

2647

POSTED  
10-1-68  
MADON  
E.F.L.  
11-21-68

BZA 29-68 - Rhelma Quinn Brady re-  
quests variance to reduce the side-  
yard setback on property zoned "A"  
located on west side of Chautauqua  
between Third and Central.

# ACTION

DATE

BZA COMMITTEE approved 10-22-68

~~\_\_\_\_\_~~ \_\_\_\_\_  
~~\_\_\_\_\_~~ \_\_\_\_\_

Map No. 5647  
 Sec. 22  
 Twp. 27  
 Range 1E

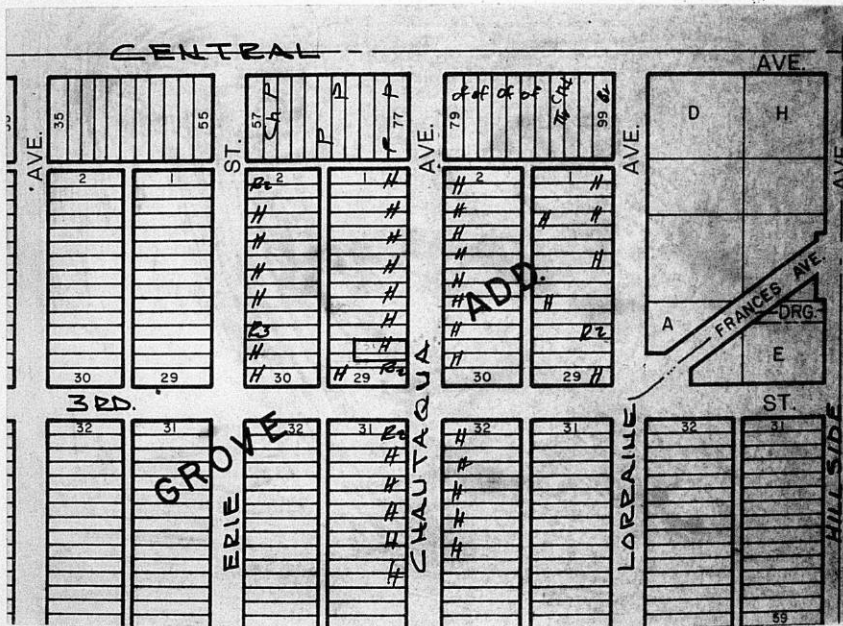
BZA 2968  
 SC2-  
 CU-  
 Filed

AREA DATA:

1. Acres: 0.13 (17' ft. by 140' ft.)
2. Adjoining Zoning: E \_\_\_\_\_ S \_\_\_\_\_ W \_\_\_\_\_ N \_\_\_\_\_
3. Land Use: East SINGLE FAM South SINGLE & MULTI FAM  
 West SINGLE FAM & MULTI North SINGLE FAM
4. Sketch Plan Land Use is for: \_\_\_\_\_
5. Present Land Use is for: \_\_\_\_\_
6. Area (is) (is not) platted.

PHOTO DATA:

Taken by \_\_\_\_\_ Date \_\_\_\_\_ Time \_\_\_\_\_



November 27, 1968

Mr. Dale H. Cooper  
510 Petroleum Building  
Wichita, Kansas 67202

Subject: Case No. BZA 29-68  
Request for a Variance

Dear Mr. Cooper:

Enclosed is a signed copy of the Resolution adopted by the Board of Zoning Appeals on October 22, 1968, in connection with your request for a variance to reduce the required 3 ft. side yard setback and the required 5 ft. rear yard setback for an accessory structure to 0 ft. on property zoned "A" and generally located on the west side of Chautauqua between Third and Central.

This Resolution reflects the official action of the Board to approve your request. It is forwarded to you for your information and files.

If you have any questions concerning this matter, please call our office.

