in items below and complete #1 on other side, when applicable. Gummed ends and attach to back of article. Moistens on front of article RETURN RECEIPT REQUESTED.

REGISTERED NO. _____

CERTIFIED NO. 1386386

INSURED NO. B7R 7-60

NAME OF SENDER City of Wichita

STREET AND NO., P.O. BOX Board of zoning Appeals
104 S. Main

CITY, ZONE AND STATE Wichita, Kansas

RETURN TO

POD Form 3811 Rev. 1958 CSB-16-71948-4

RECEIPT FOR CERTIFIED MAIL—15¢

SENT TO Kansas Methodist Children's Home

STREET AND NO. Box 246

CITY AND STATE Newton Kansas

POSTMARK OR DATE

If you want a return receipt, check which:
 It shows to whom and when delivered
 It shows to whom, when, and address where delivered

If you want restricted delivery, check here
 20¢ fee

POD Form 3900 July 1955 Replaces previous editions of this form which MAY be used.

No. 1386386

NOTICES MAILED TO:

ON MARCH 16, 1930

WILMA DANFORD
L. E. DANFORD
1706½ ARKANSAS

VERGEL M. CUMMINS
VELMA CUMMINS
1630 SHERWOOD

LORENZO D. SHARP
ETHEL M. SHARP
1039 SOUTH TOPEKA

IRENE RADFORD
1624 SHERWOOD

MAX W. SCOTT
SHIRLEY M. SCOTT
1711 JACKSON

ROBERT L. TONSONG
HELEN TONSONG
1657 ARKANSAS

HERMAN UNRUH
701 JACKSON

CARL H. ZANE
ANNA MAE ZANE
1651 ARKANSAS

RALPH E. EVARTS
457 WEST 16TH STREET

Mrs. Minnie Martin (162 J-26)
1623 Arkansas
Am 2-8907
Rm 2-8875

EMERY A. GREEN
1638 ARKANSAS

O. H. WEAVER
1630 ARKANSAS

GEORGE C. CHRISTOPHER & SON
1220 BLAINE STREET

PEGGY LOU HAMILTON
1653 JACKSON

FLOY J. CORNETT
1653 JACKSON

THOMAS F. BYRNES
MARY P. BYRNES
1647 JACKSON

KENNETH R. VINSON
ALBERTA M. VINSON
1643 JACKSON

ELMER L. DAVIS
EVA E. DAVIS
1639 JACKSON

ELMER F. VINROE
1631 JACKSON

CITY OF WICHITA
204 SOUTH MAIN

CITY OF WICHITA
BOARD OF ZONING APPEALS
Room 402, CITY BUILDING ANNEX
104 SOUTH MAIN
WICHITA, KANSAS

NOTICE TO ADJOINING PROPERTY OWNERS

AN APPLICATION FOR A VARIANCE HAS BEEN FILED BY THE KANSAS
METHODISTS CHILDRENS HOME OF Box 246, NEWTON, KANSAS AS PROVIDED BY
SECTION 21-27 OF THE CODE OF THE CITY OF WICHITA. THE APPLICANT DESIRED
TO HOUSE SIX (6) GIRLS UNDER THE SUPERVISION OF APPLICANT AND PROVIDE A
HOME, CARE AND EDUCATION OF SAID GIRLS ON PROPERTY LOCATED AT 1656-58
ARKANSAS AVENUE, WICHITA, KANSAS AND LEGALLY DESCRIBED AS LOTS 2, 4, 6
AND 8, ROOSEVELT ADDITION AND WHICH IS LOCATED IN A "A" ZONING DISTRICT.

THIS APPLICATION HAS BEEN ASSIGNED CASE No. 7-60. A HEARING WILL
BE HELD BY THE BOARD OF ZONING APPEALS ON THURSDAY, MARCH 31, 1960, AT
1:30 P.M., IN ROOM 201, CITY BUILDING, 204 SOUTH MAIN, WICHITA, KANSAS,
AT WHICH TIME YOU MAY APPEAR, IF YOU SO DESIRE, EITHER IN PERSON OR BY
AGENT OR ATTORNEY.

