

**CONDITIONAL USE RESOLUTION NO. CON-2001-00007**

**WHEREAS**, Apex Engineering, (owners); Steven B. Icard (agent), pursuant to Section V-D of the Wichita-Sedgwick County Unified Zoning Code (herein referred to as Unified Zoning Code), requested a Conditional Use to allow ancillary parking on approximately 0.85 acres zoned "B" Multi-Family Residential described as:

Odd Lots 25 through 39, inclusive, on Wellington Place, Allen's Resurvey of Turner's Addition to the City of Wichita, Kansas. Generally located between 11<sup>th</sup> and 12<sup>th</sup> Streets on the west side of Wellington Place.

**WHEREAS**, proper notice as required by the Unified Zoning Code and by the policy of the Metropolitan Area Planning Commission (hereinafter referred to as MAPC) has been given; and

**WHEREAS**, the MAPC did, at the meeting of February 22, 2001, consider said application; and

**WHEREAS**, the MAPC has authority to permit a Conditional Use, subject to any special conditions deemed appropriate in order to assure full compliance with the criteria of the Unified Zoning Code.

**NOW, THEREFORE, BE IT RESOLVED** by the Metropolitan Area Planning Commission that this application be approved to permit a conditional use to allow ancillary parking on 0.85 acres zoned "B" Multi-Family Residential described as:

Odd Lots 25 through 39, inclusive, on Wellington Place, Allen's Resurvey of Turner's Addition to the City of Wichita, Kansas. Generally located between 11<sup>th</sup> and 12<sup>th</sup> Streets on the west side of Wellington Place.

subject to the following conditions:

1. The ancillary parking area shall be developed in conformance with the requirements (1-10) of Sec. III-D.p of the Unified Zoning Code.
2. The applicant shall plat (RR ROW property involved) and replat the properties involved in Apex expansion, which includes the properties being considered for ancillary parking per the standards in the WSC Subdivision Regulations.
3. The applicant shall submit a revised site plan giving dimension control in existing and proposed buildings, vehicle circulation, fencing and solid screening, ingress and egress, parking areas, loading areas, outside storage areas, landscaping and showing all easements and set backs (as they will be according to the Replat) for review and approval by the Zoning Administrator.
4. The applicant shall meet the required parking spaces of 165 spaces of which 6

of those are for persons with disabilities, per Sec.IV-A-8 of the Unified Zoning Code.

5. The proposed 8 parking spaces, as shown on Ex.B and entirely located in the abandoned 100-foot wide abandoned Union Pacific RR ROW shall meet the requirements for parking, per Sec. IV-A of the Unified Zoning Code.

Adopted this 22nd day of February, 2001. This resolution shall become effective on the fifteenth day after the date last noted above unless the matter is forwarded to the Governing Body for final action under the provisions of Section V-D.6. When any one or more of the exceptions listed in Section V-D.6 exist, this resolution with its conditions of approval shall be considered a recommendation of the MAPC to the Governing Body which shall then have final authority to approve, approve with conditions or modifications, or deny the Conditional Use application.

METROPOLITAN AREA PLANNING COMMISSION

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J.D. (Jerry) Michaelis, Acting Chair MAPC

ATTEST:

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Marvin S. Krout, Secretary