

By COMMITTEE

Approved 7-25-67

M.A.P.C. _____

B.C.C./B. CO. C. _____

BZA 22-67 - Wichita Builders, Inc. request Variance of rear yard setback at the northwest corner of Lincoln & Laura

Passover
7-25-67

ACTION

Bga COMMITTEE *Approved* DATE 7-25-67

M.A.P.C. _____

B.C.C./B. CO. C. _____

BGA 22-67 - Wichita Builders, Inc. request Variance of rear yard setback at the northwest corner of Lincoln & Laura

August 10, 1967

Mr. Sidney Brick, Attorney
Coombs, Brick, Dye & Reiff
725 Sutton Place
Wichita, Kansas 67202

Dear Mr. Brick:

Re: Case No. BZA 22-67 - Request for
variance of the rear yard setback

Enclosed is a signed copy of the Resolution adopted by the Board of Zoning Appeals on July 25, 1967, in connection with your application for variance of the setback requirements on property zoned "LC" Light Commercial and located at the northwest corner of Lincoln and Laura. This Resolution reflects the official action of the Board of Zoning Appeals.

If you have any questions concerning this matter, please call.

Very truly yours,

Ronald A. Williamson
Assistant Secretary

RAW:kgg

Attachment

cc: Wichita Builders, Inc., 725 Sutton Place, Wichita
Glen Lytle, Superintendent of Central Inspection
Ralph Eberly, City Clerk

RESOLUTION NO. BZA 22-67

WHEREAS, Wichita Builders, Inc., 725 Sutton Place, Wichita, by Sidney Brick, Attorney, Coombs, Brick, Dye & Reiff, 725 Sutton Place, Wichita, Kansas, requests a variance as provided in Section 2.12.590.2, Code of the City of Wichita, to reduce the required 10 foot rear yard setback to 4½ feet on property legally described as follows:

Lots 89, 91, 93, and 95 on Laura Avenue, in Miltner's Addition, Wichita, Kansas. Generally located at the northwest corner of Lincoln and Laura.

WHEREAS, proper notice as required by ordinance and by the rules of the Board of Zoning Appeals has been given; and

WHEREAS, the Board of Zoning Appeals did, at their meeting of July 25, 1967, consider said application; and

WHEREAS, the Board of Zoning Appeals has jurisdiction to consider said request for a variance under the provisions of Section 2.12.590.2, Code of the City of Wichita; and

WHEREAS, the property is zoned "LC" Light Commercial; and

WHEREAS, the Board of Zoning Appeals has found that the variance requested arises from such condition which is unique to the property in question and which is not ordinarily found in the same zone or district; and it is not created by an action or actions of the property owner or applicant inasmuch as the lots are platted toward Laura which requires the rear yard setback adjacent to the west property line, and the natural orientation of the development is toward Lincoln thus creating a 10 foot rear yard setback which serves no practical purpose; and

WHEREAS, the Board of Zoning Appeals has found that the granting of the permit for the variance will not adversely affect the rights of adjacent property owners or residents inasmuch as the new structure will maintain a 4½ foot greater setback than the structure which is now occupying the site; and

WHEREAS, the Board of Zoning Appeals has found that the strict application of the provisions of Title 28 of which variance is requested will constitute unnecessary hardship upon the property owner represented in the application inasmuch as without the variance the applicant will be required to observe a 10 foot setback which does not serve any practical purpose and would result in an uneconomical use of land; and

WHEREAS, the Board of Zoning Appeals found the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare inasmuch as the alley has been vacated, closed and a structure built over it; and

WHEREAS, the Board of Zoning Appeals found that the granting of the variance desired will not be opposed to the general spirit and intent of Title 28 (Zoning Ordinance); and

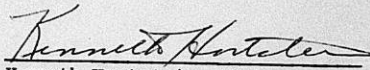
WHEREAS, each of the five conditions required by Section 2.12.590.2, Code of the City of Wichita, necessary to be present before a variance can be granted, have been found to exist; and

NOW, THEREFORE, BE IT RESOLVED by the Board of Zoning Appeals that this request for a variance of the rear yard setback from 10 feet to 4½ feet on property zoned "LC" Light Commercial and legally described as:

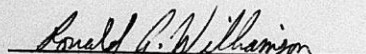
Lots 89, 91, 93, and 95 on Laura Avenue, in Miltner's Addition, Wichita, Kansas. Generally located at the northwest corner of Lincoln and Laura.

be approved.