Leland R. Edmonds
LELAND R. EDMONDS, SECRETARY
BOARD OF ZONING APPEALS

OWNERSHIP LIST

LOT	STREET	ADDITION	OWNER	ADDRESS
38	Arkansas	Rouse's 2nd	L. E. Danford Wilma Danford	1706 1/2 Arkansas
40	"	"	"	"
E 60' of 42	"	"	"	"
42 exc E 60'	"	"	Lorenzo D. Sharp Ethel M. Sharp	1039 S. Topeka
E 60' of 44	"	"	L. E. Danford Wilma Danford	1706 1/2 Arkansas
44 exc E 60'	"	"	Lorenzo D. Sharp Ethel M. Sharp	1039 S. Topeka
E 60' of 46	"	"	L. E. Danford Wilma Danford	1706 1/2 Arkansas
46 exc E 60'	"	"	Lorenzo D. Sharp Ethel M. Sharp	1039 S. Topeka
E 60' of 48	"	"	L. E. Danford Wilma Danford	1706 1/2 Arkansas
48 exc E 60'	"	"	Lorenzo D. Sharp Ethel M. Sharp	1039 S. Topeka
37	Jackson	"	Max W. Scott Shirley M. Scott	1711 Jackson,
39	"	"	"	"
41	"	"	Herman Unruh	701 Jackson
43	"	"	"	"
45	"	"	"	"
47	"	"	"	"
2	Arkansas	Roosevelt	Ralph E. Evarts	457 W. 16th St.
4	"	"	"	"
6	"	"	"	"
8	"	"	"	"

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LOT	STREET	ADDITION	OWNER	ADDRESS
10	Arkansas	Roosevelt	Ralph E. Everts	457 W. 16th St.
12	"	"	"	"
14	"	"	"	"
16	"	"	"	"
18	"	"	Emery A. Green	1638 Arkansas
20	"	"	"	
22	"	"	"	
24	"	"	O. H. Weaver	1620 Arkansas
1	Jackson	"	George C. Christopher & Son	1220 Blaine St.
3	"	"	"	
5	"	"	Peggy Lou Hamilton	1653 Jackson
			Floy J. Cornett	1653 Jackson
7	"	"	"	
9	"	"	Thomas F. Byrnes	1647 Jackson
			Mary P. Byrnes	
11	"	"	"	
13	"	"	Kenneth R. Vinson	1643 Jackson
			Alberta M. Vinson	
15	"	"	"	
17	"	"	"	
19	"	"	Elmer I. Davis	1639 Jackson
			Eva E. Davis	
21	"	"	"	
23	"	"	Elmer F. Vinroe	1631 Jackson
22	Arkansas	Johnston & Brown's	City of Wichita	204 S. Main St.
23	"	"	"	
24	"	"	"	
25	"	"	"	
1	"	Sherwood's 2nd	Vergel M. Cummins	1630 Sherwood
			Velma Cummins	
3	"	"	"	

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LOT	STREET	ADDITION	OWNER	ADDRESS
5	Arkansas	Sherwood's 2nd	Irene Radford	1624 Sherwood
7	"	"	"	"
9	"	"	"	"

LEGAL DESCRIPTION

Beg 30 ft. S and 15ft W of Lot 26, Johnston & Brown's Addition, W 135 ft. S 133 ft. to NW corner Lot 1, Sherwood's 2nd Addition, E 135 ft. to Arkansas Ave. N 133 ft. to beg. exc S 65 ft. South 65 ft. of: Beg 30 ft. S & 15 ft. W of Lot 26, Johnston & Brown's Addition, W 135 ft. S 133 ft. to NW corner, Lot 1, Sherwood's 2nd Addition E 135 ft. Arkansas Ave. N 133 ft. to beg. Sw $\frac{1}{4}$ Sec 8-27-1E

OWNER


Robert L. Tonsing 1657 Arkansas
Helen Tonsing

Carl H. Zane 1651 Arkansas
Anna Mae Zane

We hereby certify the foregoing to be a true and correct List of Property Owners within a 200 foot radius of: Lots 2, 4, 6, & 8 on Arkansas Avenue, Roosevelt's Addition to Wichita, Sedgwick County, Kansas, as shown by the records in the office of the Register of Deeds of Sedgwick County, Kansas, on this the 4 day of A. D. 1960 at 7:00 A. M.

THE SECURITY ABSTRACT AND TITLE CO INC

By


Vice President

Order No 71153
NF