

Case No. BZA 40-76 - Welsey Med.  
Center requests variance to in-  
crease number of identification  
signs for property located betwe  
en Central and Murdock, east of

*Post*  
*11-23-76*  
*M.P.C.*  
*C.I.V.*  
*12-6-76*  
*C.H.*

E7

ACTION

BZA 40-76 COMMITTEE Approved DATE 11-23-76

M.A.P.C.

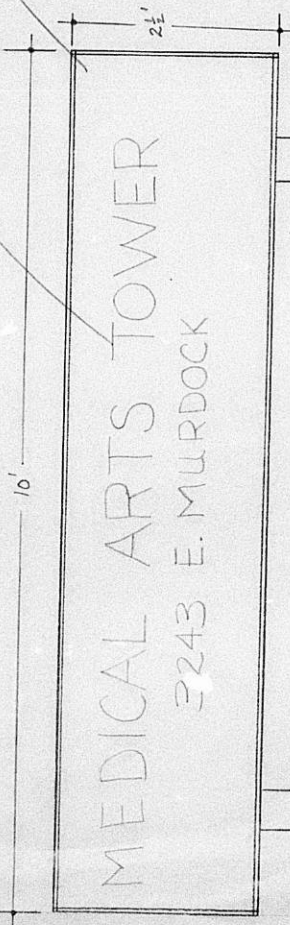
B.C.C./B. C. C.

192

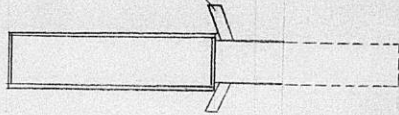


WHITE VINYL LETTERS  
6" & 3"

BRONZE ANODIZED ALUMINUM



INDIRECT  
WHITE LIGHTS



POSTS SET IN CONCRETE

BZA 40-76

RESOLUTION NO. BZA 40-76

WHEREAS, Wesley Medical Arts Tower Association, 3243 East Murdock, Wichita, Kansas, and Wesley Medical Center, 550 North Hillside, Wichita, Kansas, request a variance as provided in Section 2.12.590.B, Code of the City of Wichita to increase the number of identification signs from 1 to 2 on property zoned the "A" Two Family Dwelling District, the "B" Multiple Family Dwelling District, and the "BB" Office District and legally described as follows:

Wesley Medical Center Addition, Wesley Medical Center Second Addition and Wesley Medical Center Third Addition, except that part lying east of Rutan Avenue in Wichita, Sedgwick County, Kansas. Generally located in an area bounded by Central on the south, Hillside on the west, Murdock on the north and Rutan on the east.

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 the meeting of November 23, 1976, consider said application; and

WHEREAS, the Board of Zoning Appeals has proper jurisdiction to consider said request for a variance under the provisions of Section 2.12.590.B, Code of the City of Wichita; and

WHEREAS, the Board of Zoning Appeals has found that the variance 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 inasmuch as the Medical Arts Tower building, although included by definition as part of the total zoning lot, is a separate and distinct use from the facilities owned and operated by Wesley Medical Center; 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 sign would be of low profile (the top of the sign would be approximately three feet above ground level) and would be visually compatible with the building it would serve; and

WHEREAS, the Board of Zoning Appeals has found that the strict application of the provisions of Title 28 (Zoning Ordinance) of which variance is requested, will constitute unnecessary hardship upon the property owner represented in the application inasmuch as the only other means of identifying the building would be to place the identification sign on the building itself, and it is blocked from view from the west by the Wesley parking garage; and

WHEREAS, the Board of Zoning Appeals has found that the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare due to the fact that effective signage around this highly congested area would be in the best interest of the general public; and

WHEREAS, the Board of Zoning Appeals has found that the granting of the variance desired will not be opposed to the general spirit and intent of Title 28 (Zoning Ordinance) inasmuch as the proposed sign is less than the 32 square feet in area and would be the only means of identifying the Medical Arts Tower building as a separate use from the surrounding Wesley Medical Center Complex; and

RESOLUTION NO. BZA 40-76  
Page 2

WHEREAS, each of the five conditions required by Section 2.12. 590.B, Code of the City of Wichita, to be present before a variance can be granted has been found to exist.