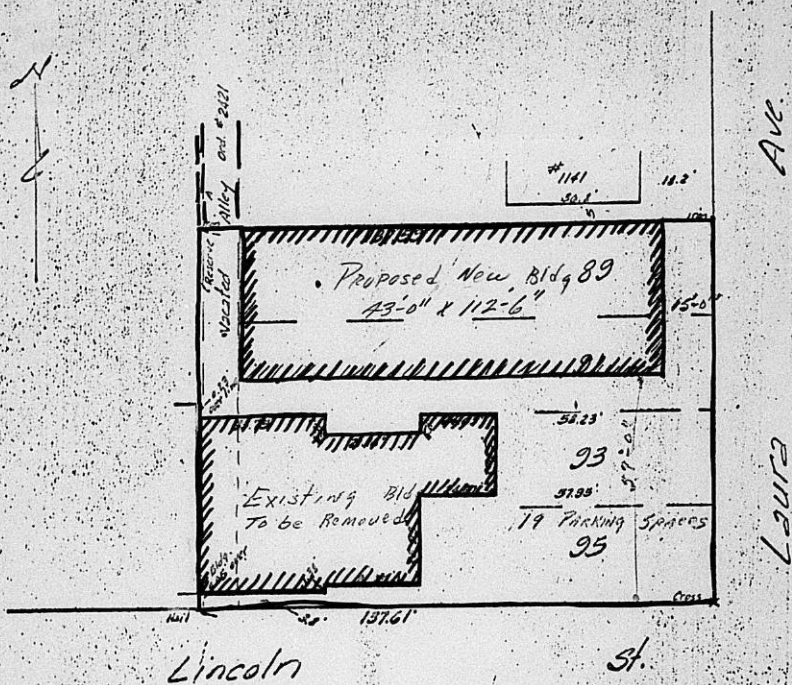
ADOPTED AT WICHITA, KANSAS, this 25th day of July, 1967.


Kenneth Hartstein, Chairman

ATTEST:


Ronald A. Williamson
Assistant Secretary

Wichita Builders INC



July 26, 1967

Mr. Sidney Brick, Attorney
Coombs, Brick, Dye & Reiff
725 Sutton Place
Wichita, Kansas 67202

Dear Mr. Brick:

Re: Case No. BZA 22-67 - Request for
variance of the rear yard setback

At the regular meeting of the Board of Zoning Appeals on July 25, 1967, your request for a variance of the rear yard setback on property zoned "LC" Light Commercial and located at the northwest corner of Lincoln and Laura, was considered.

It was the action of the Board to approve a variance of the rear yard setback from the required 10 feet to 4½ feet adjacent to the west property line.

A Resolution setting forth the official action of the Board is being prepared and you will be mailed a copy as soon as the Chairman and Secretary of the Board have signed it. If you have any questions, please call.

Very truly yours,

Ronald A. Williamson
Assistant Secretary

RAW:kkj

cc: Wichita Builders, Inc., 725 Sutton Place, Wichita
Glen Lytle, Superintendent of Central Inspection
Ralph Eberly, City Clerk

SECRETARY'S REPORT

CASE NO. BZA 22-67

APPLICANT: Wichita Builders, Inc., 725 Sutton Place, Wichita

AGENT: Coombs, Brick, Dye & Reiff, 725 Sutton Place, Wichita, Kansas

REQUEST: Variance pursuant to Section 2.12.590.2, Code of the City of Wichita, to reduce the rear yard setback from 10 feet to 4½ feet.

GENERAL LOCATION: Northwest corner of Lincoln and Laura

ZONING: Subject property and all surrounding property is zoned "LC" Light Commercial

LAND USE: Subject property is utilized as an office and auto repair garage, to the north is single family, to the east is a contractors yard, to the south is single family and a service station, to the west is general business

JURISDICTION

The Board has jurisdiction to **consider** the variance request under the provisions outlined in Section 2.12.590.2, Code of the City of Wichita. The Board may grant the request when all five of the following conditions are found to exist:

1. That the variance requested arises from such condition which is unique to the property in question and which is not ordinarily found in the same zone or district; and is not created by an action or actions of the property owner or the applicant.
2. That the granting of the permit for the variance will not adversely affect the rights of adjacent property owners or residents.
3. That the strict application of the provisions of Title 29 of which variance is requested will constitute unnecessary hardship upon the property owner represented in the application.
4. That the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare.

