

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION
TO BOARD OF COUNTY COMMISSIONERS

ZONE CHANGE REQUEST

SCZ-0603 - ZONE CHANGE FROM THE "R-1" SUBURBAN RESIDENTIAL DISTRICT TO THE "C" GENERAL COMMERCIAL DISTRICT, LOCATED ON THE NORTH AND SOUTH SIDES OF 47TH STREET SOUTH IN AN AREA WEST OF WOODLAWN.

The MAPC recommends that the application be approved, subject to conditions (see minutes for full motion).

MILES moved, WINKLER seconded, and it carried unanimously (PARSONS, SHERMAN and BRECKENRIDGE opposed).

ACTION:

1. Adopt the findings of fact of the Metropolitan Area Planning Commission and approve the zone change, subject to the conditions of platting and complete access control to Woodlawn; adopt a resolution establishing the zone change and instruct the Planning Department to withhold publication until the plat has been recorded with the Register of Deeds; or
2. Adopt findings and deny the application.

DATA AND MINUTES

DPC Hearing Date: 5/18/89 & 7/06/89
MAPC Hearing Date: 3/16/89, 5/25/89 & 7/20/89 BCoC Hearing Date: 8/30/89

COMMISSION DISTRICT #5

ADJACENT ZONING AND LAND USE:

NORTH	"R-1"	Single-family residence
SOUTH	"R-1"	Undeveloped
EAST	"R-1"	Single-family residence
WEST	"R-1"	McConnell Air Force Base

Applicants: Bill E. Mesker, d/b/a B.S.F. Associates, 7879 W. Kellogg, 67209
Robert W. Kaplan (agent), 430 N. Market, 67214

Protestors: Jerry Griffith, Box 184, Derby, KS 67037
Jim & Donna Inkelaar, 6510 E. 49th St. S., Derby 67037
Larry Menges, R.R. 2, Derby, KS 67037
Doris Newman, 6730 Edythe, Derby, KS 67037
Glen Haight, 4812 S. Woodlawn, Derby, KS 67037
John Paulos, 6600 Edythe, Derby, KS 67037
Kit McCormick, 4940 S. Woodlawn, Derby, KS 67037
Marlene Seal, 6629 Edythe, Derby, KS 67037

NOTE: Valid protest petitions have been received from 21.8% of the property owners within 1,000 feet of the application area. This percentage of protest requires a unanimous vote by the Board of Commissioners in order to approve the case. The Derby Planning Commission also recommends denial of this case.