Sincerely,

Jack H. Galbraith  
Secretary

JHG:js  
Attachment  
cc: Thelma Quinn Brady  
405 N. Chautauqua  
Wichita, Kansas 67214

Robert Feldner, Supt.  
of Central Inspection

Ralph Eberly,  
City Clerk

RESOLUTION NO. BZA 29-68

WHEREAS, Thelma Quinn Brady, 405 North Chautauqua, Wichita, Kansas, by Dale H. Cooper, 510 Petroleum Building, Wichita, Kansas, requests a variance as provided in Section 2.12.590.B, Code of the City of Wichita, to reduce the required three foot side yard setback to zero feet and the required five foot rear yard setback to zero feet for an accessory structure on property zoned "A" Two Family, and legally described as follows:

The east 90 feet of Lot 25, and the east 90 feet of the north 17.5 feet of Lot 27, on Chautauqua, Maple Grove Addition to Wichita, Sedgwick County, Kansas. Generally located on the west side of Chautauqua between Third and Central.

WHEREAS, proper notice as required by ordinance and by the rules of the Board of Zoning Appeals has been given; and

WHEREAS, the Board of Zoning Appeals did, at the meeting of October 22, 1968, consider said application; and

WHEREAS, the Board of Zoning Appeals has proper jurisdiction to consider said request for a variance under the provisions of Section 2.12.590.B, Code of the City of Wichita; and

WHEREAS, the Board of Zoning Appeals has found that the variance arises from such condition which is unique to the property in question and which is not ordinarily found in the same zone or district; and is not created by an action or actions of the property owner or the applicant inasmuch as the existing garage is located in an older part of town in which non-conforming setbacks are not uncommon due to construction of the buildings prior to existing setback requirements; and

WHEREAS, the Board of Zoning Appeals has found that the granting of the permit for the variance will not adversely affect the rights of adjacent property owners or residents inasmuch as the garage has been in its present location for a number of years and the applicant desires only for it to be a conforming use; and

WHEREAS, the Board of Zoning Appeals has found that the strict application of the provisions of Title 28, of which variance is requested, will constitute unnecessary hardship upon the property owner represented in the application inasmuch as if the variances are not granted she would still have the title problems that presently exist; and

WHEREAS, the Board of Zoning Appeals has found that the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare inasmuch as the garage has existed for a number of years; and

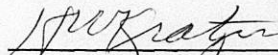
WHEREAS, the Board of Zoning Appeals has found that the granting of the variance desired will not be opposed to the general spirit and intent of Title 28 (Zoning Ordinance) inasmuch as the application does meet the four previous requirements; and

WHEREAS, each of the five conditions required by Section 2.12.590.B, Code of the City of Wichita, to be present before a variance can be granted, have been found to exist.

NOW, THEREFORE, BE IT RESOLVED by the Board of Zoning Appeals of the City of Wichita, that this request for a variance of the side yard setback from three feet to zero feet and the rear yard setback from five feet to zero feet for only that portion presently occupied by the existing garage, be approved on property zoned "A" Two Family Residential, and legally described as follows:

The east 90 feet of Lot 25, and the east 90 feet of the north 17.5 feet of Lot 27, on Chautauqua, Maple Grove Addition to Wichita, Sedgwick County, Kansas.

ADOPTED AT WICHITA, KANSAS, this 22nd day of October, 1968.

  
H. W. KRATZER, Chairman

ATTEST:

  
JACK H. GALBRAITH, Secretary

WILLIAM L. KORBER

OFFICE OF  
**BAUGHMAN CO.**  
Surveyors

RONALD G. WAYMIRE

2522 EAST KELLOGG  
WICHITA, KANSAS 67211  
MURRAY 3-7431

State of Kansas )  
County of Sedgwick )

