

BZA 44-67 - Domestic Laundry, Inc. re-
quests Variance to reduce required
number of off-street parking spaces
on the south side of Douglas in an
area between [unclear]

POSTED
12-4-67

ACTION

Syn COMMITTEE *Approved* DATE *11-28-67*

M.A.P.C. _____

B.C.C./B. CO. C. _____

5347

Map No. 5547
 Sec. 21
 Twp. 27
 Range 1E

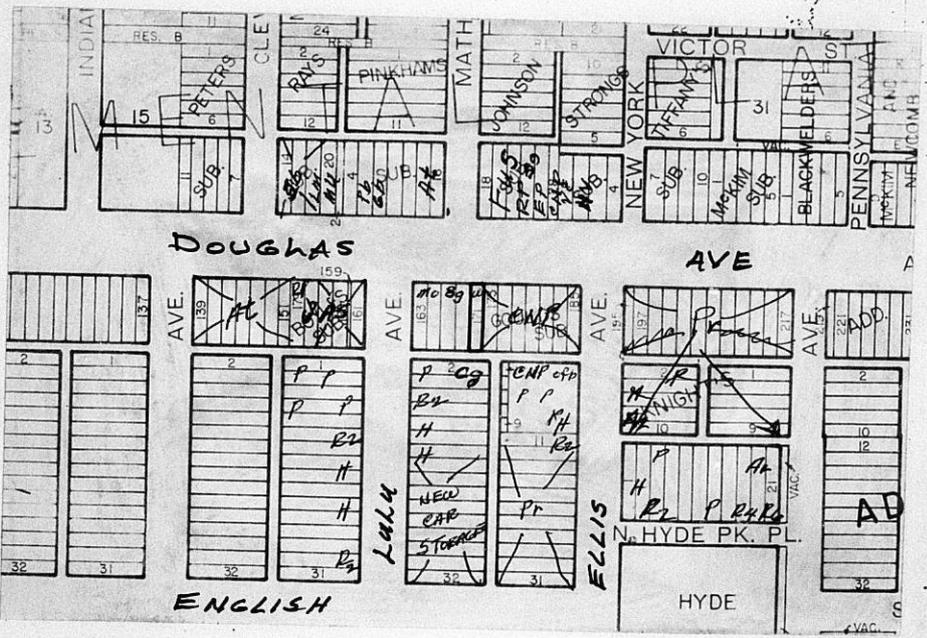
B2A 44-67
 SC2- _____
 CU- _____
 Filed _____

AREA DATA:

1. Acres: 0.06 (25 ft. by 115 ft.)
2. Adjoining Zoning: E E S E W E N E
3. Land Use: East LAUNDRY & PAINTING South CLEANERS & STORAGE
 West SIGN SHOP & MORTUARY North FURNITURE STORE & ELECTRIC SHOP
4. Sketch Plan Land Use is for: RESIDENTIAL
5. Present Land Use is for: WAREHOUSE
6. Area (is) (is not) platted. _____

PHOTO DATA:

Taken by _____ Date _____ Time _____



RESOLUTION NO. BZA 44-67

WHEREAS, Domestic Laundry, Inc., 1425 E. Douglas, Wichita, Kansas 67211, by Russell H. Johnston, 1425 E. Douglas, Wichita, Kansas 67211, requests a variance as provided in Section 2.12.590.2, Code of the City of Wichita, to reduce the required number of off-street parking spaces from 40 spaces to 0 spaces in order to permit the construction of a one story addition (with footings for two stories) on the west end of Domestic Laundry plant, on property zoned "E" Light Industrial, and legally described as follows:

Lot 171, on Douglas Avenue, in Hydes Addition to the City of Wichita, Sedgwick County, Kansas. Generally located on the south side of Douglas in an area between Lulu and Ellis Avenues.

