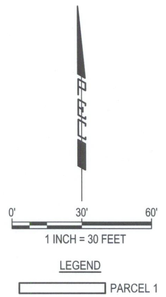
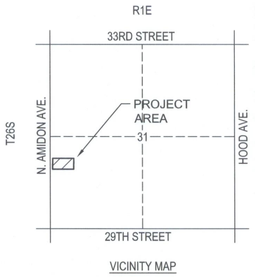
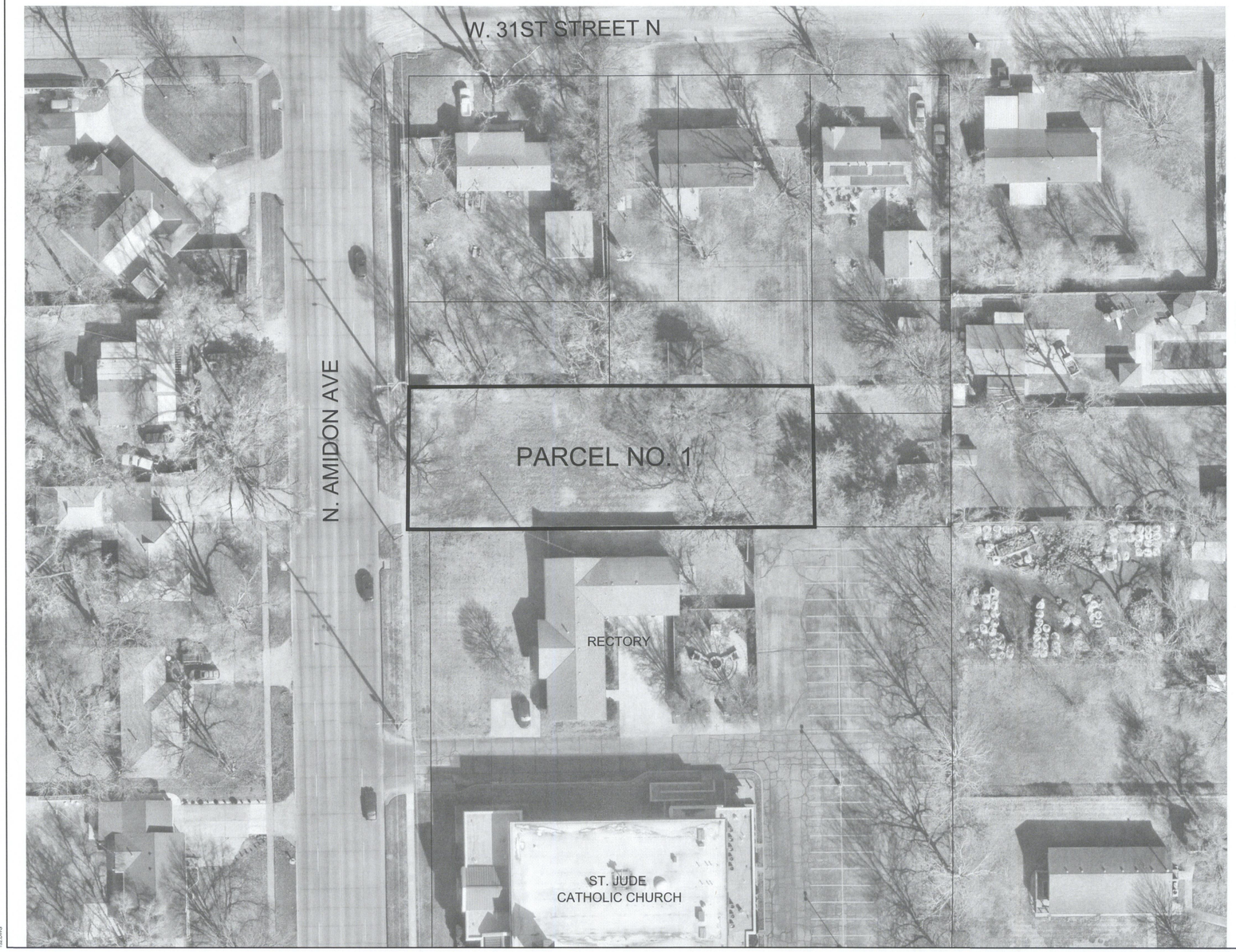




VICINITY MAP

ST. JUDE FOODBANK PUD
PLANNED UNIT DEVELOPMENT (PUD-152)
WICHITA, SEDGWICK COUNTY, KANSAS



PROJECT DESCRIPTION
THE INTENT OF THIS PLANNED UNIT DEVELOPMENT IS TO ALLOW FOR THE CONSTRUCTION AND OPERATION OF A FOODBANK TO SUPPORT THE COMMUNITY. THE PROPOSED FOODBANK WILL BE INTEGRATED INTO THE ADJACENT CHURCH CAMPUS WITH MINIMAL IMPACT, UTILIZING EXISTING UTILITIES, AND ROADS.