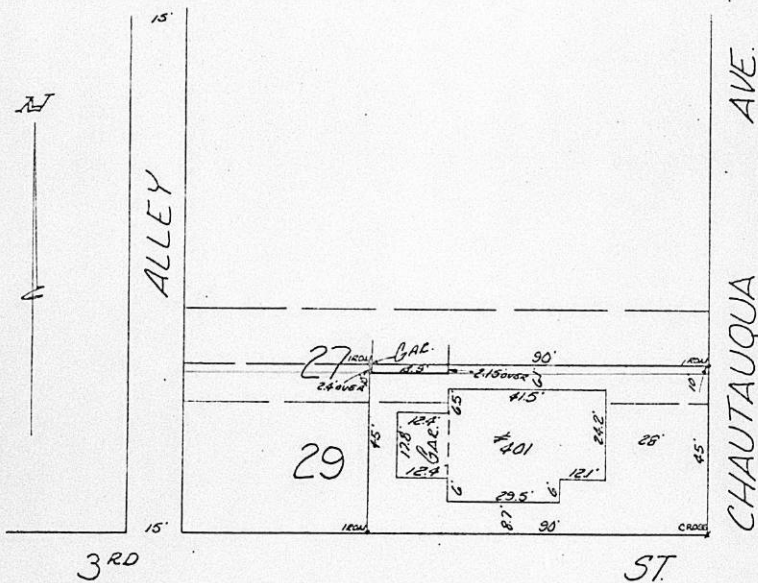
SS

June 26, 1968

We, Baughman Company, Surveyors in aforesaid county and state do hereby certify that we did on this 26th day of June, 1968, survey the east 90 feet of Lot 29 and the east 90 feet of the south 10 feet of Lot 27 on Chautauqua, Maple Grove Addition to Wichita, Kansas. On said lots is house No. 401 which is in the clear of all boundary lines. A Garage encroaches on said lots as shown on the accompanying plat.

The accompanying plat is a true and correct exhibit of said survey.

*William L. Korber*  
Surveyor



October 23, 1968

Mr. Dale H. Cooper  
510 Petroleum Bldg.  
Wichita, Kansas 67202

Subject: Case No. BZA 29-68  
Request for a Variance

Dear Mr. Cooper:

At the regular meeting of the Board of Zoning Appeals on October 22, 1968, your request for a variance to reduce the required 3 ft. side yard setback and the required 5 ft. rear yard setback for an accessory structure, on property zoned "A", and generally located on the west side of Chautauqua between 3rd and Central, was considered.

It was the action of the Board to approve this request. A Resolution setting forth the official action of the Board is being prepared and you will be mailed a copy as soon as the signatures of the Chairman and Secretary have been obtained.

If you have any questions, please call our office.

Sincerely,

Jack H. Galbraith  
Secretary

JHG:js

cc: Thelma Quinn Brady, 405 North Chautauqua, Wichita, Kansas  
Robert Feldner, Superintendent of Central Inspection  
Ralph Eberly, City Clerk

SECRETARY'S REPORT  
CASE NO. BZA 29-68

APPLICANT: Thelma Quinn Brady, 405 North Chautauqua, Wichita, Kansas

AGENT: Dale H. Cooper, 510 Petroleum Building, Wichita, Kansas

REQUEST: Variance pursuant to Section 2.12.590.B, Code of the City of Wichita, to reduce the required 3 ft. side yard setback to 0 ft. and the required 5 ft. rear yard setback to 0 ft. for an accessory structure.

GENERAL LOCATION: West side of Chautauqua between 3rd Street and Central.

ZONING: Subject property is zoned "A" Two-Family as are those properties to the north, south, east and west.

LAND USE: Subject property is occupied by a single family residence, to the north, east and west are single family residences with a duplex to the south.

JURISDICTION:

The Board has jurisdiction to consider the variance request under the provisions outlined in Section 2.12.590.B, Code of the City of Wichita. The Board may grant the request when all five of the following conditions are found to exist:

1. That the variance requested arises from such condition which is unique to the property in question and which is not ordinarily found in the same zone or district; and is not created by an action or actions of the property owner or the applicant.
2. That the granting of the permit for the variance will not adversely affect the rights of adjacent property owners or residents.
3. That the strict application of the provisions of Title 28 of which variance is requested will constitute unnecessary hardship upon the property owner represented in the application.
4. That the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare; and

5. That granting the variance desired will not be opposed to the general spirit and intent of Title 28 (zoning ordinance.)

COMMENTS BY THE SECRETARY

The applicant is requesting a variance of the required side yard setback from 3 feet to 0 and the required 5 foot rear yard setback to 0 feet.

