

Report from Wichita-Sedgwick County Metropolitan Area Planning Commission to  
Board of County Commissioners

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Case No. CU-22

Considered by M.A.P.C. 10-15-59

Request for: Conditional Use Permit

Reason for request (as provided by petitioner): To establish a borrow pit.

Location of property: in an area south of Central and east of Ridge Road.

Legal description of property: Beg. at SE Cor of NW $\frac{1}{4}$  of Section 22, Twp. 27 South, Range 1 West, thence west 36 rods, thence north 107 rods, thence east 36 rods, thence south 107 rods, except 5.51 acres

floodway.

Petitioner: Sherwood Construction Company, Inc.

Address: 4421 West Harry

Counsel for petitioner: Kenneth P. Stewart

Protesters (if counsel, if any): Robert Arnold, attorney, representing property owners in the area.

Surrounding zoning: Subject property is zoned "R-1" as is the area north and south. To the west is "AA".

Land use: Subject property is vacant as is area to the west and south. Northeast is the Big Ditch.

Planning Commission recommendation

It was moved and seconded that the Planning Commission recommend to the Board of County Commissioners that this application be approved, subject to conditions as shown on the attached sheet.

Vote of Planning Commission

Motion carried by a vote of 4 in favor and 1 opposed.

Respectfully submitted,

 Secretary

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Case CU-22

1. Fencing in a manner to be prescribed by the Maintenance Division in charge of maintaining the Wichita-Valley Center Flood Control Project.
2. The side slope of the excavation shall be no more steep than a three to one slope, and excavation shall approach no nearer than six feet to the property line, on the north, south and east sides; and shall not approach nearer than twenty-one feet to the west property line.
3. Along the west property line there shall be installed a shelter belt consisting of two (2) rows of plantings, the installation of and composition of said shelter belt to be in accordance with specifications of the Soil Conservation Service.
4. The earth shall be excavated to a minimum depth of two feet below the normal water table as determined by the City-County Health Department.
5. Conditions one through four above shall be made subject to a performance bond to assure maintenance of the installations; such performance bond to be in such amount and to run for such a length of time as the Board of County Commissioners shall deem advisable; and shall be deposited in the office of the County Clerk.

OFFICE OF  
COUNTY ZONING ADMINISTRATOR  
SEDGWICK COUNTY, KANSAS

Report of Board of County Commissioners' Action on Zoning Case No. CU-22

Considered by M.A.P.C. 10-15-59

Considered by Bd. of C.C. 10-21-59

Petitioner: Sherwood Construction Company, Inc.  
4421 West Harry

Request for: Conditional Use permit to establish a borrow pit

Location of Property: in an area south of Central and east of  
Ridge Road.

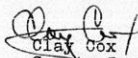
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Twp. 27 South, Range 1 West, thence west 36 rods, thence north 107  
rods, thence east 36 rods, thence south 107 rods, except 5.51  
acres floodway.

Planning Commission Recommendation:

It was moved and seconded that the Planning  
Commission recommend to the Board of County  
Commissioners that this application be ap-  
proved, subject to conditions as shown on the  
attached sheet.

Board of County Commissioners' Action:

The Board of County Commissioners approved  
this application as recommended by the  
Metropolitan Area Planning Commission.

  
Clark Cox

County Zoning Administrator

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Other Data: Please be advised that permits of occupancy must be obtained  
through this office. At the time of the application for the use  
permit, a copy of the performance bond must be submitted to this office  
to be placed as a matter of record in the County Clerk's Office.

cc: Mr. Kenneth P. Stewart  
Tom Bush  
Board of County Commissioners  
Metropolitan Area Planning Commission ✓

CASE CU-22

1. Fencing in a manner to be prescribed by the Maintenance Division in charge of maintaining the Wichita-Valley Center Flood Control Project.
2. The side slope of the excavation shall be no more steep than a three to one slope, and excavation shall approach no nearer than six feet to the property line, on the north, south and east sides; and shall not approach nearer than twenty-one feet to the west property line.
3. Along the west property line there shall be installed a shelter belt consisting of two (2) rows of plantings, the installation of and composition of said shelter belt to be in accordance with specifications of the Soil Conservation Service.
4. The earth shall be excavated to a minimum depth of two feet below the normal water table as determined by the City-County Health Department.
5. Conditions one through four above shall be made subject to a performance bond of \$2500. to assure maintenance of the installations; such performance bond to be in such amount and to run for a period of two (2) years, and shall be deposited in the office of the County Clerk.