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 its meeting on November 28, 1967, consider said application; and

WHEREAS, the Board of Zoning Appeals has jurisdiction to consider said request for a variance under the provisions of Section 2.12.590.2, Code of the City of Wichita; and

WHEREAS, the property is zoned "E" Light Industrial; and

WHEREAS, the Board of Zoning Appeals has found that the variance requested arises from such condition which is unique to the property in question inasmuch as the laundry will be providing unloading space for their laundry trucks and further, the laundry trucks are presently unloading from the alley which results in the blocking of the alley, and furthermore, the applicant indicated in discussions with the Secretary that this is the third time the laundry has expanded its operation since the original building was constructed in 1915 and Off-street parking was not required at the time of the original construction and later expansion of the laundry and further the proposed addition will not require that any more employees be hired and furthermore the applicants request is somewhat unique inasmuch as the laundry is located in an older area where off-street parking was not originally required and which is in close proximity to the downtown Central Business District where there are no off-street parking requirements and also the most unique thing about this case is the fact that the proposed Prototype Zoning Ordinance provides that, "when existing uses are enlarged, off-street parking spaces equal to that which would be required by the enlargement must be provided" and in this instance, since the enlargement will not create any additional spaces, the applicant would not be required to provide any off-street parking; and

What:

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 on-street parking of employees in this area is something that has been happening for a number of years and evidently without much objection from adjacent property owners; 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 land in this particular area is very expensive to acquire for off-street parking due to its close proximity to the downtown core area; and

WHEREAS, the Board of Zoning Appeals found the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare; and

WHEREAS, the Board of Zoning Appeals found that the granting of the variance, as approved, 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 2.12.590.2, Code of the City of Wichita, to be present before a variance can be granted, have been found to exist.

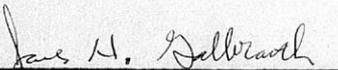
NOW, THEREFORE, BE IT RESOLVED by the Board of Zoning Appeals that this request for a variance of the off-street parking requirements be approved for a reduction from the required 40 off-street parking spaces to 0 off-street parking spaces, on property zoned "E" Light Industrial, and legally described as follows:

Lot 171 on Douglas Avenue, in Hydes Addition to the City of Wichita, Sedgwick County, Kansas.. Generally located on the south side of Douglas in an area between Lulu and Ellis Avenues.

ADOPTED AT WICHITA, KANSAS, this 28th day of November, 1967.


Kenneth Hartstein, Chairman

ATTEST:


Jack H. Galbraith, Secretary

December 14, 1967

Mr. Russell H. Johnston
1425 E. Douglas
Wichita, Kansas 67211

Dear Mr. Johnston;

Re: Case No. BZA 44-67 - Request
for Variance.

Enclosed is a signed copy of the Resolution adopted by the Board of Zoning Appeals on November 28, 1967, in connection with your request for a variance to reduce the required off-street parking spaces from 40 to 0 spaces in order to permit the construction of a one story addition (with footings for two stories) on the west end of the Domestic Laundry plant at 1425 E. Douglas (lots 173 to 185), on property zoned "E" Light Industrial, and generally located on the south side of Douglas in an area between Lulu and Ellis Avenues.

This Resolution reflects the official action of the Board and indicates the reasons for approval. It is forwarded to you for your information and files.

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

Very truly yours,

Jack H. Galbraith
Secretary

JHG:skb

cc: Domestic Laundry, Inc., 1425 E. Douglas 67211
Glen Lytle, Superintendent, Central Inspection
Ralph Eberly, City Clerk

RESOLUTION NO. BZA 44-67

WHEREAS, Domestic Laundry, Inc., 1425 E. Douglas, Wichita, Kansas 67211, by Russell H. Johnston, 1425 E. Douglas, Wichita, Kansas 67211, requests a variance as provided in Section 2.12.590.2, Code of the City of Wichita, to reduce the required number of off-street parking spaces from 40 spaces to 0 spaces in order to permit the construction of a one story addition (with footings for two stories) on the west end of Domestic Laundry plant, on property zoned "E" Light Industrial, and legally described as follows:

Lot 171, on Douglas Avenue, in Hydes Addition to the City of Wichita, Sedgwick County, Kansas. Generally located on the south side of Douglas in an area between Lulu and Ellis Avenues.