The applicant, in her statement of justification, points out that the garage located at the southwest corner of her property, was constructed in the 1930's, and encroaches on the property to the south of her property by approximately 2.4 feet. The encroachment of the garage presents title problems for her and the owner of the property directly south of her property. Although she claims to have acquired an interest in the property on which the garage encroaches, she and the owner of the property to the south have agreed to solve this problem which has been in existence for approximately 35 years by the conveyance of a 2.5' strip of land off the north side of the property south of her property to her. The conveyance of this land to her will eliminate the encroachment problem but will not eliminate the existing violation of a side or rear yard setback requirements. The applicant also points out that at the time the garage was constructed there were no setback requirements imposed by the zoning ordinance.

Uniqueness

It is the opinion of the Secretary that this is somewhat of a unique situation inasmuch as the existing garage is located in an older part of town in which nonconforming setbacks are not uncommon due to construction of the buildings prior to existing setback requirements.

Adjacent Property

It is the opinion of the Secretary that the granting of the variances would not have an adverse effect on the adjacent property owners or residents inasmuch as the garage has been in its present location for a number of years and the applicant desires only for it to be a conforming use.

Page 3 - Secretary's Report  
Case No. BZA 29-68

Hardship

It is the opinion of the Secretary that the applicant would be burdened with an unnecessary hardship if the variances are not granted inasmuch as she would still have the title problems that presently exist.

Public Interest

It is the opinion of the Secretary that the granting of the variances would not adversely affect the public interest inasmuch as the garage has existed for a number of years.

Spirit and Intent

It is the opinion of the Secretary that the granting of the variances would not be opposed to the general spirit and intent of Title 28 inasmuch as the application does meet the four previous requirements.

Recommendation

It is the opinion of the Secretary that all five conditions necessary for the granting of the variances can be found to exist and, therefore, it is recommended that the variances be granted to reduce the side yard setback from 3 feet to 0 feet and the rear yard setback from 5 feet to 0 feet for only that portion presently occupied by the existing garage.

BOARD OF ZONING APPEALS  
Room 402 City Building Annex  
104 South Main Street  
Wichita, Kansas 67202

October 2, 1968

NOTICE TO ADJOINING PROPERTY OWNERS

Case No. BZA 29-68

An application has been filed by Thelma Quinn Brady, 405 North Chautauqua, Wichita, Kansas, by Dale H. Cooper, 510 Petroleum Bldg., Wichita, Kansas, pursuant to Section 2.12.590.B, Code of the City of Wichita, requesting a variance to reduce the required 3 ft. side yard setback to 0 ft. and the required 5 ft. rear yard setback to 0 ft. for an accessory structure, on property zoned "A" Two Family District, and legally described as follows:

The east 90 feet of Lot 25, and the east 90 feet of the north 17.5 feet of Lot 27, on Chautauqua, Maple Grove Addition to Wichita, Sedgwick County, Kansas. Generally located on the west side of Chautauqua between Third and Central.

This application has been assigned Case No. BZA 29-68, and will be considered by the Board of Zoning Appeals at its meeting on Tuesday, October 22, 1968, at 1:30 p.m., in Room 401 City Building Annex, 104 South Main Street, Wichita, Kansas, at which time you may appear, if you so desire, either in person or by agent or attorney.

JACK H. GALBRAITH  
Secretary

*25 notices mailed 10-2-68*

BOARD OF ZONING APPEALS

CASE NO. B7A29-68

CITY OF WICHITA, KANSAS

FILED Sept. 24, 68

APPLICATION FOR VARIANCE

1. Name of Applicant Thelma Quinn Brady ✓

Mailing Address 405 North Chautauqua, Wichita 14 Phone MU 26767

Name of Authorized Agent Dale H. Cooper ✓

Mailing Address 510 Petroleum Bldg., Wichita 67202 Phone FO 38231

Relationship of applicant to property is that of owner  
(owner, tenant, lessee, other)

*OK*

II. The variance requested is to reduce the required 3' side yard to 1 ft and the required 5' rear yard to 0 ft. for an accessory structure.  
~~elimination of minimum side yard to lines with respect to accessory structures.~~

for property located at 405 North Chautauqua

*OK*

17.5' and legally described as: East 90 feet Lot 25 and East 90 feet of the North 17.5 feet of Lot 27, Chautauqua, Maple Grove Addition to Wichita, Sedgwick County, Kansas

in the City of Wichita; and which is presently zoned A.

