



**Wichita-Sedgwick County Metropolitan Area Planning Department**

January 20, 2021

RWV, LLC  
9311 West Douglas Ave  
1815 Southwest Boulevard  
Wichita, KS 67209

Baughman Company, P.A.  
Attn: Russ Ewy  
315 Ellis  
Wichita, KS 67211

**RE:** ZON2020-00045 - City zone change from SF-5 Single-Family Residential to MF-18 Multi-Family Residential on property located approximately 250 feet south of West Maple Street and 1,600 west of South Hoover Road, on the west side of South Brummett.

Dear Applicants:

At its regular meeting on January 19, 2021, the Wichita City Council considered the above captioned request. The action of the WCC was to APPROVE the request with a Protective Overlay #358 with the following conditions:

1. Maximum Building Height: 35 feet
2. Maximum Number of Dwelling Units: 8

Sincerely,

A handwritten signature in blue ink that reads 'Kathy L. Morgan'.

Kathy L. Morgan, Senior Planner  
Current Plans Division

Copies to: Jeff Blubaugh, WCC IV, Mail Stop 1-13  
Rebecca Fields, CRS District IV, Mail Stop 1-135  
Jeff Van Zandt, City Law, Mail Stop 1-72  
MABCD  
Deb Ary, Small Projects Engineer, Mail Stop 1-71

OCA 150004

PUBLISHED IN THE WICHITA EAGLE ON Jan. 29, 2021

ORDINANCE NO. 51-407

AN ORDINANCE CHANGING THE ZONING CLASSIFICATIONS OR DISTRICTS OF CERTAIN LANDS LOCATED IN THE CITY OF WICHITA, KANSAS, UNDER THE AUTHORITY GRANTED BY THE WICHITA-SEDGWICK COUNTY UNIFIED ZONING CODE, SECTION V-C, AS ADOPTED BY SECTION 28.04.010, AS AMENDED.

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 The Wichita-Sedgwick County Unified Zoning Code, Section V-C, as adopted by Section 28.04.010, as amended, the zoning classification or districts of the lands legally described hereby are changed as follows:

**Case No. ZON2020-00045 with Protective Overlay #358**

City zone change from SF-5 Single-Family Residential to MF-18 Multi-Family Residential zoning described as:

Lots 1 and 2, Block A, West Maple Gardens Addition, Sedgwick County, Kansas.

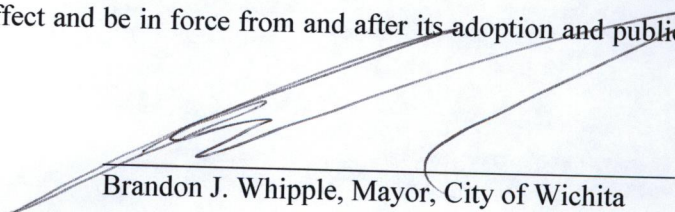
Protective Overlay #358 shall be recorded as follows:

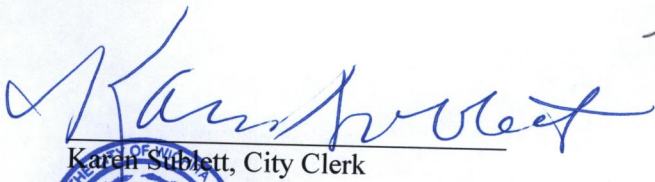
1. The number of units shall be limited to a maximum of eight (8); and
2. The maximum height shall be 35 feet.

**SECTION 2.** That upon the taking effect of this 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 Wichita -Sedgwick County Unified Zoning Code as amended.

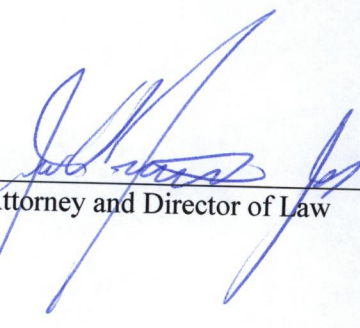
**SECTION 3.** That this Ordinance shall take effect and be in force from and after its adoption and publication in the official City paper.

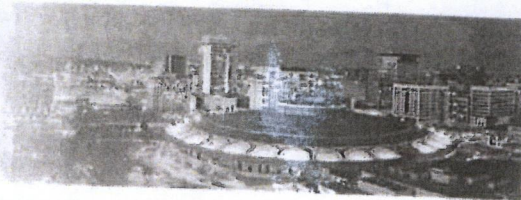
ATTEST:

  
Brandon J. Whipple, Mayor, City of Wichita

  
Karen Sublett, City Clerk



Approved as to form:   
Jennifer Magaña, City Attorney and Director of Law



## AFFIDAVIT OF PUBLICATION

Account #	Ad Number	Identification	PO	Amount	Cols	Depth
453697	0004861030		OCA 150004	\$50.40	1	6.00 In

Attention: Jamie Buster

CITY OF WICHITA/CLERKS OFFICE  
455 N MAIN ST FL 13  
WICHITA, KS 67202

*Ord 81-407*

In The STATE OF KANSAS  
In and for the County of Sedgwick  
AFFIDAVIT OF PUBLICATION

1 Insertions

Beginning issue of: 01/29/2021

Ending issue of: 01/29/2021

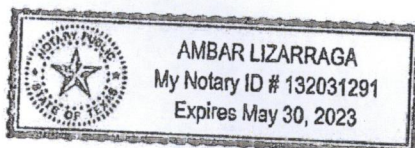
STATE OF KANSAS)

.SS

County of Sedgwick)

VICTORIA RODELA, of lawful age, being first duly sworn, deposeth and saith: That he is Record Clerk of The Wichita Eagle, a daily newspaper published in the City of Wichita, County of Sedgwick, State of Kansas, and having a general paid circulation on a daily basis in said County, which said newspaper has been continuously and uninterruptedly published in said County for more than one year prior to the first publication of the notice hereinafter mentioned, and which said newspaper has been entered as second class mail matter at the United States Post Office in Wichita, Kansas, and which said newspaper is not a trade, religious or fraternal publication and that a notice of a true copy is hereto attached was published in the regular and entire Morning issue of said The Wichita Eagle from 1/29/2021 to 01/29/2021.

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.



*V Rodela*

Signature of Principal Clerk

DATED: 2/26/2021

*Ambar Lizarraga*

Notary Public Dallas County, Texas

Extra charge for lost or duplicate affidavits.  
Legal document please do not destroy!

**LEGAL PUBLICATION**

OCA 150004

PUBLISHED IN THE WICHITA EAGLE  
ON JANUARY 29, 2021 (4861030)

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ATTEST:

Brandon J. Whipple,  
Mayor, City of Wichita

Karen Sublett, City Clerk

(SEAL)

Approved as to form:

Jennifer Magaña, City Attorney and  
Director of Law

ZON2020-45