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 its meeting on November 28, 1967, consider said application; and

WHEREAS, the Board of Zoning Appeals has jurisdiction to consider said request for a variance under the provisions of Section 2.12.590.2, Code of the City of Wichita; and

WHEREAS, the property is zoned "E" Light Industrial; and

WHEREAS, the Board of Zoning Appeals has found that the variance requested arises from such condition which is unique to the property in question inasmuch as the laundry will be providing unloading space for their laundry trucks and further, the laundry trucks are presently unloading from the alley which results in the blocking of the alley, and furthermore, the applicant indicated in discussions with the Secretary that this is the third time the laundry has expanded its operation since the original building was constructed in 1915 and Off-street parking was not required at the time of the original construction and later expansion of the laundry and further the proposed addition will not require that any more employees be hired and furthermore the applicants request is somewhat unique inasmuch as the laundry is located in an older area where off-street parking was not originally required and which is in close proximity to the downtown Central Business District where there are no off-street parking requirements and also the most unique thing about this case is the fact that the proposed Prototype Zoning Ordinance provides that, "when existing uses are enlarged, off-street parking spaces equal to that which would be required by the enlargement must be provided" and in this instance, since the enlargement will not create any additional spaces, the applicant would not be required to provide any off-street parking; 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 on-street parking of employees in this area is something that has been happening for a number of years and evidently without much objection from adjacent property owners; 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 land in this particular area is very expensive to acquire for off-street parking due to its close proximity to the downtown core area; and

WHEREAS, the Board of Zoning Appeals found the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare; and

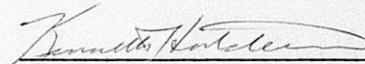
WHEREAS, the Board of Zoning Appeals found that the granting of the variance, as approved, will not be opposed to the general spirit and intent of Title 28 (Zoning Ordinance), inasmuch as the application does meet the four previous requirements; and

WHEREAS, each of the five conditions required by Section 2.12.590.2, Code of the City of Wichita, to be present before a variance can be granted, have been found to exist.

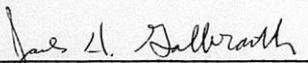
NOW, THEREFORE, BE IT RESOLVED by the Board of Zoning Appeals that this request for a variance of the off-street parking requirements be approved for a reduction from the required 40 off-street parking spaces to 0 off-street parking spaces, on property zoned "E" Light Industrial, and legally described as follows:

Lot 171 on Douglas Avenue, in Hydes Addition to the City of Wichita, Sedgwick County, Kansas.. Generally located on the south side of Douglas in an area between Lulu and Ellis Avenues.

ADOPTED AT WICHITA, KANSAS, this 28th day of November, 1967.


Kenneth Hartstein, Chairman

ATTEST:


Jack H. Galbraith, Secretary

December 1, 1967

Mr. Russell H. Johnston
1425 E. Douglas
Wichita, Kansas 67211

Dear Mr. Johnston;

Re: BZA 44-67 - Request for Variance.

At the regular meeting of the Board of Zoning Appeals on November 28, 1967, your request for a variance to reduce the required off-street parking spaces from 40 to 0 spaces in order to permit the construction of a one story addition (with footings for two stories) on the west end of the Domestic Laundry plant at 1425 E. Douglas (lots 173 to 185), on property zoned "E" Light Industrial, and generally located on the south side of Douglas in an area between Lulu and Ellis Avenues, was considered.

It was the action of the Board to approve the variance as requested.

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

If you have any questions, please call.

Very truly yours,

Jack H. Galbraith
Secretary

JHG:skb

cc: Domestic Laundry, Inc.
1425 E. Douglas 67211

Glen Lytle, Superintendent
Central Inspection

Ralph Eberly
City Clerk

SECRETARY'S REPORT

CASE NO. BZA 44-67

APPLICANT: Domestic Laundry, Inc., 1425 E. Douglas, Wichita, Kansas

AGENT: Russell H. Johnston, 1425 E. Douglas, Wichita, Kansas

REQUEST: Variance pursuant to Section 2.12.590.2, Code of the City of Wichita, to reduce the required number of off-street parking spaces from 40 spaces to 0 spaces.

GENERAL LOCATION: South side of Douglas in an area between Lulu and Ellis.

