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## AFFIDAVIT OF PUBLICATION

Account #	Order Number	Identification	Order PO	Amount	Cols	Depth
32522	245004	WIC-4-8-2022	ORD. NO. 51-728	\$134.40	1	16.00 in

**Attention:** Jamie Buster  
 CITY OF WICHITA/CLERKS OFFICE  
 455 N MAIN ST FL 13  
 WICHITA, KS 67202

Copy of ad content  
 is on the next page

In The STATE OF KANSAS  
 In and for the County of Sedgwick

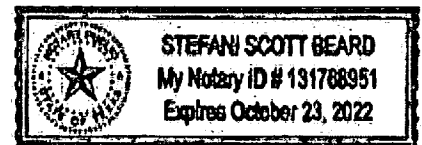
No. of Insertions: 1  
 Beginning Issue of: 04/08/2022  
 Ending Issue of: 04/08/2022

STATE OF KANSAS)  
 SS  
 County of Sedgwick)

Hayley Martin, of lawful age, being first duly sworn, deposes and saith: That he is Record Clerk of The Wichita Eagle, a daily newspaper published in the City of Wichita, County of Sedgwick, State of Kansas, and having a general paid circulation on a daily basis in said County, which said newspaper has been continuously and uninterruptedly published in said County for more than one year prior to the first publication of the notice hereinafter mentioned, and which said newspaper has been entered as second class mail matter at the United States Post Office in Wichita, Kansas, and which said newspaper is not a trade, religious or fraternal publication and that a notice of a true copy is hereto attached was published in the regular and entire Morning issue of said The Wichita Eagle from 04/08/2022 to 04/08/2022.

I certify (or declare) under penalty of perjury that the foregoing is true and correct.  
 DATED: 04/14/2022

Notary Public in and for the state of Texas, residing in Dallas County



Extra charge for lost or duplicate affidavits.  
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**LEGAL PUBLICATION**

OCA 150004

PUBLISHED IN THE WICHITA  
EAGLE ON April 8, 2022 (578603)

ORDINANCE NO. 51-728

AN ORDINANCE CHANGING  
THE ZONING CLASSIFICATIONS  
OR DISTRICTS OF CERTAIN  
LANDS LOCATED IN THE  
CITY OF WICHITA, KANSAS,  
UNDER THE AUTHORITY  
GRANTED BY THE WICHITA-  
SEDDWICK COUNTY UNIFIED  
ZONING CODE, SECTION V-C,  
AS ADOPTED BY SECTION  
28.04.010, AS AMENDED.

BE IT ORDAINED BY THE  
GOVERNING BODY OF THE  
CITY OF WICHITA, KANSAS.

SECTION 1. That having received  
a recommendation from the  
Planning Commission, and proper  
notice having been given and  
hearing held as provided by law  
and under authority and subject  
to the provisions of The Wichita-  
Sedgewick County Unified Zoning  
Code, Section V-C, as adopted by  
Section 28.04.010, as amended, the  
zoning classification or districts of  
the lands legally described hereby  
are changed as follows:

**Case No. ZON2022-00002**

City zone change from LC  
Limited Commercial to OW Office  
Warehouse zoning subject to the  
provisions of Protective Overlay  
#389 described as:

Lots 30 & 32, on Douglas Ave., in  
Allen's Subdivision in Richland's  
2<sup>nd</sup> Addition

**Protective Overlay #389**

1. The subject property shall be limited to all uses permitted by-right in the LC Limited Commercial zoning district in addition to Warehousing as permitted in OW Office Warehouse.
2. Signs shall be in accordance with the LC zoning district in the Sign Code of the City of Wichita, with the following additional requirements:
  - a. Portable signs are not permitted.
  - b. Ground signs shall be monument type.
  - c. No off-site/billboard signs.
  - d. No signs, except small directional signs shall be permitted on the south side of the building.
3. Noise from the site shall not be audible from adjacent or surrounding property above the local, ambient noise. No outdoor speaker systems shall be permitted.
4. All rooftop mechanical equipment shall be screened from ground-level view from adjacent residential areas and adjacent street right of way.
5. Trash receptacles and ground level mechanical equipment shall be screened to reasonably hide them from ground level view, adjacent property and street right of way.
6. Parking shall be per Section IV-A.4 of the Unified Zoning Code.
7. Amendments, adjustments or Interpretations to this Protective Overlay shall be done in accordance with the Unified Zoning Code.
8. The Transfer of title of all or any portion of land included within the Protective Overlay (or any amendments thereto) does not constitute a termination of the plan or any portion thereof, but said plan shall run with the land and be binding upon present owners, their successors and assigns.
9. The development of this property shall proceed in accordance with the development plan as recommended for approval by the Planning Commission and approval by the Governing Body, and any substantial deviation of the plan, after a joint determination by the Zoning Administrator and the Director of Planning, shall constitute a violation of the building permit authorizing construction of the proposed development.

SECTION 2. That upon the taking effect of this ordinance, the above zoning changes shall be entered and shown on the "Official Zoning Map" previously adopted by reference, and said official zoning map is hereby reincorporated as a part of the Wichita - Sedgewick County Unified Zoning Code as amended.

SECTION 3. That this Ordinance shall take effect and be in force from and after its adoption and publication in the official City paper.

ATTEST:

\_\_\_\_\_  
Brandon J. Whipple, Mayor, City  
of Wichita

\_\_\_\_\_  
Karen Sublett, City Clerk

(SEAL)

Approved as to form:

\_\_\_\_\_  
Jennifer Magaña, City Attorney  
and Director of Law