

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION
TO BOARD OF COUNTY COMMISSIONERS

REQUEST FOR ZONING

SCZ-0650 - REQUEST FOR ZONE CHANGE FROM "R-1" SUBURBAN
RESIDENTIAL AND "LC" LIGHT COMMERCIAL DISTRICTS TO THE "AA"
SINGLE FAMILY AND "LC" LIGHT COMMERCIAL DISTRICTS, LOCATED AT THE
SOUTHEAST CORNER 13TH STREET NORTH AND 127TH STREET EAST.

The MAPC recommends that the zone change request be approved. Sherman moved, Miles seconded and it carried with a vote of 9 in favor (Sherman, Miles, Frye, Haggard, Lopez, Miner, Osborne-Howes, Phillips and Polczynski), and 3 opposed (Breckenridge, Nestleroad and Winkler). Goebel and McKay were absent.
(see minutes for full motion)

- ACTION:**
1. Adopt the findings of fact of the Metropolitan Area Planning Commission and approve the zone change 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. Return to the Metropolitan Area Planning Commission stating reasons.

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

DATA AND MINUTES

MAPC Hearing Date: 5/20/93 Approved BCoC Hearing Date: 6/16/93

COMMISSION DISTRICT #1

ADJACENT ZONING AND LAND USE:

| | | |
|-------|--------------------|--|
| NORTH | "R-1" & "LC" | Single Family development, Lakeview Gardens Cemetery |
| SOUTH | "R-1" | Single-family residence |
| EAST | "R-1", "AA" & "LC" | Single family development, club house & golf course |

R# 83-1994

Published in The Daily Reporter on June 10, 1994, 1994

RESOLUTION NO. 83-1994

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-0650

Zone change request from "R-1" Suburban Residential and "LC" Light Commercial Districts to the "AA" Single Family and "LC Light Commercial Districts

A tract of land in the N.E. 1/4 of Section 15, Township 27 South, Range 2 East of the 6th P.M. described as follows: Beginning at a point in the west line and 60.00 feet south of the N.W. corner of said N.E. 1/4; thence bearing N 89° 06'04" E parallel to and 60.00 feet south of the north line of said N.E. 1/4 a distance of 403.29 feet; thence bearing N 83° 23'26" E a distance of 100.50 feet; thence bearing N 89° 06'04" E parallel to and 50.00 feet south of the north line of said N.E. 1/4 a distance of 218.06 feet; thence bearing S 0°53'56" E a distance of 450.00 feet; thence bearing S 89°06'04" W distance of 720.00 feet to a point in the west line of said N.W. 1/4; thence bearing N 1°40'28" W a distance of 440.00 feet to the point of beginning. Containing 7.3411 acres more or less.

"LC" to "AA"

A tract of land in the N.E. 1/4 of Section 15, Township 27 South, Range 2 East of the 6th P.M. described as follows: Commencing at the N.E. corner of the N.E. 1/4

REVISED RESOLUTION
SENT TO BE REBUSHED 6-8-94

FILE COPY

of said Section 15; thence bearing S 0°48'43" E along the east line of said N.E. 1/4 a distance of 75.00 feet; thence bearing S 89°06'04" W a distance of 50.00 feet to the point of beginning; thence continuing bearing S 89°06'04" W parallel to and 75.00 feet south of the north line of said N.E. 1/4 a distance of 338.69 feet; thence bearing N 76°51'46" W a distance of 103.08 feet; thence bearing S 89°06'04" W parallel to and 50.00 feet south of the north line of said N.E. 1/4 a distance of 111.28 feet; thence bearing S 0°48'43" E a distance of 550.00 feet; thence bearing N 89°06'04" E a distance of 550.00 feet; thence bearing N 0°48'43" W parallel to and 50.00 feet west of the east line of said N.E. 1/4 a distance of 525.00 feet to the point of beginning. Containing 6.7214 acres more or less.

"R-1" to "AA"

A tract of land in the N.E. 1/4 of Section 15, Township 27 South, Range 2 East of the 6th P.M. described as follows: Beginning at a point in the south line and 50.00 feet west of the S.E. corner of said N.E. 1/4; thence bearing S 89°10'11" W along the south line of said N.E. 1/4 a distance of 2061.73 feet; thence bearing N 41°50'48" W a distance of 326.60 feet; thence bearing N 31°09'33" W a distance of 520.91 feet; thence bearing N 17°03'22" W a distance of 236.80 feet to a point in the west line of said N.E. 1/4; thence along said west line bearing N 1°04'28" W a distance of 1231.61 feet; thence bearing N 89°06'04" E a distance of 720.00 feet; thence bearing N 0°53'56" W a distance of 450.00 feet; thence bearing N 89°06'04" E parallel to and 50.00 feet south of the north line of said N.E. 1/4 a distance of 1341.90 feet; thence bearing S 0°48'43" E a distance of 550.00 feet; thence bearing N 89°06'04" E a distance of 550.00 feet; thence bearing S 0°48'43" E parallel to and 50.00 feet west of the east line of said N.E. 1/4 a distance of 2058.13 feet to the point of beginning. Containing 136.9881 acres more or less.

Generally located at the southwest corner of 13th Street North and 127th Street East.

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
Absent
Aye

1994.

DATED this 1st day of June,

BOARD OF COUNTY COMMISSIONERS
OF SEDGWICK COUNTY, KANSAS

Betsy Gwin
BETSY GWIN, Chair

Andrew L. Bias
ANDREW L. BIAS, Chairman Pro

ATTEST:

Susan Crockett-Spoon
SUSAN CROCKETT-SPOON
County Clerk

Paul W. Hancock
PAUL W. HANCOCK, Commissioner

APPROVED AS TO FORM ONLY:

Thomas G. Winters
THOMAS G. WINTERS, Commissioner

Julius E. Kusan
County Counselor/Assistant

Absent
MARK F. SCHROEDER, Commissioner