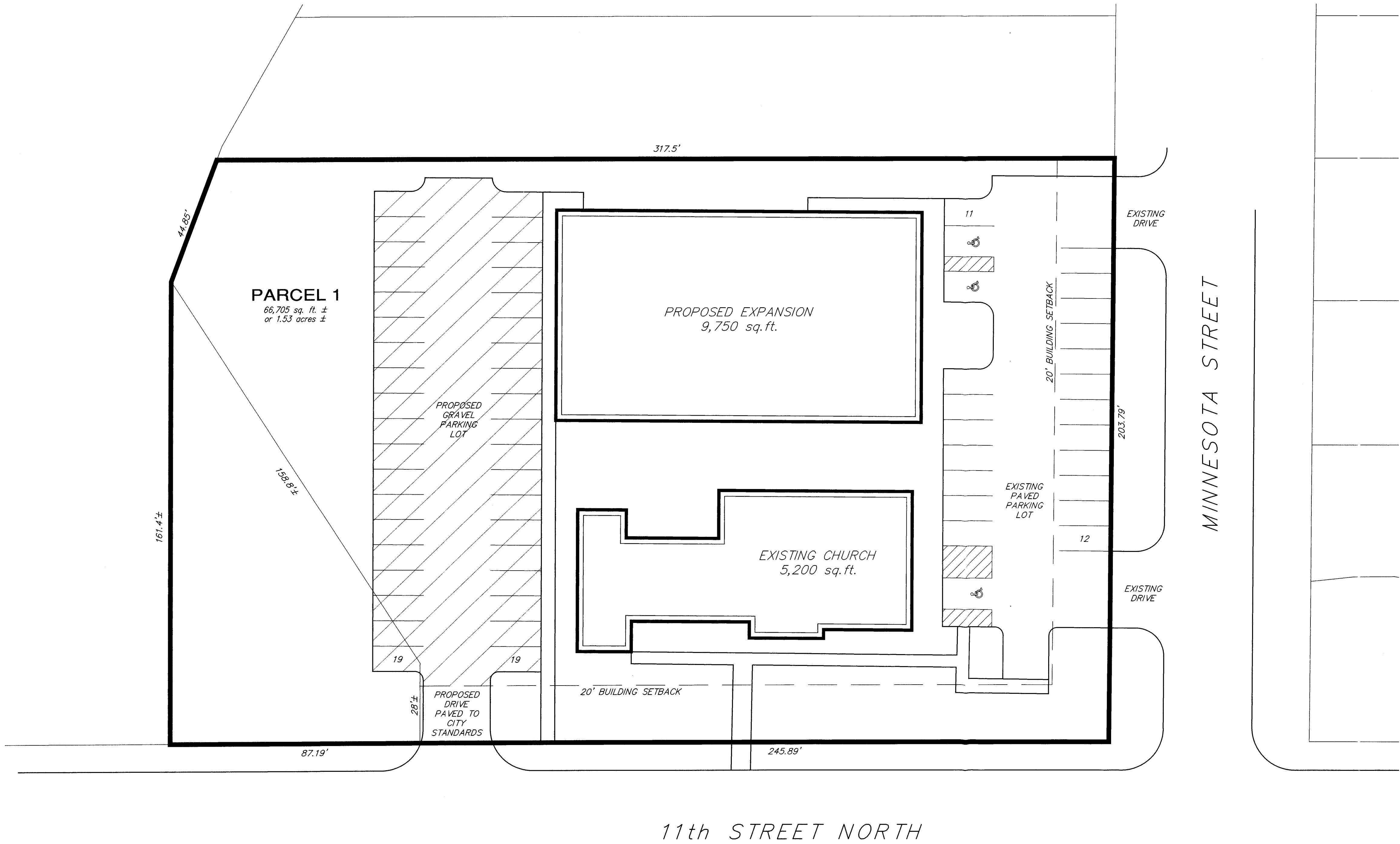


IASIS CHRISTIAN CENTER
PLANNED UNIT DEVELOPMENT
PUD #56



LEGAL DESCRIPTION:

Lots 154 through 158, on Sedgwick, now Minnesota, Rosenthal's 2nd Addition to the City of Wichita, Kansas; TOGETHER WITH That part of Reserve 1 lying West of the West line of Minnesota Avenue, as extended South to Eleventh Street, in Swan's Addition to Wichita; TOGETHER WITH that part of Lot 1, Block 2, Holy Temple C.G.C. Addition to Wichita, Sedgwick County, Kansas beginning at the Southeast corner of said Lot 1; thence West, 87.19 feet; thence North, 161.42 feet to a point on the East line of said Lot 1; thence Southeasterly, 158.83 feet; thence South 28 feet to the point of beginning.

PROJECT DESCRIPTION:

The intent of this Planned Unit Development is to permit the expansion of the existing church facility and other site improvements.

GENERAL PROVISIONS:

- Total Gross Area = 1.53 acres ±
Total Net Area = 1.53 acres ±
- Access Control: limited to two openings onto North Minnesota Ave., and one opening onto East 11th St. North. Existing north drive on North Minnesota Ave. to remain as a 18-foot opening.
- Building Setbacks: Front: 20 feet; Side Street: 20 feet; Rear: 5 feet; Interior Side: 5 feet.
- Signage: One monument sign not to exceed 150 square feet. Internal or digital illumination allowed. Building signs on north building allowed with external illumination. Building signs on north building limited to 200 square feet on the south face of north building, 120 square feet on east and west faces of north building. Any other signage allowed in "B" Multi-Family zoning district is allowed.
- Gravel parking allowed on west side of the property. Paved parking on east side will include handicap parking and access for 3 handicap spaces. Total parking for gravel and paved parking is approximately 10,100 square feet. Handicap spaces to be marked and striped per city code. All other parking: no striping required.
- Landscape: Existing trees to be preserved along north side of property; 10 trees planted on west and south side of property; 28 shrubs located on east side of paved parking. Landscape plan to be approved by city as part of PUD.
- No alcohol served in conjunction with any use except place of worship uses.
- Approval of this Planned Unit Development supercedes the approval of case BZA2017-06.

PARCEL 1

- | | |
|-------------------------------|---|
| A. Net Area: | 66,705 sq. ft. ±
or 1.53 acres ± |
| B. Maximum Building Coverage: | 20,010 sq. ft.
or 30 percent |
| C. Maximum Gross Floor Area: | 23,350 sq. ft. |
| D. Floor Area Ratio: | or 35 percent ± |
| E. Maximum building height: | 55 feet, except for any other structures exempt by the UZC. |
| F. Setbacks: | See General Provision #2 |
| G. Proposed Uses: | Recreation and Entertainment Indoor; Recreation and Entertainment Outdoor; Auditorium or Stadium, Event Center; Second Hand Store; Vocational School; Food Service as Part of Place of Worship Uses; All Permitted Uses by Right in The "B" Multi-Family Zoning District. |

REVISIONS:

Draft Planned Unit Development:	September 21, 2017
Revised per staff comments:	October 8, 2017
Approved by MAPC:	November 16, 2017
Revised per staff comments:	December 1, 2017
Approved by City Council:	

APPROVED PUD

WCC Appd. 11/16/17

WCC - Appd. 12/19/17

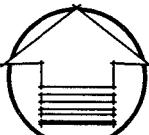
MAPD Copy 1 of 2

PUD #56

IASIS CHRISTIAN CENTER
PLANNED UNIT DEVELOPMENT



BAUGHMAN



SCALE: 1" = 20'