ZONING: The property in question and all surrounding property is zoned "E" Light Industrial.

LAND USE: The property in question is occupied by the Domestic Laundry, Inc., and all surrounding property is developed for commercial use.

JURISDICTION:

The Board has jurisdiction to consider the variance request under the provisions outlined under Section 2.12.590.B, Code of the City of Wichita, and may grant the variance 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.
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:

This variance request arises from the fact that at the time Domestic Laundry, Inc. applied for a building permit to add on an addition to the existing laundry, the Superintendent of Central Inspection required that they provide 40 off-street parking spaces for their employees. This determination was based on the fact that they were required to provide one space for each three employees in the largest shift in a 24-hour period. Since the laundry employs 115 people they were required to provide 40 off-street parking spaces. The applicants are requesting a variance to completely waive the parking requirements from 40 spaces down to 0 spaces.

UNIQUENESS:

The applicants are contending that their request is unique inasmuch as they will be providing unloading space for their laundry trucks. The laundry trucks are presently unloading from the alley which results in the blocking of the alley. Although it is recognized that the provisions for unloading spaces that are being proposed by the applicant will certainly help to eliminate congestion in the alley, it still does nothing to help solve the problem of primary concern, which is the problem of the applicant providing off-street parking for his employees. All of the laundry employees (115) who drive to work are now parking on the side streets, both to the north and south of Douglas.

From viewing this area, it can readily be seen that several of the other older businesses along Douglas in this area have acquired additional property as it becomes available in order to provide parking for their employees.

The applicant indicated in discussions with the Secretary that this is the third time the laundry has expanded its operation since the original building was constructed in 1915. Off-street parking was not required at the time of the original construction and later expansion of the laundry. He also pointed out that the proposed addition will not require that any more employees be hired. The proposed addition will house a conveyor assembly for the loading and unloading of laundry which will actually reduce the number of employees required to operate the laundry efficiently.

The Secretary is of the opinion that the applicants request is somewhat unique inasmuch as the laundry is located in an older area where off-street parking was not originally required and which is in close proximity to the downtown Central Business District where there are no off-street parking requirements. On the other hand, if

someone wanted to assemble some property along Douglas in this area in order to construct a new laundry, they would not be able to obtain a building permit until off-street parking was provided. Consequently, in a certain sense, even though the applicant maintains that the laundry business is a very low profit margin industry, this gives the applicant an economic advantage over anyone wanting to get into the business because he does not have to set aside a certain portion of his profit in order to acquire property for employee off-street parking.

Probably the most unique thing about this case is the fact that the proposed Prototype Zoning Ordinance provides that, "when existing uses are enlarged, off-street parking spaces equal to that which would be required by the enlargement must be provided." In this instance, since the enlargement will not create any additional spaces, the applicant would not be required to provide any off-street parking.

ADJACENT PROPERTY:

It is the opinion of the Secretary that the granting of the variance should have very little, if any, adverse affect on adjacent property owners inasmuch as the on-street parking of employees in this area is something that has been happening for a number of years and evidently without much objection from adjacent property owners.

HARDSHIP:

It is the opinion of the Secretary that the strict application of the enforcement provisions of Title 28 of the Code of the City of Wichita would constitute an unnecessary hardship upon the applicant inasmuch as land in this particular area is very expensive to acquire for off-street parking due to its close proximity to the downtown core area.

PUBLIC INTEREST:

It is the opinion of the Secretary that the granting of the variance should in no way adversely affect the public interest.

SPIRIT AND INTENT:

It is the opinion of the Secretary that since all of the above conditions can be found to exist, the granting of the variance should not be opposed to the spirit and intent of Title 28.

Page 3 - Secretary's Report
Case No. BZA 44-67

RECOMMENDATION:

It is the recommendation of the Secretary that all of the conditions can be found to exist and it is, therefore, recommended that the variance be approved to reduce the required number of parking spaces from 40 to 0 spaces.

