

Planning Agenda Item # _____

City of Wichita
City Council Meeting

February 7, 1995

Agenda Report # _____

TO: Mayor and City Council Members

SUBJECT: Z-3153 - ZONE CHANGE REQUEST FROM THE "BB" OFFICE DISTRICT TO THE "LC" LIGHT COMMERCIAL DISTRICT; AND

DP-53 AMENDMENT #1 - DONALD E. SCHMIDT & MARVIN SCHMIDTBERGER REQUEST AMENDMENT TO PARCEL 3 OF THE QUAIL MEADOWS COMMUNITY UNIT PLAN TO PERMIT ADDITIONAL COMMERCIAL USES, LOCATED AT THE NORTHWEST CORNER OF BOSTON AND WEBB ROAD. (District #2)

INITIATED BY: Metropolitan Area Planning Department

AGENDA ACTION: Planning

MAPC Recommendation: Approve, subject to conditions (8-5).

Staff Recommendation: Approve, subject to conditions.

CPO Recommendation: CPO Council "2"'s vote to deny resulted in a moot vote of 3-3-2.

Background: On January 12, 1995, the MAPC considered a zone change from the "BB" Office District to the "LC" Light Commercial District for the east 231.26 feet of Parcel 3 of the Quail Meadows Community Unit Plan (C.U.P.), located at the northwest corner of Boston and Webb Road. Also proposed is an amendment to the same portion of the C.U.P. to permit all uses in "LC" Light Commercial, except auto service or repair, service stations, car washes, convenience stores, and drive-in or drive-thru restaurants. Parcel 3 is currently restricted to offices, child day care centers, garden apartments and/or townhouses, condominiums, and community activity centers or clubs associated with the above mentioned.

The application area is currently undeveloped. The site is surrounded by a child care center and church offices to the west, multiple family developments to the north and east, and undeveloped property (7.4 acres) to the south which is permitted to develop with retail, professional, personal

**WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING DEPARTMENT**

January 6, 1996

TO: Pat Burnett, Deputy City Clerk
FROM: Kevin Kokes, Senior Planner, Current Plans Division
SUBJECT: Zoning Ordinance for Z-3153

On 10-24-95, the Wichita City Council approved the plat of Don and Marvin Addition and placed on first reading the associated zone change ordinance. Publication of the zoning ordinance was to be withheld until the plat was recorded.

The plat was recorded with the Register of Deeds on January 2, 1996, and therefore, the Ordinance establishing the zone change may now be published.