NOW, THEREFORE, BE IT RESOLVED by the Board of Zoning Appeals of the City of Wichita that this request for a variance to increase the number of identification signs from 1 to 2 on property zoned the "A" Two Family Dwelling District, the "B" Multiple Family Dwelling District, and the "BB" Office District, and legally described as follows:

Wesley Medical Center Addition, Wesley Medical Center Second Addition and Wesley Medical Center Third Addition, except that part lying east of Rutan Avenue in Wichita, Sedgwick County, Kansas. Generally located in an area bounded by Central on the south, Hillside on the west, Murdock on the north and Rutan on the east.

be approved subject to the following condition:

1. The identification sign shall be a ground sign, limited to 25 square feet in the dimension of 2 1/2 feet high by 10 feet long.

ADOPTED AT WICHITA, KANSAS, this 23rd day of November, 1976.

  
Marjorie L. Taylor, Chairman

ATTEST:

  
Larry Dobson, Assistant Secretary

XXXXXXXXXXXXXXXXXXXX  
XXXXXXXXXXXXXXXXXXXX  
XXXXXXXXXXXXXXXXXXXX

Tenth Floor  
455 North Main

December 9, 1976

Mr. Robert M. Cory  
3243 East Murdock  
Wichita, Kansas 67208

Re: Request for-Variance  
Case No. BEA 40-76


Dear Mr. Cory:

Enclosed is a signed copy of the Resolution adopted by the Board of Zoning Appeals on November 23, 1976, in connection with your request for a variance to increase the number of identification signs from 1 to 2 on property zoned the "BB" Office District, "B" Multiple Family Dwelling District, and "A" Two Family Dwelling District, and generally located in an area bounded by Central on the south, Hillside on the west, Murdock on the north, and Rutan on the east.

This Resolution reflects the official action of the Board to approve your request and sets out the conditions of approval. It is forwarded to you for your information and files.

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

Sincerely yours,

  
Larry Dobson  
Assistant Secretary

LD:bh  
Encl.

cc: Wesley Medical Arts Tower Assoc., 3243 E. Murdock, 67208  
Wesley Medical Center, 550 N. Hillside, 67208  
Don Gisick, City Clerk  
Robert Feldner, Supt., Central Inspection  
Joe Donnelly, Central Inspection

~~XXXXXXXXXXXXXXXXXXXX~~  
~~XXXXXXXXXXXXXXXXXXXX~~  
~~XXXXXXXXXXXXXXXXXXXX~~

Tenth Floor, City Hall  
455 North Main Street

November 23, 1976

Mr. Robert M. Cory  
3243 East Murdock  
Wichita, Kansas 67208

Re: Request for Variance  
Case No. BEA 40-76

Dear Mr. Cory:

At the regular meeting of the Board of Zoning Appeals on Tuesday, November 23, 1976, your request for a variance to increase the number of identification signs from 1 to 2 on property zoned the "BB" Office District, "B" Multiple Family Dwelling District, and "A" Two Family Dwelling District, and generally located in an area bounded by Central on the south, Hillside on the west, Murdock on the north, and Rutan on the east was considered.


It was the action of the Board to approve this request, subject to the following condition:

1. The identification sign shall be a ground sign limited to 25 square feet in the dimension of 2 1/2 feet high by 10 feet long.

A Resolution setting forth the official action of the Board is being prepared and you will be mailed a copy as soon as the signatures of the Chairman and Secretary have been obtained.

If you have any questions, please call our office.