E. DOUGLAS AVE.

175'

DOMESTIC LAUNDRY BUILDING

120'



Scale: 1" = 20'

PLOT PLAN

DOMESTIC LAUNDRY
1425 E. DOUGLAS AVE.
WICHITA, KANSAS
18-31-67

A L L E Y

25'

Present Bldg 25x50

Proposed Addition 25'x96

Proposed
ADDITION

LOADING AREA

600 S.F.

Adj. bldg

property line

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

November 8, 1967

NOTICE TO ADJOINING PROPERTY OWNERS

Case No. BZA 44-67

An application has been filed by Russell H. Johnston, 1425 E. Douglas, Wichita, Kansas, in behalf of Domestic Laundry, 1425 E. Douglas, Wichita, Kansas, pursuant to Section 2.12.590, Code of the City of Wichita, requesting a variance to reduce the required number of off-street parking spaces from 40 to 0 spaces on property zoned "E" Light Commercial and legally described as follows:

Lot 171, on Douglas Avenue, in Hydes Addition to the City of Wichita, Sedgwick County, Kansas. Generally located in an area on the S side of Douglas in an area between Lulu and Ellis Avenues.

This application has been assigned Case No. BZA 44-67, and will be considered by the Board of Zoning Appeals at its meeting on Tuesday, November 28, 1967, in Room 401 City Building Annex, 104 South Main, 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

CASE NO. 44-67

CITY OF WICHITA, KANSAS

FILED 10-31-67

APPLICATION FOR VARIANCE

I. Name of Applicant Domestic Laundry, Inc.

Mailing Address 1425 E. Douglas Wichita, Ks. Phone AM4-8840

Name of Authorized Agent Russell H. Johnston *dup*

Mailing Address 1425 E. Douglas Wichita, Ks. Phone AM4-8840

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

II. The variance requested is ^{*to reduce required off-street parking spaces from 40 spaces to 3 spaces in order to*} to permit the construction of a one story

addition [with footings for two stories] on the west end of

the Domestic Laundry plant at 1425 E. Douglas [lots 173 to 185]

for property located 1411 East Douglas on the S side of Douglas in an area bet. Sulist & Ellis Avenues

and legally described as: Lot 171 on Douglas, Hyde's Addition to Wichita, Kansas

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

(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.

Domestic Laundry, Inc.
Applicant

Russell H. Johnston
Authorized Agent

OFFICE USE ONLY: Received in office of Secretary, Board of Zoning Appeals, 2:50 (a.m. ~~(p.m.)~~), Oct 31, 1967, together with appropriate fee of \$50.00.

James W. Howe P111
Signed

E. DOUGLAS AVE.

175'

DOMESTIC LAUNDRY BUILDING

25'

Present Bldg 25x50

Proposed Addition 25x96

PROPOSED
ADDITION

LOADING AREA
600 S.F.

Adj. bldg 2

property line



Scale:
1" = 20'

D O U G L A S A V E

PLOT PLAN

DOMESTIC LAUNDRY
1425 E. DOUGLAS AVE.,
WICHITA, KANSAS

10-31-67

A L L E Y

SUPPLEMENTARY INFORMATION

Concerning the request for the application for variance by the Domestic Laundry, Inc. from Title 28.

General Statement

The Domestic Laundry, Inc. started in business in 1904. The property at Douglas and Ellis [175 ft. x 120 ft.] was purchased in 1915. The original building, 125 ft. Douglas frontage, was constructed at that time. In 1930 a three-story addition was built on the west 50 feet and the two buildings completely joined without any separating wall.

The company has had a steady growth in revenue throughout many years, but because of many factors applicable to our industry has operated on a very small profit margin.

Over half our costs are wages. In an effort to lower labor costs we are turning to automation as quickly as finances will allow. Automated equipment requires additional space. Availability of adjacent property made it possible to develop a workable automation plan and loading dock.

We called in an engineer from the Natmar Co. to design a conveyor system. We then engaged Parks and Sons, Architects to design a building to conform to the needs of such a conveyor system. These plans called for a 25'x96' building with a 25' by 24' paved off-street loading area.