LEGAL DESCRIPTION
W 220 FT S 14.09 FT LOT 5 & W 220 FT LOT 6 REPLAT N 4A LOT 7 RUSSELL TRACTS, WICHITA, SEDGWICK COUNTY, KANSAS

PARCEL SUMMARY
AREA: 0.39 ACRES (16,948 SF.)

EXISTING ZONING
SINGLE FAMILY RESIDENTIAL DISTRICT (SF-5)

GENERAL PROVISIONS
1. USES PERMITTED BY RIGHT IN THE SINGLE FAMILY DISTRICT (SF-5) IN ADDITION TO WAREHOUSING. THE OPERATION OF A WAREHOUSE SHALL BE ANCILLARY TO THE ABUTTING CHURCH/SCHOOL USE.
2. SETBACKS: SIDE YARD SETBACKS SHALL BE 6 FEET, REAR YARD SET BACK SHALL BE 5 FEET AND FRONT YARD SETBACK SHALL BE 30 FEET, SUBJECT TO PLATTED EASEMENTS. MAXIMUM HEIGHT OF ALL STRUCTURES SHALL BE 25 FEET.
3. SCREENING SHALL BE REQUIRED ON THE EAST AND NORTH SIDES WHERE SCREENING IS INSUFFICIENT. THE USE OF METAL AS AN EXTERIOR BUILDING MATERIAL SHALL NOT EXCEED 25 PERCENT ON THE SOUTH AND WEST SIDES. THE STRUCTURE SHALL HAVE A HIPPED OR GABLED ROOF.
4. PARKING SHALL BE PROVIDED PER SECTION IV-A OF THE UZC UNLESS THE APPLICANT PROVIDES A PARKING AGREEMENT TO THE PLANNING DEPARTMENT FOR REVIEW AND APPROVAL TO UTILIZE ANY LEGAL OFF-SITE PARKING AREA.
5. LIGHTING SHALL BE PER SECTION IV-B.4 OF THE UZC.
6. LANDSCAPING SHALL BE PER THE WICHITA LANDSCAPE CODE ON THE WEST SIDE OF THE PROPERTY.
7. SIGNAGE SHALL BE PER THE OW (OFFICE WAREHOUSE) DISTRICT STANDARDS.
8. ROOFTOP MECHANICAL EQUIPMENT AND TRASH RECEPTACLES SHALL BE SCREENED FROM STREET VIEW.
9. THE TRANSFER OF TITLE ON ALL OR ANY PORTION OF THE LAND INCLUDED IN THE PLANNED UNIT DEVELOPMENT DOES NOT CONSTITUTE A TERMINATION OF THE PLAN OR ANY PORTION THEREOF; BUT SAID PLAN SHALL RUN WITH THE LAND AND BE BINDING UPON THE PRESENT OWNERS, THEIR SUCCESSORS, AND ASSIGNS.
10. THE DEVELOPMENT OF THIS PROPERTY SHALL PROCEED IN ACCORDANCE WITH THE DEVELOPMENT PLAN AS RECOMMENDED FOR APPROVAL BY THE PLANNING COMMISSION AND APPROVED BY THE GOVERNING BODY, AND ANY SUBSTANTIAL DEVIATION OF THE PLAN, AS DETERMINED BY THE ZONING ADMINISTRATOR AND THE DIRECTOR OF PLANNING, SHALL CONSTITUTE A VIOLATION OF THE BUILDING PERMIT AUTHORIZING CONSTRUCTION OF THE PROPOSED DEVELOPMENT.
11. ANY MAJOR CHANGES WITHIN THIS PLANNED UNIT DEVELOPMENT SHALL BE SUBMITTED TO THE PLANNING COMMISSION AND THE GOVERNING BODY FOR THEIR CONSIDERATION. AMENDMENTS, ADJUSTMENTS, OR INTERPRETATIONS OF THE PUD SHALL BE DONE IN ACCORDANCE WITH THE UNIFIED ZONING CODE.
12. A CERTIFICATE OR NOTICE OF PUD IS REQUIRED TO BE RECORDED WITH THE SEDGWICK COUNTY REGISTER OF DEEDS OFFICE UPON APPROVAL OF THE PUD.

APPROVED PUD
DMAPC 12-4-2025
Chelsea Kirk - 1 OF 1
PUD 2025-00023

PEC
PROFESSIONAL ENGINEERING CONSULTANTS
303 SOUTH TOPEKA
WICHITA, KS 67202
316-262-2691 www.pec1.com

PLOTTED 11/7/2025 7:26:10 AM BY REBECCA MELLES
SAVED 11/7/2025 7:26:10 AM BY REBECCA MELLES
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1 OF 1 SHEETS