Very truly yours,

  
Larry Dobson  
Assistant Secretary

LD:bh  
cc: Wesley Medical  
Arts Tower Assoc, 3243 E. Murdock, 67208  
Wesley Medical Center, 550 N. Hillside, 67208  
Don Gisick, City Clerk  
Robert Feldner, Supt., Central Inspection  
Joe Donnelly, Central Inspection

**THE CITY OF WICHITA**  
**OFFICE OF CITIZEN PARTICIPATION**

**DATE** November 18, 1976



**TO** Larry Dobson, Current Plans, MAPD

**FROM** David Furnas, Citizen Participation Coordinator

**SUBJECT** BZA 40-76

At the meeting of CPO Council Area "I" on November 16, 1976, the Council recommended approval of the variance to the sign ordinance requested by Wesley Medical Arts Tower and Wesley Medical Center.

The Council felt that the request was in the best interests of the public and would not adversely affect adjacent property owners.

*David L. Furnas*  
David Furnas  
Citizen Participation Coordinator

DF:CB:rh



**SECRETARY'S REPORT**  
**CASE NO. BZA 40-76**

**APPLICANT:** Wesley Medical Arts Tower Association, 3243 East Murdock, Wichita, Kansas and Wesley Medical Center, 550 North Hillside, Wichita, Kansas.

**AGENT:** Robert M. Cory, 3243 East Murdock, Wichita, Kansas.

**REQUEST:** Variance pursuant to Section 2.12.590.B, Code of the City of Wichita to increase the number of identification signs from 1 to 2.

**GENERAL LOCATION:** In an area bounded by Central on the south, Hillside on the west, Murdock on the north, and Rutan on the east.

**ZONING:** Subject property is zoned the "BB" Office District, "B" Multiple Family Dwelling District, and "A" Two Family Dwelling District. East is "BB", "B" "A" and "LC" Light Commercial; north is "B" and "A"; west is "C" Commercial, "LC" and "B"; south is "C" and "B".

**LAND USE:** Subject property is the Wesley Medical Center Complex and Wesley Medical Arts Tower Association. South is a large office building; west is assorted retail and office uses; north is single and two family residential development and a children's home; east is single and two family residential, park and motel.

**JURISDICTION:**

The Board has jurisdiction to consider the variance request under the provisions outlined in Section 2.12.590.B, 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 28 of which variance is requested will constitute unnecessary

SECRETARY'S REPORT  
CASE NO. BZA 40-76  
Page 2

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; and
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 applicants are requesting a variance to permit the placement of an identification sign on subject property for the purpose of identifying the Medical Arts Tower office building as a separate and distinct use from the Wesley Medical Center Complex.

The Board approved a variance for the Wesley Medical Center on July 27, 1976, for what was believed to be the total sign needs on subject property (BZA 26-76). Part of that variance permitted the increase in size of an identification sign at the northeast corner of Central and Hillside from 32 square feet to 216 square feet. Section 28.04.139.E.1 of the City Code permits identification signs on property zoned the "BB" Office District "provided they shall not exceed thirty-two square feet in area nor exceed thirty feet in height and one per zoning lot. Such signs shall be limited to indirect or internal illumination of white light only." The Office of Central Inspection has previously determined that for purposes of applying these regulations, the Wesley Medical Center Complex shall be considered as a single zoning lot. Therefore, the one permitted identification sign has been granted for this zoning lot. This is a request to permit one additional identification sign for the designated zoning lot.

The Medical Arts Tower office building, although built on land owned by the Wesley Medical Arts Tower Association, is land locked by Wesley Medical Center property, as far as ownership is concerned, and therefore, has no property of its own to place a ground sign upon. Apparently, Wesley Medical Center officials did not take into consideration the potential sign needs of the Medical Arts Tower at the time their variance request was made or it could have been considered as part of the one application.