July 25, 1967

5. That granting the variance desired will not be opposed to the general spirit and intent of Title 28 (zoning ordinance).

COMMENTS BY THE SECRETARY

The applicant is requesting a variance to reduce the rear yard setback from 10 feet to 4½ feet in order to construct a new building on subject property. Subject property consists of four 25-foot lots which face Laura Street and, therefore, the rear yard is adjacent to the west property line. An alley was platted adjacent to the rear or west property line, however, it was vacated and closed some time ago. There still is some question as to whether or not the alley legally has been vacated, but it should be noted that a structure has been built across it. The applicant points out in his statement of justification that he plans to remove all the old structures on the site and construct a new building, and adequate off-street parking in conformance with the present day city ordinance.

Attached is the applicant's statement of justification.

Uniqueness

It is the opinion of the Secretary that this is a unique situation in that even though the lots are platted toward Laura which requires the rear yard setback adjacent to the west property line, the natural orientation of the development is toward Lincoln. It is commercially zoned and developed on the west side of the vacated alley and therefore the 10 foot rear yard serves no practical purpose and in the opinion of the Secretary in this particular situation could be reduced to 4½ feet which is equivalent to a sideyard.

Adjacent Property

It is the opinion of the Secretary that the granting of the variance would not adversely affect the rights of the adjacent property owners or residents inasmuch as the new structure will maintain a 4½ foot greater setback than the structure which is now occupying the site.

Hardship

It is the opinion of the Secretary that an unnecessary hardship would be placed upon the applicant if the variance were not granted inasmuch as a setback would be required which does not serve any

July 25, 1967

practical purpose and if required would result in an uneconomical use of land.

Public Interest

It is the opinion of the Secretary that inasmuch as the alley has been vacated, closed and a structure built over it, the setback would have no affect on the public interest.

Spirit and Intent

It is the opinion of the Secretary that inasmuch as the first four conditions can be found to exist that the request is not opposed to the general spirit and intent of Title 28.

Recommendation

It is the opinion of the Secretary that all five conditions necessary to the granting of the variance of 10 feet to 4½ feet can be found to exist, and, therefore, it is recommended that the variance be approved.

LAW OFFICES OF
COOMBS, BRICK, DYE & REIFF
SUITE 725 SUTTON PLACE
WICHITA, KANSAS 67202
316 FOREST 3-2261

EUGENE G. COOMBS
SIDNEY J. BRICK
WILLIAM H. DYE
JOHN M. REIFF

July 13, 1967



Mr. Ron Williamson
Planning Department
City of Wichita
Wichita, Kansas

Dear Mr. Williamson:

With reference to the application of Wichita Builders, Inc., for a variance pending before Board of Zoning Appeals, and in compliance with your telephone request of yesterday, handed you herewith is a site plan showing the location of a proposed new building, and also showing the existing building, which will be removed when the proposed building is built.

The plans for the proposed building are completely tentative at this time, and we do not mean to imply by the enclosed drawing that the proposed building will be of the size or exact location when the plans are completed.

As we have mentioned before, our application is requesting only a variance in the set back at the west line of the lots.

Yours very truly,

COOMBS, BRICK, DYE & REIFF

By

Sidney J. Brick
Sidney J. Brick

SJB:pw
Enc.

BOARD OF ZONING APPEALS
Room 402 City Building Annex
104 South Main
Wichita, Kansas

July 7, 1967

NOTICE TO ADJOINING PROPERTY OWNERS

Case No. BZA 22-67

An application has been filed by Wichita Builders, Inc., 725 Sutton Place, Wichita, by Coombs, Brick, Dye & Reiff, 725 Sutton Place, Wichita, Kansas, pursuant to Section 2.12.590.2, Code of the City of Wichita, requesting a variance of the rear yard setback from 10 feet to 4½ feet on property zoned "LC" Light Commercial and legally described as follows:

Lots 89, 91, 93, and 95 on Laura Avenue, in Miltner's Addition, Wichita, Kansas. Generally located at the northwest corner of Lincoln and Laura.

This application has been assigned Case No. BZA 22-67, and will be considered by the Board of Zoning Appeals at its meeting on Tuesday, July 25, 1967, at 1:30 p.m., in Room 401 City Building Annex, 104 South Main, Wichita, Kansas, at which time you may appear, if you so desire, either in person or by agent or attorney.

