

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION
TO BOARD OF COUNTY COMMISSIONERSREQUEST FOR ZONE CHANGESCZ-0602 - REQUEST FOR ZONE CHANGE FROM THE "R-1" SUBURBAN RESIDENTIAL DISTRICT TO THE "C" GENERAL COMMERCIAL DISTRICT, ON THE EAST SIDE OF WEBB ROAD APPROXIMATELY 1/4-MILE NORTH OF CENTRAL.

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

FAIRBANKS moved, SHERMAN seconded, and it carried 6-1 (GARDNER opposed).

ACTION:

1. Adopt the findings of fact of the Metropolitan Area Planning Commission and approve the zone change as amended, subject to the condition of platting; 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

MAPC Hearing Date: 3/16/89

BCoC Hearing Date: 4/12/89

COMMISSION DISTRICT #1

ADJACENT ZONING AND LAND USE:

NORTH	"E"	Commercial indoor/outdoor recreational uses
SOUTH	"R-1"	Single-family residences
EAST	"R-1"	Fourplex residence
WEST	"R-1" & "AA"	Minneha Elementary School & single-family lots

Applicants: Johnny Stevens, Box 782257, 67278
Bill Yung Design (agent), 4912 E. 29th St. N., #1, 67214

Protestors: Robert Sullivan, 2820 Halstead, 67204
Nancy Lindstrom, 9406 Circle Dr., 67218
Morris Neff, Jr., 9503 Shannonway Cir., 67206
Nancy Bowen, 9819 E. 8th, 67206
Bob Harris, 9408 Shannonway Cir., 67206

R#133-1989

RESOLUTION NO.

A RESOLUTION CHANGING THE ZONING CLASSIFICATIONS FOR CERTAIN LANDS LOCATED WITHIN THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED IN SECTION 17.C OF THE ZONING REGULATIONS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, DECEMBER 12, 1984, AND SUBSEQUENTLY AMENDED.

BE IT RESOLVED BY THE GOVERNING BODY OF SEDGWICK COUNTY, KANSAS.

SECTION I. That after receiving a recommendation from the Wichita-Sedgwick County Metropolitan Area Planning Commission, and after said Planning Commission has given proper notice and held a public hearing as provided by law, and under authority granted by Section 17.C of the Zoning Regulations, the zoning districts of the lands legally described below are hereby changed as follows:

CASE NO. SCZ-0602

Zone change from the "R-1" Suburban Residential District to the "C" General Commercial District.

A tract in the NW 1/4 of the SW 1/4 of Section 16, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas, more particularly described as follows: Beginning at a point, marked by an iron pin, lying 50 feet east and 1455.83 feet north of the southwest corner of the SW 1/4 of said Section 16; thence on a bearing of S89°58'31"E for a distance of 105.00 feet; thence on a bearing of N00°00'00"E for a distance of 118.37 feet; thence on a bearing of S89°58'56"E for a distance of 944.99 feet; thence on a bearing of N00°00'41"W for a distance of 248.68 feet to a point on the south line of the East Side Development Addition; thence on a bearing of N89°59'21"W along the south line of the said East Side Development Addition for a distance of 1049.94 feet to a point on the East R.O.W. line of Webb Road, which point is also the southwest corner of the said East Side Development Addition; thence on a bearing of S00°00'00"E along said R.O.W. line for a distance of 366.90 feet to the point of beginning, EXCEPTING the east 275.00 feet thereof. Generally located on the east side of Webb Road approximately 1/4-mile north of Central.

SECTION II. That upon the taking effect of this Resolution, the notation of such zone change shall be entered in the official zoning atlas on file in the Office of the County Zoning Administrator and in the Office of the Wichita-Sedgwick County Metropolitan Area Planning Department.

SECTION III. That this Resolution shall take effect and be in force from and after its adoption and publication in the official county paper.

PASSED AND ADOPTED by the Board of County Commissioners at Wichita, Kansas, this 12th day of April, 1989.

Sent to City Clerk 11-14-89
11-14-89

Paul W. Hancock, Chairman
Paul W. Hancock

Bernard A. Wentzen, Chairman pro tem
Bernard A. Wentzen

David Bayouth, Commissioner
David Bayouth

Billy Q. McCray, Commissioner
Billy Q. McCray

Mark G. Schroeder, Commissioner
Mark Schroeder

ATTEST:

Don Wright
Don Wright, County Clerk 4-12-89

(SEAL)

APPROVED AS TO FORM:

Henry H. Blase
Henry H. Blase, County Counselor