The Medical Arts Tower Association states it is most important that they have their own identification as a separate and distinct use apart from the many buildings making up the Wesley complex. The sign being proposed is a 25 square foot ground sign, 2 1/2 x 10 feet in dimension, illuminated by indirect white light. The sign is proposed to be placed in an area north of the Medical Arts Tower building, perpendicular to Murdock Avenue.

UNIQUENESS:

It is the opinion of the Secretary that this request arises from a condition unique to the property inasmuch as the Medical Arts Tower building, although included by definition as part of the total zoning lot, is a separate and distinct use from the facilities owned and operated by Wesley Medical Center.

ADJACENT PROPERTY:

It is the opinion of the Secretary that the granting of the requested variance would not adversely affect the rights of adjacent property owners inasmuch as the sign would be of low profile (the top of the sign would be approximately three feet above ground level) and would be visually compatible with the building it would serve.

HARDSHIP:

It is the opinion of the Secretary that a hardship may be imposed upon the applicants if the provisions of the zoning ordinance are strictly enforced inasmuch as the only other means of identifying the building would be to place the identification on the building itself, and it is blocked from view from the west by the Wesley parking garage.

PUBLIC INTEREST:

It is the opinion of the Secretary that the granting of the variance would not be opposed to the public interest inasmuch as effective signage around this highly congested area would be in the best interest of the general public.

SPIRIT AND INTENT:

It is the opinion of the Secretary that the granting of the variance requested would not be opposed to the general spirit and intent of the zoning ordinance inasmuch as the proposed sign is less than the permitted 32 square feet in area and would be the only means of identifying the Medical Arts Tower building as a separate use from the surrounding Wesley Medical Center Complex.

RECOMMENDATION:

It is the opinion of the Secretary that the above five conditions can be found to exist and it is therefore recommended that the variance be granted subject to the following conditions:

1. A building sign as otherwise permitted by Section 28.04.139. E.2 shall not be placed upon the Medical Arts Tower Building.
  2. The identification sign shall be a ground sign, limited to 25 square feet in the dimension of 2 1/2 feet high by 10 feet long.
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BOARD OF ZONING APPEALS  
Tenth Floor - City Hall  
455 North Main Street, Wichita, Kansas 67202

November 1, 1976

NOTICE TO ADJOINING PROPERTY OWNERS:

Case No. BZA 40-76

An application has been filed by the Wesley Medical Arts Tower Association, 3243 East Murdock, Wichita, Kansas, and Wesley Medical Center, 550 North Hillside, Wichita, Kansas, pursuant to Section 2.12.590.B, Code of the City of Wichita, requesting a variance to increase the number of identification signs from 1 to 2 (which would increase the number of square feet for identification signs from 288 to 313 square feet), on property zoned the "A" Two Family Dwelling District, the "B" Multiple Family Dwelling District and the "BB" Office District and legally described as follows:

Wesley Medical Center Addition, Wesley Medical Center Second Addition and Wesley Medical Center Third Addition, except that part lying east of Rutan Avenue in Wichita, Sedgwick County, Kansas. Generally located in an area bounded by Central on the south, Hillside on the west, Murdock on the north and Rutan on the east.

This application has been assigned Case No. BZA 40-76, and will be considered by the Board of Zoning Appeals at its meeting on Tuesday, November 23, 1976, at 1:30 p.m., in the Board Room, First Floor, City Hall, 455 North Main, Wichita, Kansas, at which time you may appear if you so desire either in person or by agent or attorney.

It should be noted that the Citizen Participation Organization Area Council may consider this case at its next meeting. Additional information about such a meeting may be obtained by calling the CPO Office, 268-4516.