(Give metes and bounds description below if appropriate):

III. The applicant herein, or his authorized agent, acknowledges:

- a. That he has received an instruction sheet concerning the filing and hearing of this matter;
- b. That he has been advised of the fee requirements established by Section 2.12.580 of the Code of the City of Wichita (Ordinance No. 24-606); and that the appropriate fee is herewith tendered;
- c. That he has been advised of his right to appeal of the decision of the Board to the City Commission within ten (10) days of that decision;
- d. That all documents are attached hereto as noted in paragraphs 3 and 4 of the instructions.

Thelma Quinn Brady  
Thelma Quinn Brady  
Applicant

\_\_\_\_\_  
Authorized Agent

OFFICE USE ONLY: Received in office of Secretary, Board of Zoning Appeals  
4:30 (a.m. - P.M.), 9-24, 1968, together with  
appropriate fee of \$50.00.

Joyce Smith  
Signed

BOARD OF ZONING APPEALS

CASE NO. \_\_\_\_\_

CITY OF WICHITA, KANSAS

FILED \_\_\_\_\_

APPLICATION FOR VARIANCE

1. Name of Applicant Thelma Quinn Brady

Mailing Address 405 North Chautauqua, Wichita Phone MU 26767

Name of Authorized Agent Dale H. Cooper

Mailing Address 510 Petroleum Bldg., Wichita 67202 Phone FO 38231

Relationship of applicant to property is that of owner  
(owner, tenant, lessee, other)

II. The variance requested is elimination of minimum side yard setback  
lines with respect to accessory structures.

\_\_\_\_\_

for property located at 405 North Chautauqua

\_\_\_\_\_

and legally described as: East 90 feet Lot 25 and East 90 feet of the  
North 15 feet of Lot 27, Chautauqua, Maple Grove Addition to Wichita,  
Sedgwick County, Kansas

in the City of Wichita; and which is presently zoned A.

(Give metes and bounds description below if appropriate):

III. The applicant herein, or his authorized agent, acknowledges:

- a. That he has received an instruction sheet concerning the filing and hearing of this matter;
- b. That he has been advised of the fee requirements established by Section 2.12.580 of the Code of the City of Wichita (Ordinance No. 24-606); and that the appropriate fee is herewith tendered;
- c. That he has been advised of his right to appeal of the decision of the Board to the City Commission within ten (10) days of that decision;
- d. That all documents are attached hereto as noted in paragraphs 3 and 4 of the instructions.

*Thelma Quinn Brady*  
Thelma Quinn Brady  
Applicant

\_\_\_\_\_  
Authorized Agent

-----  
**OFFICE USE ONLY:** Received in office of Secretary, Board of Zoning Appeals  
                     (a.m. - p.m.),                     , 19      , together with  
appropriate fee of \$50.00.

September 23, 1968

City of Wichita  
Board of Zoning Appeals  
City Building, 104 South Main  
Wichita, Kansas

Gentlemen:

The undersigned is the owner of the East 90 feet of Lot 25 and the East 90 feet of the North ~~15~~<sup>17 1/2</sup> feet of Lot 27, on Chautauqua, Maple Grove Addition to Wichita, Sedgwick County, Kansas, and submits this statement in connection with an Application for Variance of the side yard setback requirements of the City of Wichita.

The garage located at the Southwest corner of the property described above, which garage was constructed in the 1930's, encroaches on the property to the South of Applicant's property by approximately 2.4 feet. The encroachment of the garage presents title problems for both the applicant and the owner of the property directly South of applicant's property. Although applicant claims to have acquired an interest in the property on which the garage encroaches, applicant and the owner of the property to the South have agreed to solve this problem which has been in existence for approximately 35 years by the conveyance of a 2.5' strip of land off the North side of the property South of applicant's property to applicant. The conveyance of this land to applicant will eliminate the encroachment problem but will not eliminate the existing violation of side yard setback requirements.

The situation which predicates the request for variance is unique in that the ownership of all of Lots 25, 27 and 29 on Chautauqua, Maple Grove Addition were in a common ownership in the 1930's and the three dwellings located on these three lots were constructed by the common owner. At the time of their construction the City of Wichita did not impose side yard setback requirements. The situation which exists is unique to this property and is not usually found in the same zone or district and was not created by any action of applicant.

