

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION TO
BOARD OF CITY COMMISSIONERS

REQUEST FOR ZONING
AND APPROVAL OF RESIDENTIAL AND COMMERCIAL CUP

CASE NO. Z-1825 & DP-78

CONSIDERED BY MAPC: 8-5-76

REQUEST FOR: Change from "AA" to "LC" and approval of Residential
and Commercial Community Unit Plan

REASON FOR REQUEST (AS PROVIDED BY APPLICANT):

"To provide for a planned development consisting of residential
and light commercial as indicated on the associated Community
Unit Plan."

GENERAL LOCATION: West side of Meridian in an area
north of 42nd Street North

LEGAL DESCRIPTION:

See attached excerpt from Planning Commission
minutes of August 5, 1976.

APPLICANT: Mibac, Inc. - Land Developers, 1901 W. 13th 67203

COUNSEL FOR APPLICANT: John Gist, Oblinger-Smith Corporation, Agent

PROTESTORS (LIST COUNSEL) IF ANY: None

SURROUNDING ZONING: To the north, south, and west is "R-1"; east is
"R-1" and "LC"; interior is "R-1" and "LC"

LAND USE: Subject property is undeveloped (former sand pit); north is un-
developed; east is sand excavation operation; south is single-
family and undeveloped; west is Flood Control Project; interior is general
CPO RECOMMENDATION: business, single-family and trailers.

CPO Council "M" has unanimously recommended approval.

PLANNING COMMISSION RECOMMENDATION:

That Parcel 7 not be required to be deleted nor the number of build-
ings reduced on Parcel 8, and that Z-1825 be approved, and that DP-78
be approved, subject to the following conditions: (See attached
excerpt from Planning Commission minutes of August 5, 1976 for con-
ditions.) Gragg moved, Hennessy seconded and it carried unanimously.
Goebel, Porter, Kamen and Taylor were absent.

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- ACTION 1. Approve the zone change and CUP as recommended by the Metro-
politan Area Planning Commission, subject to the recommended conditions,
and instruct the Planning Department to forward the ordinance for first
reading when the plat is forwarded to the City Commission; or
2. Return the applications to the Metropolitan Area Planning Com-
mission for its reconsideration. The City Commission states the follow-
ing reasons for its action:

November 7, 1977

Donald C. Gisick, City Clerk

Jack H. Galbraith, Chief Planner

✓ Z-1825 - Zone change from "AA" to "LC";
DP-78 - Moorings C.U.P.; and
S/D 76-125 - The Moorings

At the regular meeting of the Board of City Commissioners on August 24, 1976, the above captioned request for zone change was considered and approved, and the City Clerk was instructed to withhold publication of the ordinance effectuating the zone change until such time as the plat had been recorded. The associated plat was approved by the Board of City Commissioners on October 11, 1977.

This is to advise you that the final plat of The Moorings Addition was recorded with the Register of Deeds on November 2, 1977 and, therefore, the ordinance effectuating the zone change may now be published.

Jack H. Galbraith
Chief Planner

JHG:el

ORDINANCE NO. 35-259

AN ORDINANCE CHANGING THE ZONING CLASSIFICATIONS OR DISTRICTS OF CERTAIN LANDS LOCATED IN THE CITY OF WICHITA, KANSAS, UNDER THE AUTHORITY GRANTED BY SECTION 28.04.210, THE CODE OF THE CITY OF WICHITA, KANSAS.

BE IT ORDAINED BY THE GOVERNING BODY
OF THE CITY OF WICHITA, KANSAS.

SECTION 1. That having received a recommendation from the Planning Commission, and proper notice having been given and hearing held as provided by law and under authority and subject to the provisions of Section 28.04.210, The Code of the City of Wichita, Kansas, the zoning classification or districts of the lands legally described hereby are changed as follows:

CASE NO. Z-1825

Zone change from the "AA" Single Family Dwelling
District to the "LC" Light Commercial District

A tract in Section 24, Township 26-S, R-1-W of the 6th P.M., more fully described as follows: Beginning at a point on the south line of Section 24, 600 feet west of the southeast corner; thence west, along the south line of Section 24, 100 feet ±; thence north, parallel to the east line of Section 24, 475 feet ±; thence west, parallel to the south line of Section 24, 125 feet ±; thence north, parallel to the east line of Section 24, 425 feet ±; thence east, parallel to the south line of Section 24, 125 feet ±; thence south 65 feet ±, to a point of curve; thence southeasterly, along a curve to the left having a radius of 235 feet and a delta angle of 90°, 369 feet ±; thence south, perpendicular to said curve, 35 feet ±; thence west, parallel to the south line of Section 24, 135 feet ±; thence south 600 feet ± to the point of beginning. Now known as Reserve C and a portion of Lot, Block 5, all in The Moorings, an addition to Wichita, Sedgwick County, Kansas. Generally located in an area north of 45th Street North and west of Meridian Avenue.

SECTION 2. That upon the taking effect of the Ordinance, the above zoning changes shall be entered and shown on the "Official Zoning Map" previously adopted by reference, and said official zoning map is hereby reincorporated as a part of the Zoning Ordinance as amended.

SECTION 3. That this Ordinance shall take effect and be in force from and after its adoption and publication in the official City paper.

ADOPTED AT WICHITA, KANSAS, _____

ATTEST:

(SEAL)

City Clerk

Mayor

Approved as to form

City Attorney