Jack H. Galbraith  
Secretary

24 notices sent to adjoining property owners  
10 notices sent to MAPC member  
1 notice to Verne Laing, 200 W. Douglas  
1 notice to Tom Kitch, 125 N. Market  
1 notice to Wm. I. Robtinson, 3343 Country Club Place  
1 notice to Dave Furnas, CPO Coordinator

38 notices sent on 10-29-76, BZA 40-76

BOARD OF ZONING APPEALS

CASE NO. \_\_\_\_\_

CITY OF WICHITA, KANSAS

FILED \_\_\_\_\_

APPLICATION FOR VARIANCE

I. Name of Applicant Wesley Medical Arts Tower Association/Wesley Medical Center

Mailing Address 3243 E. Murdock Phone 2 62-0419

Name of Authorized Agent Robert M. Cory

*(Bob Page - Graphics System)  
437 S. Washington 267-477*

Mailing Address 3243 E. Murdock Phone 262-0419

Relationship of applicant to property is that of Tenant/Owner  
(Owner, Tenant, Lessee, Other)

II. The variance requested is to increase the number of identification signs on the zoning lot from 1 to 2, thereby increasing the number of square feet from <sup>216</sup> ~~200~~ to <sup>241</sup> 313.

for property located between Central and Murdock east of Hillside and west of Rutan

and legally described as: Wesley Medical Center addition, 2nd addition, and 3rd addition except that part east of Rutan Avenue

in the City of Wichita; and which is presently zoned BB office.

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 bring action in the District Court of Sedgwick County to appeal the decision of the Board.
- d. That all documents are attached hereto as noted in paragraphs 2, 3, 4, and 5 of the instructions.

Wesley Medical Arts Tower Association  
Applicant Wesley Medical Arts Tower Ass.

Robert M. Cory  
Authorized Agent Robert M. Cory

OFFICE USE ONLY: Received in office of Secretary, Board of Zoning Appeals 4:15 (a.m. ~~(p.m.)~~), 10/26 1976 together with appropriate fee of \$50.00.

*Betty - use abstract list from Wesley Co BZA 2-76 make copy for this file*

Larry Nelson  
Signed

BOARD OF ZONING APPEALS

CASE NO. \_\_\_\_\_

CITY OF WICHITA, KANSAS

FILED \_\_\_\_\_

APPLICATION FOR VARIANCE

I. Name of Applicant Wesley Medical Arts Tower Association/Wesley Medical Center  
Mailing Address 3243 E. Murdock Phone 2 62-0419

Name of Authorized Agent Robert M. Cory  
Mailing Address 3243 E. Murdock Phone 262-0419

Relationship of applicant to property is that of Tenant/Owner  
(Owner, Tenant, Lessee, Other)

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for property located between Central and Murdock east of Hillside and west of Rutan

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Wesley Medical Arts Tower Association  
Applicant Wesley Medical Arts Tower Ass.

Robert M. Cory  
Authorized Agent Robert M. Cory

OFFICE USE ONLY: Received in office of Secretary, Board of Zoning Appeals \_\_\_\_\_ (a.m. - p.m.), \_\_\_\_\_ 19 \_\_\_\_\_ together with appropriate fee of \$50.00.

OWNERSHIP LIST

Lot	Street	Addition	Property Owner
15 exc. St.	Hillside	Myers Subdivision of lots 1 & 3, Blk. 6 Frisco Heights Addition	✓ Nestor R. Weigand, Jr. 20 Norfolk Wichita, Kansas, 67208
16 exc. St.	"	"	D Nestor R. Weigand, Jr. & Luann Weigand 20 Norfolk, Wichita, Kan. 67208
17 exc. St	"	"	"
18 exc. St.	"	"	"
19 exc. St.	"	"	✓ Robert A. Wolff & Juanita Wolff 1902 E. 17th St. Wichita, Kansas, 67214
29	Orchard	"	D Nestor R. Weigand, Jr. 20 Norfolk, Wichita, Kan. 67208
30	"	"	"
31	"	344	✓ Dean C. Jones, 9738 W. 3rd Wichita, Kansas, 67212
32	"	"	"
33	"	"	<i>not in phone books not in G.D. not in S.D.</i> D. E. Gleichman & Irene Gleichman Address unknown
34	"	"	"
35	"	"	D Luann H. Weigand, 20 Norfolk Wichita, Kansas, 67208
19	"	Sunrise Park Add.	✓ The Wichita Childrens Home 810 N. Holyoke Wichita, Kansas, 67208
21	"	"	"
23	"	"	"
25	"	"	"
27	"	"	"
29	"	"	"
31	"	"	"
33	"	"	"
35	"	"	"
37	"	"	"
39	"	"	"