Bid requests were sent out to a number of contractors and bids opened on October 11, 1967. The low bid was considered satisfactory and a contract was drawn up. Just before signing it, Mr. Parks asked Mr. Lytle, City Building Inspector, if the plans were satisfactory for issuance of a building permit. Mr. Lytle replied, in effect, that the plans were fine but that provision must be made for off-street parking for all employees in both the new and old buildings. We therefore submit a request for a variance from the specific terms of Title 28 requiring off-street parking for the following reasons:

-continued next page

Uniqueness

The laundry building is a large facility that has been in this location since 1915 without off-street loading or unloading space. The requested variance for additional building space will fulfill the code requirements for the off-street loading space.

The building on the site for the proposed addition is non-conforming and cannot be altered or enlarged. [Sec. 1603 [b] City Building Code].

This new property was purchased to provide off-street unloading and loading facilities and the necessary continuous conveyor system starting at the dock for transporting linens to and through a counting and sorting area to the adjoining building for processing.

The off-street parking violation of the ordinance will not be increased in as much as the automation reduces the need for added personnel.

Adjacent Property Owners

The granting of a building permit will not adversely affect the adjacent property owners or residents. On the contrary, it will benefit adjacent property owners and residents because by providing two truck loading and parking spaces it will take these trucks away from alley or street unloading. Further, the improved appearance of the new building will enhance the appearance and value of the neighborhood.

Hardship

The proposed building will add no additional employees to the total now employed in the old building. Only 3 to 4 employees would work in the new building, and they would be moved from the old building. We do not now provide off-street parking for the approximately 115 employees in the adjoining property. To purchase the necessary property for off-street parking [a completely non-income producing expense] is beyond our financial means. The laundry industry is a low profit industry. If the

-continued next page

variance is not granted it creates a hardship on the laundry production in that the present building on the site cannot be altered or improved to meet space requirements for conveyor equipment and it denies the opportunity of gaining the off-street loading spaces, all of which is needed to provide modern and cost saving methods of operation in today's market.

In this generally commercial area, if any property were available it would have an exorbitant price.

Although not so zoned, we feel our Douglas Avenue location, because it is so commercialized, should be considered the same as the business core area which does not require off-street parking.

Public Interest

The variance requested will not adversely affect the public health, safety, morals, order, convenience, propriety or general welfare. On the contrary, our building, with its 600 square feet of truck parking and loading space, will be a direct help and convenience to the public and especially to neighbors.

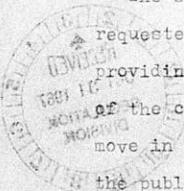
The public interest is benefited in as much as the new addition is of fireproof construction [replacing a non-conforming building] thereby upgrading the type of building in the community and Douglas Avenue. The facade design is compatible with the present laundry building, thereby improving the appearance of the neighborhood.

Benefits further derived are that the building will have adequate and modern lighting, ventilation, sanitation, laundry conveyor equipment and more space - all of which is conducive to safety, order, convenience and general welfare of all employees and proprietors. All of this upgrades the standards of the adjacent and surrounding properties.

Spirit and Intent

The spirit and intent of Title 28 is adhered to in that the requested variance will improve the district and public safety in providing the off-street loading spaces, and with the installation of the conveyor equipment to the loading dock area, the trucks can move in and out more readily, thus reducing traffic congestion on the public streets and alleys.