The granting of the variance will not affect the rights of adjoining property owners or residents for the reason that the variance will enable applicant and the owner of the property to the South, through Agreement, to eliminate the encroachment problem which now exists and

will eliminate the title problems which applicant and the owner of the property to the South now have because of the encroachment.

The strict application of the provisions of Title 28 will constitute an unnecessary hardship upon the applicant for the reason that refusal to grant the requested variance will prevent applicant from solving the encroachment problem by agreement with the adjoining property owner. The only other alternatives which applicant would have to eliminate this encroachment would be to attempt to establish her title by adverse possession or remove the garage. Either of these alternatives would constitute undue hardship on applicant.

The variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity, or general welfare.

Granting the variance desired will not be opposed to the general spirit and intent of Title 28.

Respectfully submitted,

*Thelma Quinn Brady*

Thelma Quinn Brady

TQB:rc

September 23, 1968

City of Wichita  
Board of Zoning Appeals  
City Building, 104 South Main  
Wichita, Kansas

Gentlemen:

The undersigned is the owner of the East 90 feet of Lot 25 and the East 90 feet of the North 18 feet of Lot 27, on Chautauqua, Maple Grove Addition to Wichita, Sedgwick County, Kansas, and submits this statement in connection with an Application for Variance of the side yard setback requirements of the City of Wichita.

The garage located at the Southwest corner of the property described above, which garage was constructed in the 1930's, encroaches on the property to the South of Applicant's property by approximately 2.4 feet. The encroachment of the garage presents title problems for both the applicant and the owner of the property directly South of applicant's property. Although applicant claims to have acquired an interest in the property on which the garage encroaches, applicant and the owner of the property to the South have agreed to solve this problem which has been in existence for approximately 35 years by the conveyance of a 2.5' strip of land off the North side of the property South of applicant's property to applicant. The conveyance of this land to applicant will eliminate the encroachment problem but will not eliminate the existing violation of side yard setback requirements.

The situation which predicates the request for variance is unique in that the ownership of all of Lots 25, 27 and 29 on Chautauqua, Maple Grove Addition were in a common ownership in the 1930's and the three dwellings located on these three lots were constructed by the common owner. At the time of their construction the City of Wichita did not impose side yard setback requirements. The situation which exists is unique to this property and is not usually found in the same zone or district and was not created by any action of applicant.

The granting of the variance will not affect the rights of adjoining property owners or residents for the reason that the variance will enable applicant and the owner of the property to the South, through Agreement, to eliminate the encroachment problem which now exists and

September 23, 1968

will eliminate the title problems which applicant and the owner of the property to the South now have because of the encroachment.

The strict application of the provisions of Title 28 will constitute an unnecessary hardship upon the applicant for the reason that refusal to grant the requested variance will prevent applicant from solving the encroachment problem by agreement with the adjoining property owner. The only other alternatives which applicant would have to eliminate this encroachment would be to attempt to establish her title by adverse possession or remove the garage. Either of these alternatives would constitute undue hardship on applicant.

The variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity, or general welfare.

Granting the variance desired will not be opposed to the general spirit and intent of Title 28.

Respectfully submitted,

*Thelma Quinn Brady*

Thelma Quinn Brady

TQB:rc

WILLIAM L. KORBER

OFFICE OF

RONALD G. WAYMIRE

**BAUGHMAN CO.**  
Surveyors

2522 EAST KELLOGG  
WICHITA, KANSAS 67211  
MURRAY 3-7431

State of Kansas )  
County of Sedgwick )