*Revised*

Continued page 2

Lot	Street	Addition	Property Owner
20	Murdock	Sunrise Park Add.	The Wichita Childrens Home 810 N. Holyoke Wichita, Kansas, 67208
22	"	"	"
24	"	"	"
26	"	"	"
28	"	"	"
30	"	"	"
32	"	"	"
34	"	"	"
36	"	"	"
38	"	"	"
40	"	"	"
42	"	"	"
44	"	"	"
46	"	"	"
48	"	"	"
50	"	"	"
5	Central	Blazer's Addition	Ralph A. Shenk & Ina M. Shenk 1405 Willow Lane Wichita, Kansas, 67208
6	"	"	"
7	"	"	"
8	"	"	"
9	"	"	"
10	"	"	"
11 exc. E. 15'	"	"	"
E. 5.84' of 13	"	"	A. E. Hiebert, 1530 W. 13th St. Wichita, Kansas, 67203
14	"	"	"
15	"	"	"

*Superseded*

Continued page 3

Lot	Street	Addition	Property Owner
16	Central	Blazer's Addition	L. G. Mason, Address unknown
17	"	"	Abraham E. Hiebert 1530 W. 13th St. Wichita, Kansas, 67203
18	"	"	Sammy Harry Kouri & Jacqueline Minnie Kouri, 619 N. Armour Wichita, Kansas, 67206
S. 40' of 40	Edgemont	"	D A. E. Hiebert, 1530 W. 13th Wichita, Kansas, 67203
S 40' of 41	"	"	"
S 40' of 42	"	"	"
S 70' of W. 10' of 44	"	"	D Ralph A. Shenk & Ina M. Shenk 1405 Willow Lane Wichita, Kansas, 67208
S 70' of 45	"	"	"
S 70' of 46	"	"	"
S 70' of 47	"	"	"
1		Wesley Medical Center Addition	City of Wichita, 455 N. Main Wichita, Kansas, 67202
2		"	"
E 375.83' of 1		Wesley Medical Center 2nd Add.	"
2		"	"
3		"	"
1		Wesley Medical Center 3rd Add.	"
2		"	"
3		"	"
4		"	"
Reserve B. except that part platted as Wesley Medical Center 2nd Add.		Nob Hill Addition	Wesley Medical Center 550 N. Hillside Wichita, Kansas, 67214

*Superseded*

Continued page 4

	Street	Addition	Property Owner
	Hillside	Resurvey of Bucks 2nd Addition	✓ Eugene E. Zakas & John Zakas 105 S. Ridgewood Wichita, Kansas, 67218
41	"	"	"
43	"	"	"
45	"	"	"
47	"	"	"
49	"	"	<i>not in phone CD as SD</i> Charles R. Craft & Ida Alice Craft, Address unknown
51	"	"	"
53	"	"	✓ Mary J. Blood, 3427 Edgemont Pl.. Wichita, Kansas, 67208
55	"	"	"
57	"	"	"
59	"	"	"
61	"	"	"
63	"	"	"
65	"	"	✓ Fourth National Bank & Trust Co., 100 N. Broadway. Wichita, Kansas, 67202.
67	"	"	"
69	"	"	"
71	"	"	"
73	"	"	"
75	"	"	"
77	"	"	"
79	"	"	"
N 15' of 81	"	"	"
81 exc. N 15'	"	"	✓ Jack W. Kice, 3021 E. Clark Wichita, Kansas, 67211
83	"	"	"
85	"	"	"
87	"	"	"