Jack H. Galbraith
Secretary

BOARD OF ZONING APPEALS
Room 402 City Building Annex
104 South Main
Wichita, Kansas

July 7, 1967

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Jack H. Galbraith
Secretary

BOARD OF ZONING APPEALS
Room 402 City Building Annex
104 South Main
Wichita, Kansas

July 7, 1967

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Jack H. Galbraith
Secretary

BOARD OF ZONING APPEALS
Room 402 City Building Annex
104 South Main
Wichita, Kansas

July 7, 1967

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Case No. BZA 22-67

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Jack H. Galbraith
Secretary

BOARD OF ZONING APPEALS

CITY OF WICHITA, KANSAS

CASE NO. Bya 22-67

FILED 6-26-67

APPLICATION FOR VARIANCE

I. Name of Applicant Wichita Builders, Inc.
c/o Coombs, Brick, Dye & Reiff
Mailing Address 725 Sutton Place, Wichita, Kansas Phone FO 3-2261
Name of Authorized Agent Coombs, Brick, Dye & Reiff
Mailing Address 725 Sutton Place, Wichita, Kansas Phone FO 3-2261
Relationship of applicant to property is that of Owner
(owner, tenant, lessee, other)

II. The variance requested is the rear yard set-back shall be placed
on the rear lot line between the alley and the lots, instead
of 5 1/2 feet east thereof

for property located at 1120-1128 East Lincoln, Wichita, Kansas
(at the NW corner) of Lincoln & Laura
and legally described as: Lots 89, 91, 93 and 95 on Laura Avenue
in Miltner's Addition

in the City of Wichita; and which is presently zoned LC.
(Give metes and bounds description below if appropriate):

III. The applicant herein, or his authorized agent, acknowledges:

- a. That he has received an instruction sheet concerning the filing and hearing of this matter;
- b. That he has been advised of the fee requirements established by Section 2.12.580 of the Code of the City of Wichita (Ordinance No. 24-606); and that the appropriate fee is herewith tendered;
- c. That he has been advised of his right to appeal of the decision of the Board to the City Commission within ten (10) days of that decision;
- d. That all documents are attached hereto as noted in paragraphs 3 and 4 of the instructions.

WICHITA BUILDERS, INC.
Applicant
By COOMBS, BRICK, DYE & REIFF
By Sidney J. Brick
Authorized Agent Sidney J. Brick

OFFICE USE ONLY: Received in office of Secretary, Board of Zoning Appeal
3:15 (a.m. - p.m.), 6-26, 1967, together with
appropriate fee of \$50.00.

T9-402

B. Rathke
Signed

LAW OFFICES OF
COOMBS, BRICK, DYE & REIFF
SUITE 728 SUTTON PLACE
WICHITA, KANSAS 67208
316 FOREST 3 2281

EUGENE S. COOMBS
SIDNEY J. BRICK
WILLIAM M. DYE
JOHN M. REIFF

June 26, 1967

City of Wichita
Board of Zoning Appeals
Wichita, Kansas

Gentlemen:

Filed herewith is application for variance requesting that the rear yard setback be placed on the rear lot line between the alley and the lots, instead of 5 1/2 feet east thereof at 1120-1128 East Lincoln, Wichita, Kansas, legally described as:

Lots 89, 91, 93 and 95 on Laura Avenue
in Miltner's Addition to the City of
Wichita, Sedgwick County, Kansas.

The property is presently zoned "LC" and variance requested is from paragraph 3.1 of Section C of Section 28.04.090 of the Code of Ordinances of the City of Wichita, Kansas.

Applicant submits the following statement and requests the following findings in accordance with Board of Zoning Appeals Regulation 2.12.590, paragraph 2:

- (a) The requested variance arises from such such condition which is unique to the property in question, and which is not ordinarily found in the same zone or district; and is not created by an action or actions of the property owner or the applicant.

City of Wichita
June 26, 1967
Page 2

The special condition unique to this property and to others in the block results from a one (1) foot strip identified as Reserve "A" of Miltner's Addition lying immediately to the west of the alley to the rear of the lots. This Reserve "A" was platted in 1888, and since that time has been ignored by plattors and their heirs and successors. The alley has not been used as an alley for many years, and according to the best information available to the applicant perhaps as long as 50 years. Improvements have been erected in and on the alley and in and on Reserve "A" in a number of places within the block involved. The situation is also unique because of a second alley 60 feet west of the alley in question and between the two streets, Ida and Laura. This alley, 20 feet in width, serves Reserves "A" and "D" to Miltner's Second and Third Additions respectively, being the property to the west of the alley in question.