SS

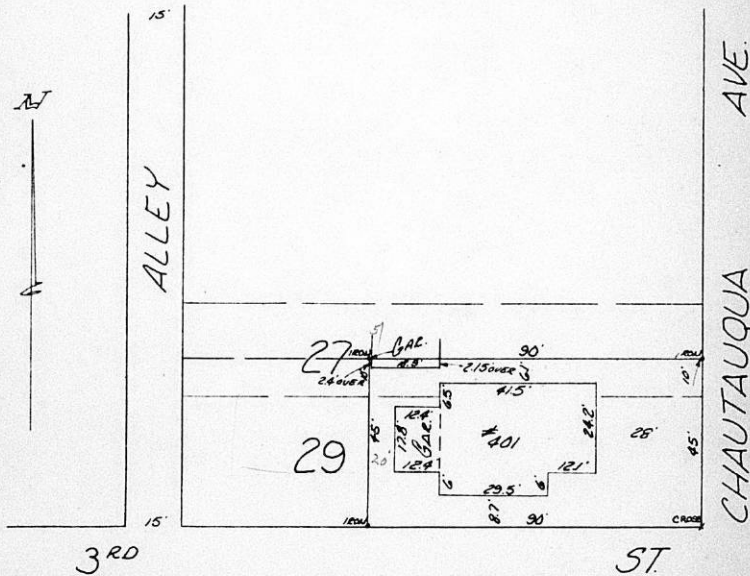
June 26, 1968

We, Baughman Company, Surveyors in aforesaid county and state do hereby certify that we did on this 26th day of June, 1968, survey the east 90 feet of Lot 29 and the east 90 feet of the south 10' feet of Lot 27 on Chautauqua, Maple Grove Addition to Wichita, Kansas.

On said lots is house No. 401 which is in the clear of all boundary lines. A Garage encroaches on said lots as shown on the accompanying plat.

The accompanying plat is a true and correct exhibit of said survey.

*William L. Korber*  
Surveyor





BOARD OF ZONING APPEALS  
Room 402 City Building Annex  
104 South Main Street  
Wichita, Kansas 67202

October 2, 1968

NOTICE TO ADJOINING PROPERTY OWNERS

Case No. BZA 29-68

An application has been filed by Thelma Quinn Brady, 405 North Chautauqua, Wichita, Kansas, by Dale H. Cooper, 510 Petroleum Bldg., Wichita, Kansas, pursuant to Section 2.12.590.B, Code of the City of Wichita, requesting a variance to reduce the required 3 ft. side yard setback to 0 ft. and the required 5 ft. rear yard setback to 0 ft. for an accessory structure, on property zoned "A" Two Family District, and legally described as follows:

The east 90 feet of Lot 25, and the east 90 feet of the north 17.5 feet of Lot 27, on Chautauqua, Maple Grove Addition to Wichita, Sedgwick County, Kansas. Generally located on the west side of Chautauqua between Third and Central.

This application has been assigned Case No. BZA 29-68, and will be considered by the Board of Zoning Appeals at its meeting on Tuesday, October 22, 1968, at 1:30 p.m., in Room 401 City Building Annex, 104 South Main Street, Wichita, Kansas, at which time you may appear, if you so desire, either in person or by agent or attorney.

JACK H. GALBRAITH  
Secretary

BOARD OF ZONING APPEALS  
Room 402 City Building Annex  
104 South Main Street  
Wichita, Kansas 67202

October 2, 1968

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Case No. BZA 29-68

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This application has been assigned Case No. BZA 29-68, and will be considered by the Board of Zoning Appeals at its meeting on Tuesday, October 22, 1968, at 1:30 p.m., in Room 401 City Building Annex, 104 South Main Street, Wichita, Kansas, at which time you may appear, if you so desire, either in person or by agent or attorney.

JACK H. GALBRAITH  
Secretary


STATEMENT OF OWNERSHIP

STATE OF KANSAS )  
 )  
 Sedgwick County, )

The undersigned duly bonded and qualified abstractor within and for the County and State aforesaid, does hereby certify:

That we have examined the records in the office of the Register of Deeds of Sedgwick County, Kansas, with reference to the ownership of the following property in Sedgwick County, Kansas, viz:

All property within 200 feet of the East 90 feet of Lots 25, 27, and 29 on Chautauqua Avenue in Maple Grove Add.

  
 Fidelity  
 Title  
 Company,  
 Inc.

