

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION  
TO BOARD OF COUNTY COMMISSIONERS

REQUEST FOR ZONING

SCZ-0664 - REQUEST FOR ZONE CHANGE FROM THE "R" RURAL RESIDENTIAL  
AND "C" GENERAL COMMERCIAL DISTRICTS TO THE "LC" LIGHT COMMERCIAL  
AND "E" LIGHT INDUSTRIAL DISTRICTS, LOCATED 1/2 MILE NORTH OF 69TH  
STREET NORTH ON THE EAST SIDE OF MERIDIAN.

The MAPC recommends that the west 220 feet of the Water-Rite 2nd Addition be approved for "LC" Light Commercial. Goebel moved, Johnson seconded and it carried with a vote of 8 in favor (Goebel, Johnsons, Haggard, McKay, Miner, Polczinski, Sherman and Winkler), and 5 opposed (Lopez, Osborne-Howes, Phillips, Roberts and Ross). Frye was absent.

(See minutes for full motion).

**ACTION:**

- A. 1. Adopt the findings of fact of the Metropolitan Area Planning Commission and deny the rezoning application for the west 250 feet of the Water-Rite Addition, and retain the existing "C" General Commercial District and Conditional Use (CU-317); or
2. Take such action as the Commission deems appropriate,
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- B. 1. Adopt the findings of fact of the Metropolitan Area Planning Commission and approve the zone change for "E" Light Industrial District for the Water-Rite Addition, except for the west 250 feet of said addition and for the Water-Rite 2nd Addition, except for the west 220 feet of said addition; adopt a resolution establishing the zone change; or
2. Adopt findings and deny the application.
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- C. 1. Adopt the findings of fact of the Metropolitan Area Planning Commission and approve the zone change for "LC" Light Commercial District for the west 220 feet of the Water-Rite

2nd Addition; adopt a resolution establishing the zone change; or

2. Adopt findings and deny the application.

(An override of the Planning Commission's recommendation requires a 2/3rd majority vote of the membership of the governing body on first reading).

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#### DATA AND MINUTES

**VCPC Hearing Date:** 2-22-94 Approve

**MAPC Hearing Date:** 3-10-94 Approve

**BCoC Hearing Date:** 4-6-94

#### COMMISSION DISTRICT #4

#### ADJACENT ZONING AND LAND USE:

|       |     |                           |
|-------|-----|---------------------------|
| NORTH | "E" | Amoco Oil Storage         |
| SOUTH | "R" | Single family residential |
| EAST  | "E" | Oil storage tanks         |
| WEST  | "R" | Single family residential |

Applicant: Water-Rite, Inc., 200 S. West St., Valley Ct., KS 67147

Protestors: None

RESOLUTION NO. 35-1994

A RESOLUTION CHANGING THE ZONING CLASSIFICATION FOR CERTAIN LANDS LOCATED WITHIN THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED IN SECTION 7.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 district of the lands legally described below are hereby changed as follows:

**Case No. SCZ-0664**

Zone change request from the "C" General Commercial District to the "E" Light Industrial District

The Water-Rite Addition, except for the west 160 feet of said addition. Generally located approximately 1/2 mile north of 69th Street North on the east side of Meridian.

Zone change request from the "R" Rural Residential District to the "E" Light Industrial District

The Water-Rite 2nd Addition, except for the west 160 feet of said addition. Generally located approximately 1/2 mile north of 69th Street North on the east side of Meridian.

FILE COPY

Zone change request from the "R" Rural Residential District  
to the "LC" Light Industrial District

The west 160 feet of the Water-Rite 2nd  
Addition. Generally located approximately 1/2  
mile north of 69th Street North on the east side  
of Meridian.

**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.

Commissioners present and voting were:

PAUL W. HANCOCK  
THOMAS G. WINTERS  
ANDREW L. BIAS  
MARK F. SCHROEDER  
BETSY GWIN

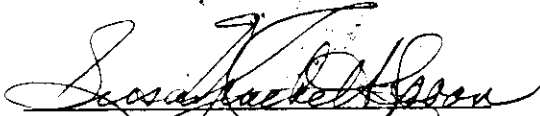
Aye  
Aye  
Aye  
Aye  
Aye

DATED this 6<sup>th</sup> day of April, 1994.

BOARD OF COUNTY COMMISSIONERS OF  
SEDGWICK COUNTY, KANSAS

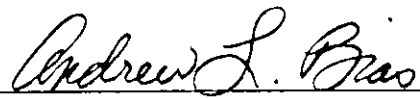
Betsy Gwin  
BETSY GWIN, Chair

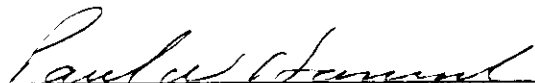
ATTEST:

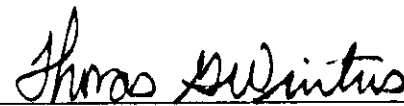
  
SUSAN CROCKETT-SPOON  
County Clerk

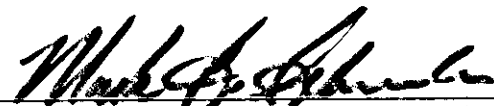
APPROVED AS TO FORM ONLY:

  
County Counselor/Assistant

  
ANDREW L. BIAS, Chairman Pro Tem

  
PAUL W. HANCOCK, Commissioner

  
THOMAS G. WINTERS, Commissioner

  
MARK F. SCHROEDER, Commissioner