*Superseded*

Continued page 5

Lot	Street	Addition	Property-Owner
101	Hillside	Resurvey of Bucks 2nd Addition	Gladys Oweida Snodgrass, Trustee Address unknown
103	"	"	"
105	"	"	"
107	"	"	"
109	"	"	Browns Grills, Inc. 545 N. Hillside Wichita, Kansas, 67214
111	"	"	"
1		Schuckman's Add.	"
2		"	"
3		"	"
4		"	"
5		"	"
6		"	"
7		"	"
8		"	"
9		"	Herman W. Beutell & Helen G. Beutell, 115 S. Rutan, Apt.3C Wichita, Kansas, 67218
10	24.41' of 10	"	"
11	.54' of 10	"	Roy Hawk & Cleora R. Hawk 2533 N. Belmont, Wichita, Kansas, 67220
12		Hodsons 2nd Add.	"
13	26' of 5	"	"
14	.24' of 5 exc. W. 60'	"	Cleora R. Hawk, 2533 N. Belmont Wichita, Kansas, 67220
15	exc. W. 60'	"	"
16	60' of S. 24' of 5	"	Dunn Investment Company 7834 E. Douglas, Wichita, Kan. 67206
17	.60' of 6	"	"

*rel in SPD  
rel in CO*

*Superseded*

ued page 6

Street	Addition	Property Owner
	Maple Grove Add.	Continental Oil Company 8001 E. Pawnee Wichita, Kansas, 67207
N 70' of 5	Howards Addition to College Hill	William H. Mack, sole Trustee of National Investment Trust 3860 Whitney Ave. Hamden, Connecticut
S. 50' of N 120' of 5	"	"
E. 56.75' of 6	"	"
Beg. 74.62' S. of NW cor lot 8, th. S. 49.93', th. E. 151.74' to a pt. 124.81' S. of N ln. lot 8, th. N. 49.93', th. W. 151.74', to p.o.b.	"	"
W. 50' of lot 6	"	Hettie L. Mercer, Earl Richard Goodin, Theresa Marie Foltz & Helen Margaret Fine Address unknown
W. 45' of E. 101.75' of lot 6	"	Ellen M. Hibbard Address unknown
Beg. at the NW cor of lot 8, th. S. 74.62', th. E. 141.75', to a pt 74.88' S. of N. line of lot 8, th. N. 74.88' to N. line of lot 8, th. W. 141.75' to p.o.b.	"	H. A. Loshbaugh & Vera M. Loshbaugh, Address unknown 120 N. Belmont (Phone base)

*See back page*

The Security Abstract and Title Company, Inc., hereby certifies the foregoing to be a true and correct list of property owners within a 200 foot radius of the following property to-wit:

Wesley Medical Center Addition, Wesley Medical Center Second Addition and Wesley Medical Center Third Addition, except that part thereof lying East of Rutan Avenue as shown by the last deeds of record in the Office of the Register of Deeds of Sedgwick County, Kansas, on this 29th day of June, 1976 at 7:00 o'clock A. M.

THE SECURITY ABSTRACT AND TITLE COMPANY, INC.