- (b) The granting of the permit for the variance requested will not adversely affect the rights of adjacent property owners or residence inasmuch as improvements in the block are located within the alley and beyond the point at which the variance is requested, namely the rear lot line of the applicant's lots. So long as the alley in Reserve "A" exists, there will remain a 10 foot open air clearance west of the building to be erected for which the variance is requested.

City of Wichita
June 26, 1967
Page 3

- (c) The strict application of the provisions of Title 28 of which variance is requested (Section 28.04.090) will institute unnecessary hardship upon the property owner represented in the application because it would not permit it to utilize its property to the highest advantage and would waste sufficient portion of the lot area from being used for needed parking space to the extent that it would not be feasible to erect the contemplated improvement.
- (d) The variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity, or general welfare, since it creates no condition adversely affecting these factors. It would make possible the erection of a modern commercial building which should improve property values in the neighborhood and because of the unique situation mentioned above with respect to the two alleys in one block and to the one (1) foot Reserve "A", and because of the existence of improvements on other lots in the same area, the granting of the variance will not adversely affect the public interest.
- (e) Granting the variance desired will not be opposed to the general spirit and intent of Title 28 (zoning ordinance), since the open air space to the rear of the lots will remain at ten (10) feet, which is in accord with the spirit and intent of the zoning ordinance with respect to light commercial zoning. It will allow the granting of a building permit for the erection of the

City of Wichita
June 26, 1967
Page 4

new improvement, which improvement
will be of benefit to the zoning
district, neighborhood and block in
which it is located.

Also filed herewith is ownership certificate of
Fidelity Title Company, Inc., to which is attached two
plats, also prepared by Fidelity Title Company, Inc.

Respectfully submitted,

COOMBS, BRICK, DYE & REIFF

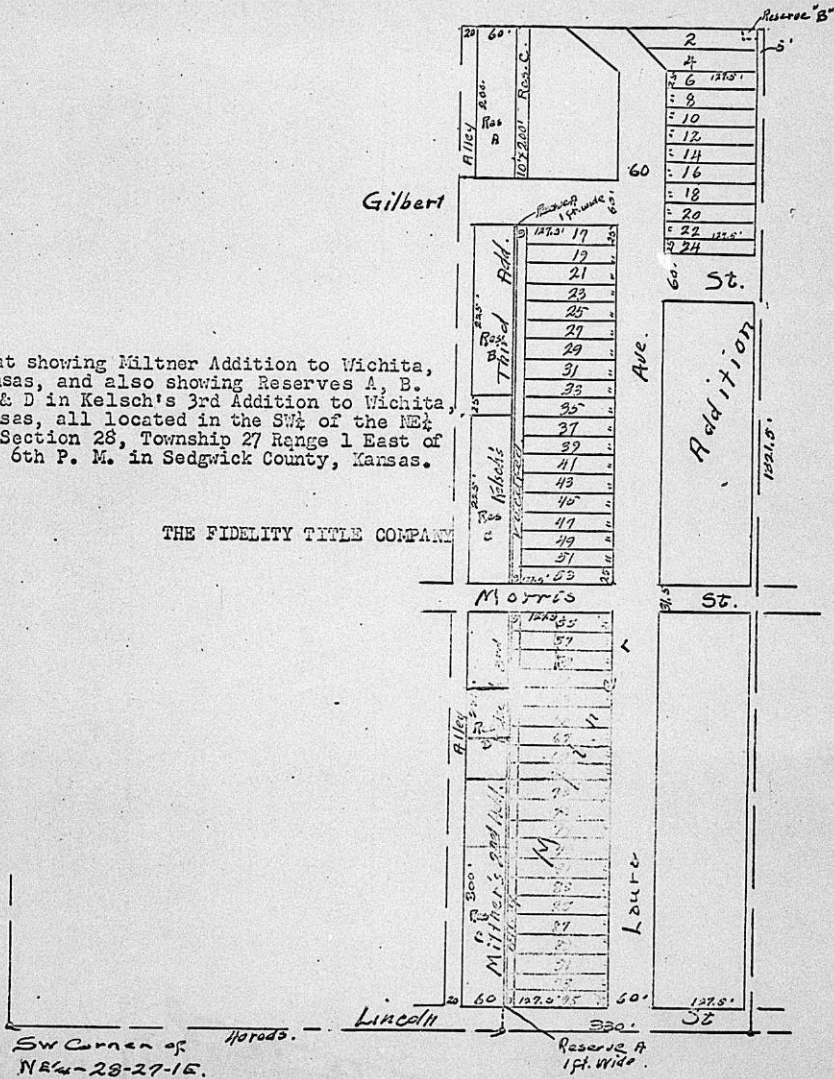
By



Sidney J. Brick
Attorneys and authorized agent
for Applicant.