And from such examination find that the owners thereof are as set opposite the description of the property below, viz:

LOTS	STREET	ADDITION	OWNER
9 & 11	Chautauqua	Maple Grove Ad	✓ Vernon F. Abel Lucille M. Abel 4043 AVALON 67208
13 & 15	"	" "	✗ Lulu Pearl Grant no address
17 & 19	"	" "	✓ Marie A. Weiss 411 N. Chautauqua 67214
21 & 23	"	" "	✓ Leo F. Hodson Juanita F. Hodson 407 N. Chautauqua 67214
W 50' 25, 27 & 29	"	" "	✗ Arthur L. Phillips no address
E 90' of S 10' Lot 27 & E 90 Ft 29	"	" "	✗ Rosemary A. Cost no address
E 90' Lot 25" & E 90' of 27 Exc S 10'	"	" "	✓ Mildred Thelma Quinn 405 N. CHAUTAUQUA 67214
Lot 31 & N 14' of E 79.5' & N 20' of W 60.5' Lot 33	"	" "	✗ Margaret A. O'Hara no address



LOTS	STREET	ADDITION	OWNER
Lot 33 Ex N 14' of E 79.5' & N 20' of W 60.5 & 35	Chautauqua	Maple Grove Ad	✓ Gladys M. Ashmore 357 N. Chautauqua 67210
37 & 39	"	"	✓ G.W. Mason 351 N. Chautauqua 67214
41	"	"	✓ Herman Heibert Rachel Heibert <del>428 N. Chautauqua</del> 345 No. Chautauqua
10	"	"	✓ Frank J. Larcher Rose M. Larcher 428 N. Chautauqua 67214
12 & 14	"	"	✗ Quantfy Enterprises Inc. no address
16 & 18	"	"	✓ Harold N. Cool Mary A. Cool 414 N. Chautauqua 67214
20 & 22	"	"	✓ Mary L. Teter 412 N. Chautauqua 67214
24 & 26	"	"	✓ Ralph W. King Loretta P. King 406 N. Chautauqua 67214
E 51' 28' & 30	"	"	James W. Freeman 3004 E. Third 14
28 & 30 Exc E 51'	"	"	DMargaret A. O'Hara
32, 34 & 36	"	"	✗ James T. Wells Jane A. Wells no address
38 & 40	"	"	✓ Walter Joseph Hunt Mary Louise Hunt 324 N. Chautauqua 67214
42	"	"	✓ Keith Crumley 348 N. Chautauqua 67214
10 & 12	ERIE	"	✗ Mary E. Brown no address
14 & N 6½' 16	"	"	✓ Lola Kerr 422 N. Erie 67214
16 Exc N 6½' & 18	"	"	✓ Kelly A. Greenwell 418 N. Erie
20 & 22	"	"	✓ C. Warner Spann 14 Beulah M. Spann 1401 S. Kansas 11
24 & N 20' 26	"	"	✓ Carlton K. Smith Mollie E. Smith 402 N. Erie 67214
28 & 30	"	"	✓ C.K. Smith DMollie Smith 402 N. Erie 67214
W 75' 32' & 34	"	"	✓ H.K. Marsh Ethel I. Marsh 368 No. Erie 14
E 65' 32' & 34	"	"	✓ Erwin G. Davis Gertrude Davis 2911 E. Third 14
36 & 38	"	"	✓ A. Elizabeth Martin Frances Martin Seglem 384 N. Erie 67214
40 & 42	"	"	✓ Frances G. Seglem H. Martin Seglem 304 N. Erie 67214

Dated at Wichita, Kansas this 23rd day of Sept. 1968.

FIDELITY TITLE COMPANY INC.

By *C. E. Paul Fuller*

No. 91082

Form 229

**PAYMENT NOTICE**

City of Wichita

PAY AT TREASURER'S OFFICE - FIRST FLOOR

Bldg & Elev.	Elec.	Elev. Insu.	Exam. Fees
Hse. Mvr.	Hse. Moving	Licse.	Mech.
Oil Well	Pav. Cuts	Plan.	Plbg. Cert.
Sanitation	Sewer	Signs	Sidewalk
Street	Trailer		<b>\$50.00</b>

DESCRIPTION	AMOUNT
<i>B3a application</i>	

Name

*Thelma Quinn Brady*

Address

*425 1/2 Chautauque*

Type

*R71C*

Due Date

Comments:

Date

*9-24-68*

By

*Joyce Smith*