By

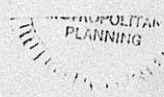
*Mary Dable*  
Vice-President

Order No. 239219

50

*referred*

Street	Addition	Property Owner
	Maple Grove Add.	✓ Continental Oil Company 8001 E. Pawnee Wichita, Kansas, 67207
70' of 5	Howards Addition to College Hill	✓ William H. Mack, sole Trustee of National Investment Trust 3860 Whitney Ave. Hamden, Connecticut.
50' of N 120' of 5	"	"
56.75' of 6	"	"
eg. 74.62' S. of NW cor ot 8, th. S. 49.93', th. . 151.74' to a pt. 124.81' . of N ln. lot 8, th. N. 9.93', th. W. 151.74', o p.o.b.	"	"
50' of lot 6	"	✓ <sup>18 Cyprian 67206</sup> <del>Hettie L. Mercer, Earl Richard Goodin, Theresa Marie Foltz &amp; Helen Margaret Fine</del> Address unknown <i>not in phone not in Sub</i>
45' of E. 101.75' of lot 6	"	✗ Ellen M. Hibbard Address unknown <i>not found</i>
beg. at the NW cor of lot 8, th. S. 74.62', th. E. 141.75', to a pt 74.88' S. of N. line of lot 8, th. N. 74.88' to N. line of lot 8, th. W. 141.75' to p.o.b.	"	✓ H. A. Loshbaugh & Vera M. Loshbaugh, 120 N. Belmont Wichita, Kansas, 67208
19	Central Blazer's Addition	✓ Sammy Harry Kouri <i>not checked</i> D Jacqueline Minnie Kouri 619 N. Armour Wichita, Kansas, 67203
20	"	"
21	"	"
22 except S 10' for St.	"	✓ Automobile Club of Kansas Inc. 3340 E. Central Wichita, Kansas, 67208
23 except S 10' for St.	"	"
30 S 40'	Edgemont	"
30 N 100'	"	"
39	"	"



Continued page 7

Lot	Street	Addition	Property Owner
31 S 40'	Edgemore	Blazer's Addition	Automobile Club of America 3340 E. Central Wichita, Kansas, 67208
31 N 100'	"	"	"
38 S 40'	"	"	A. E. Hiebert 1530 W. 13th Wichita, Kansas, 67203
39 S 40'	"	"	"

The Security Abstract & Title Company, Inc., hereby certifies the foregoing to be a true and correct list of property owners within a 200 foot radius of the following property to-wit:

Wesley Medical Center Addition, Wesley Medical Center Second Addition and Wesley Medical Center Third Addition, except that part thereof lying East of Rutan Avenue.

- (1) The North 50 feet of the West 110 feet of Lot One Wesley Medical Center Second Addition;
- (2) The South 50 feet of the West 85 feet of the East 375.83 feet of Lot One, Wesley Medical Center Second Addition;
- (3) The North 20 feet of the West 100 feet of Lot Three, Wesley Medical Center Second Addition.

as shown by the last deeds of record in the Office of the Register of Deeds of Sedgwick County, Kansas, on this 29th day of June, 1976 at 7:00 o'clock .M.

THE SECURITY ABSTRACT & TITLE COMPANY, INC.

By

*Mary Seale*

Vice-President

Order No. 239219  
239530

APPLICATION FOR VARIANCE

Variance requested from the Sign Ordinance of the City of Wichita, Section 28.04.139, E. 1. to permit a second identification sign for the zoning lot in question, size to be 25 square feet.

The unique situation on this zoning lot is that although it is a single zoning lot, there are two distinctly separate offices/facilities on the same zoning lot (Wesley Medical Center and Wesley Medical Arts Tower Association). The purpose of the identification sign requested is to identify the Medical Arts Tower as being separate from the Wesley Campus. Public traffic flow, both pedestrian and auto, is quite heavy to the number of professional offices and services in the Medical Arts Tower, necessitating a clear identification of the Tower.

There are no factors involved in either the appearance or placement of the sign requested that would adversely affect the rights of adjacent property owners.

A denial of permission to erect an identification sign would result in hardship on the Medical Arts Tower Association in terms of being easily locatable as well as creating unnecessary confusion for the public in finding the Tower and professional offices.

All construction and installation details of the sign conform to the parameters of the Sign Ordinance of the City of Wichita.

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Form 223-021

**PAYMENT NOTICE**

City of Wichita

**PAY AT TREASURER'S OFFICE - SECOND 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

Name

Address

Type

Due Date

Comments:

Date

By

\*

This BZA. Case  
Has a Large Drawing  
On 35mm Microfilm  
Roll # 1