Plat showing Miltner Addition to Wichita, Kansas, and also showing Reserves A, B, C, & D in Kelsch's 3rd Addition to Wichita, Kansas, all located in the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 28, Township 27 Range 1 East of the 6th P. M. in Sedgwick County, Kansas.

THE FIDELITY TITLE COMPANY



STATEMENT OF OWNERSHIP

STATE OF KANSAS)
)
 Sedgwick County,)

The undersigned duly bonded and qualified abstractor within and for the County and State aforesaid, does hereby certify:

That we have examined the records in the office of the Register of Deeds of Sedgwick County, Kansas, with reference to the ownership of the following property in Sedgwick County, Kansas, viz:

Property lying within a radius of 200 ft of:
 Lots 89, 91, 93 & 95, on Laura Avenue, in Miltner's Addition, Wichita, Kansas.


Fidelity
Title
Company,
inc.

And from such examination find that the owners thereof are as set opposite the description of the property below, viz:

LOT	STREET	ADDITION	OWNER
72 & 74	Laura	MILTNER	✓ Wallace A. & Jennie Lavina Breaker, 1120 Laura 67211 ux
76 & 78	"	"	✓ Robert A. & Verna M. Orton, ux 1122½ Laura 67211
80 & 82	"	"	✓ Dora M. Daugherty 1124 Laura 67211
84 & 86	"	"	✓ Una Yeager 1126 Laura 67211
88, 90, 92, 94 & 96,	"	"	✓ Martin Dondlinger, Joseph Dondlinger, & Raymond Dondlinger 1206 E. Lincoln 67211
73, 75, 77 & N 10' of 79,	"	"	✓ G. G. & Veda M. Branstetter, ux 1118 Laura 67211
S 15' of 79, & 11 of 81,	"	"	✓ Lillie I. Wheeler 1607 Irving 67213



LOT	STREET	ADDITION	OWNER
83, 85 & 87,	Laura	MILTNER	✓ Lennie Ethel gustus, sgle 1141 Laura 67211
89, 91, 93, 95,	"	"	✓ Wichita Builders, Inc. 1206 E. Lincoln 67211
S 175 ft of Res. A,		MILTNER 2nd.	✓ Charles G. & Inez M. Westfall, ux 1118 E. Lincoln 67211
S 40 ft of N 125 ft of Res A,		" "	D Lillie I. Wheeler 1607 Irving 67213
N 85 ft of Res A,		" "	D G. G. & Veda M. Brandtetter, ux 1118 Laura 67211
1 & 3,	Ida	" "	✓ Francisco & Flora Espinoza, ux 1124 Ida 67211
5 & 7,	"	" "	✓ Bertha Groat 1130 Ida 67211
9 & 11,	"	" "	✓ C. M. & Grace Cathey, ux 1134 Ida 67211
13 & 15,	"	" "	✓ Howard LeRoy & Esther J. Bish, ux 1138 Ida 67211
17 & 19,	"	" "	✓ Howard W. & Louise J. Strain, ux 1106 Laura 67211
21 & 23,	"	" "	✓ Marion C. Harrison 2172 Exchange Pl. 67213
2 & 4,	"	<u>LINCOLN STREET</u>	✓ Theodore W. Maisch, Sr. Esther L. Maisch, sgle. lfe Est. 604 S. Topeka 67202
6 & 8,	"	" "	✓ Theodore W. Maisch 1111 E. Lincoln 67211
10 & 12,	"	" "	X Leo M. Manson, sgle. No Address Available <i>none found</i>
1 & 3,	Laura	" "	✓ Frank D. & Goldie M. Kiser, ux 1203 Laura 67211
5 & 7, 9 & 11,	"	" "	D Theodore W. Maisch, Sr. 1111 E. Lincoln 67211
2, 4, 6,	"	" "	Wendelin Herman, sgle. & Tony Herman, sgle. ²²⁰ 4855 N. Woodlawn 67211
8 & N $\frac{1}{2}$ of 10,	"	" "	✓ Irvin & Isabel Sutley, ux 1208 Laura 67211
S $\frac{1}{2}$ of 10, all of 12,	"	" "	✓ John R. & Doris A. Garrison, ux 1212 Laura 67211
S 300 ft of Res C,		<u>Miltner</u>	Owned by: John B. Miltner at the time of Plat. See attached list of heirs.