RHJ:sw



44

KRAUSS, Max
~~city No
sub No
tele No~~

44

CHANCE, Martha D. and M.T.
~~city No
sub No
tele No~~

44

MYERS, B.E.
~~city No~~
sub 4808 N. Seneca 67204
tele same ↗

19 PON
mailed 11-8-67

OWNERSHIP LIST

LOT	BLOCK	ADDITION	PROPERTY OWNER
161	Douglas Avenue	Hyde's Addition	✓ R. D. McKay Motor Co., Inc. 3818 East English 18
163	"	"	✓ Marie Lahey ✓ Thomas F. Lahey Charles E. Lahey 1401 East Douglas 11
165	"	"	"
167	"	"	✓ Dale L. Morris 11 B. E. Myers Address unknown ^{with tele} 4808 N. Seneca 24 ✓ W. E. Kirkwood 222 N. Athenian 03
169	"	"	"
171	"	"	✓ Russell H. Johnston Hazel R. Musick 111 Ellis 11
1	Ellis	"	✓ Emmett V. Johnston 111 Ellis 11
3	"	"	"
5	"	"	"
7	"	"	Martha D. Chance Address unknown ^{all sources} <u>Ne</u>
9	"	"	"
N 5 ft of 11	"	"	"
11 exc. N 5 ft	"	"	M. T. Chance Address unknown ^{all sources} <u>Ne</u>
13	"	"	"
15	"	"	✓ McCormick Mathers Publishing Co. 1501 East Douglas 11
2	Lulu	"	✓ R. D. McKay Motor Co., Inc. 3818 East English EE
4	"	"	"
6	"	"	✓ Marie Lahey Thomas F. Lahey 1401 East Douglas 11
8	"	"	"

LOT	BLOCK	ADDITION	PROPERTY OWNER
10	Lulu	Hyde's	Thomas F. Lahey Catherine A. Lahey 1401 East Douglas 11
12	"	"	"
14	"	"	Kittie Willard Marjorie Gail Dennis 130 Lulu 11
16	"	"	"
1	"	"	R. D. McKay Motor Co. Inc. 3818 East English F8
3	"	"	"
5	"	"	Robert D. McKay Kate S. McKay 3818 East English 18
7	"	"	"
Beg. 136½ ft S of SW/c Douglas Ave, Ellis Ave., Hydes Add th W 130 ft S 75 ft; E 130 ft; N 75 ft to beg.			Edward V. Johnston 11 Ellis
Beg. 211½ ft S of SW/c Ellis and Douglas Ave., Hydes Add. th S 50 ft W 130 ft; N 50 ft; E 130 ft to beg.			Max Krauss Address unknown
173	Douglas	Goulds Subdivision in Hyde's	E. Johnston Ellis <i>all shown NO</i>
175	"	"	"
177	"	"	"
179	"	"	"
181	"	"	"
183	"	"	"
185	"	"	"
1		Strongs' Subdivision in Mathewsons	Clara King Lint 342 N. Old Manor 08
2 W 7 ft		"	"
2 exc. W 7 ft		"	Edward A. Little 2342 Jeanette 04
3		"	"

LOT	BLOCK	ADDITION	PROPERTY OWNER
12		Pinkhams Subdivision of Lot 21 & W 59 ft of Lot 23, in Mathew- sons Addition	John Hondros Mary Hondros 1601 Ellis 11
14		"	George R. Little Hillcrest Apts. 18 115 J. R. Utan
16		"	"
18	Douglas	Johnson's Subdivision of Lot 25 and E 12 8/10 ft of Lot 23, in Mathew- sons Addition	W. J. Easton 149 South Crestway 18
20	"	"	"
22	"	"	W. J. Easton Elizabeth Easton 49 South Crestway
24	"	"	"
26	"	"	Walter J. Hickerson Valley Center, Kansas 67147
28	"	"	"

We hereby certify the foregoing to be a true and correct list of property owners within a 200 foot radius of Lot 171, on Douglas Avenue, in Hydes Addition to the City of Wichita, Sedgwick County, Kansas, as shown by the records in the office of the Register of Deeds of Sedgwick County, Kansas, on this the 2nd day of November, A.D., 1967, at 7:00 A.M.

THE SECURITY ABSTRACT AND TITLE CO., INC.

By

Logan Bell
Vice President

Order No. 148495

FORM 223-021

PAYMENT NOTICE

City of Wichita

PAY AT TREASURER'S OFFICE - FIRST FLOOR

Bldg & Elev.	Elec.	Elev. Insp.	Exam. Fees
Hse. Mvr.	Hse. Moving	Licse	Mech.
Oil Well	Pav. Cuts	Plans	Pibg. Cert.
Sanitation	Sewer	Signs	Sidewalk
Street	Trailer	# 20.00	

DESCRIPTION	AMOUNT
<i>37A Application</i>	
Name <i>Domestic Supply</i>	
Address <i>1425 E. Douglas</i>	
Type <i>R-71-C</i>	Due Date <i>10-31-67</i>
Comments:	

Date *10-31-67* BY *Saltingott*