Dated at Wichita, Kansas this 20th day
of June, 1967 at 7:00 A. M.

FIDELITY TITLE COMPANY, INC.

By Elmer M Farrell Sec. OEM

82322

JOHN B. MILTNER; Pro. No. 4153.
Died intestate Jan. 28, 1908.
Left wife: Sophia Miltner, widow.
J. E. Miltner, son.
Henry F. Miltner, son.
Anna L. Findeiss, daughter.
Mary I. Miltner, daughter.
Inventory does not show Res. A in Miltner's Add.
Estate was insolvent.

Mary L. MILTNER: Probate No. 44659,
Died testate March 27, 1963.
Will, admitted to probate, Divides the estate into 11 equal parts, which it
devises as follows:
Carl E. Miltner, 610 So. Washington,
Pearl L. Miltner, 542 So. Washington.
Elmo F. Miltner, 1007 Laura Ave.
Wesley H. Miltner, 389 1st Ave. North, Naples, Florida.
Estella Wenzel, 321 North Madison Avenue.
Charles E. Miltner, 1721 East Waterman Ave. DECEASED, SEE PRO. 49605.)
L. H. Kaufman, 801 Carter Avenue,
Zion Methodist Church of Wichita, 1248 Lulu Ave.
Henry E. Miltner) These three pre-deceased the decedent, and by the terms
Juanda Brown) of the will their interest went to the remaining
John C. Findeiss) devisees.
Inventory does not show Reserve A, in Miltner's Addition.
Estate closed.

ANNA L. FINDEISS, Probate No. 32717.
Died intestate Jan. 4, 1950. Sole heirs were:
Estella Wenzel, daughter, 321 North Madison.
Juanda Brown, daughter, Honolulu, Hawaii. Reported dead in Pro. 44659 above.
J. C. Findeiss, son, 742 Laura Avenue. Died 2-6-58. No probate.
Estate closed.

CHARLES E. MILTNER, Probate No. 49605.
Died testate July 9, 1966. Property assigned to:
Donald E. Miltner, son, 9522 Liptonshire, Dallas, Texas.
Albert Louise Hunt, daughter, 818 West 35th St. North, Wichita,
C. Russell Miltner, son, 1901 South Battin, Wichita.
Estate Closed.

Note: None of the above estates mentions the South 600 feet of Reserve
A in Miltner's Addition to Wichita.

FORM 223-021

PAYMENT NOTICE

City of Wichita

PAY AT TREASURER'S OFFICE - FIRST FLOOR

Bldg & Elev.	Elec.	Elev. Insp.	Exam. Fees
Hse. Mvr.	Hse. Moving	Licse.	Mech.
Oil Well	Pav. Cuts	Plan.	Plbg. Cert.
Sanitation	Sewer	Signs	Sidewalk
Street	Trailer		

DESCRIPTION	AMOUNT
<i>R-71-C Applications</i>	<i>50⁰⁰</i>

Name *Richard Brink, Atty.*

Address *725 Sutton Place*

Type _____ Due Date _____

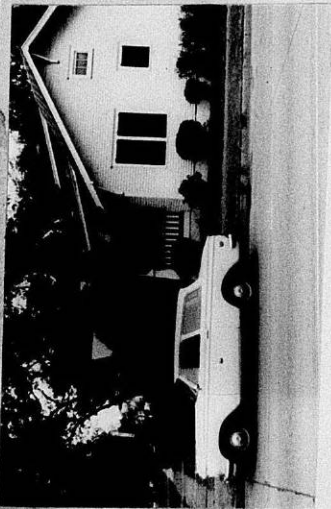
Comments:

R-71-C

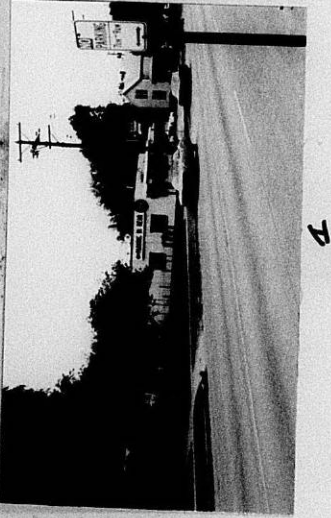
Date *6-26-67* By *B.R.*



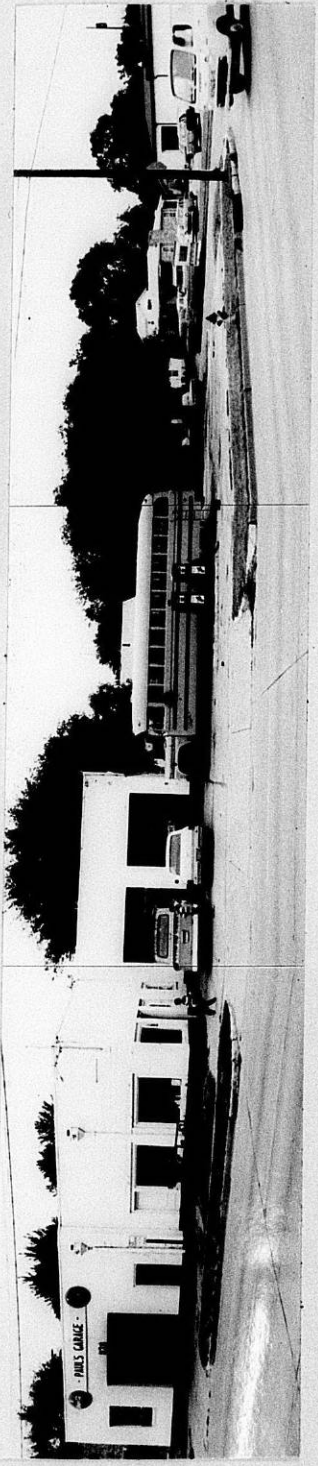
3



2



4



4

Map No. 55
Sec. _____
Twp. _____
Range _____

AREA DATA:
1. Acres: _____
2. Adjoining _____
3. Land Use: _____
4. Sketch Pl _____
5. Present L _____
6. Area (is) _____

PHOTO DATA:
Taken by _____

Map No. 5546
Sec. _____
Twp. _____
Range _____

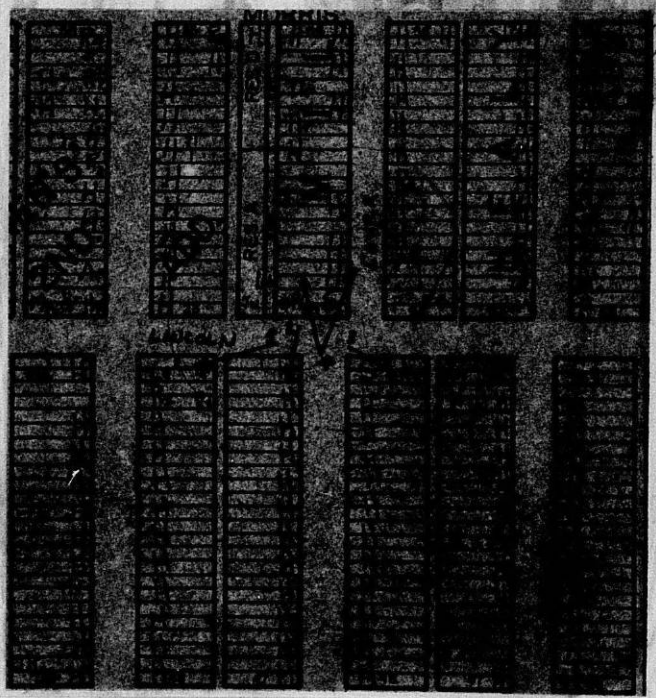
BZA 22-67
SCZ- _____
CU- _____
Filed _____

AREA DATA:

1. Acres: _____ (_____ ft. by _____ ft.)
2. Adjoining Zoning: E _____ S _____ W _____ N _____
3. Land Use: East _____ South _____
West _____ North _____
4. Sketch Plan Land Use is for: _____
5. Present Land Use is for: _____
6. Area (is) (is not) platted.

PHOTO DATA:

Taken by _____ Date _____ Time _____



4