

ACTION

DATE

S/D COMMITTEE

Pack City P.C. Approved sub to condition 4/15/89
at present

M.A.P.C. Approved sub to platting 4/13/89
for underground water

W.B.E./B. CO. C. Approved to 5/10/89
recommended

closed

DR 89-7 - Leo & Alice Weddle & BdCoComm.
request a special use permit for a boost
-er pump station for public water supply
E. side Hydraulic, 1/4M S of 69thSt. N.

POSTED 3-31-89 KY
Map D

ACTION

<u>S/D COMMITTEE</u>		DATE
Park City P.C.	Approved sub to condition w/ platting	4/5/89
M.A.P.C.	Approved sub to platting + underground utilities	4/13/89
W.C.C./B. CO. C.	Approved & recommended	5/10/89

closed

DR 89-7 - Leo H. Alice weddle & Photocopy
request a special use permit for a boost
er pump station for public water supply
E. side Hydrant, 1/4W S of 69th St. N.

DATA SHEET

MAP #: 5655D

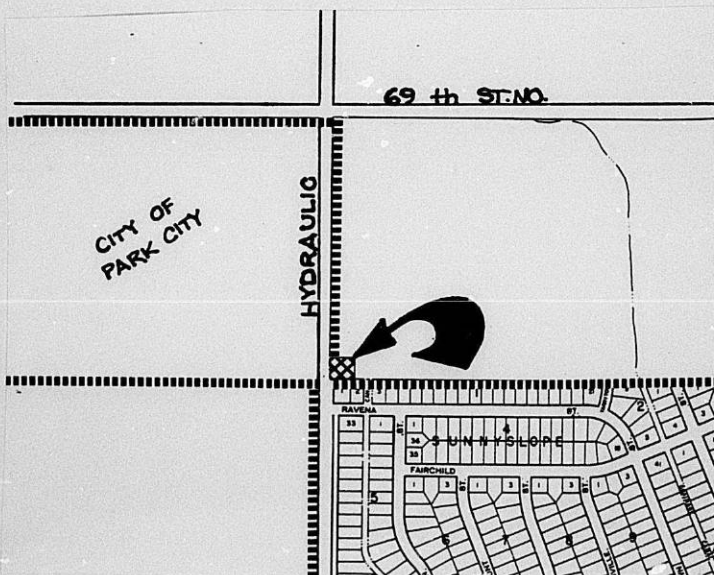
Z-
SCZ-
CU-
DR- 89-7
DP-
Amend #
Case Filed: 3/15/89
Associated Case:
CPO Council Area: N/A
CPO Meeting Date: N/A
MAPC Hearing Date: 4/13/89

APPLICATION DATA:

1. GENERAL LOCATION: East side of Hydraulic, 1/4-mile south of 69th Street North.
2. Special use permit.
3. Proposed Use: Booster pump station for public water supply.
4. DP Name: N/A
5. Applicant: Leo & Alice Weddle
Address: Rt. 2, Valley Center, KS, 67147 Phone: 744-0579
6. Agent: James Weber, P.E.
Address: 1250 S. Seneca, Wichita, KS, 67213 Phone: 268-7901

AREA DATA:

1. Acres: 0.379
2. Adjoining Zoning: N "R" S Park City E "R" W Park City
3. Land Use: North South
East West



LOS ANGELES, CHICAGO, LOGAN, OH
MCKESSON, TX, LOCUST GROVE, GA
U.S.A.

No. 2153C

Smith

HASTINGS, MN

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING DEPARTMENT

DATE: December 18, 1989

TO: Ron Worley, County Zoning Administrator
FROM: Forrest L. Nagley, Senior Planner *FLN*
SUBJECT: Forwarding of Resolution for DR 89-7 - Special Use Permit for a Booster Pump Station for a public water supply located on the east side of Hydraulic, approximately 1/4-mile south of 69th Street North.

On December 11, 1989, the plat of Coliseum Booster Pump Station was recorded. This plat was a requirement of the above-captioned special use permit case. Attached is a copy of the case's resolution which will be published within the next few days.

FLN:jcm
Attachment

FILE COPY

Published in The Daily Reporter on 12/18, 1989

RESOLUTION NO. 159-1989

A RESOLUTION AUTHORIZING A SPECIAL USE PERMIT TO ESTABLISH A BOOSTER PUMP STATION FOR A PUBLIC WATER SUPPLY LOCATED WITHIN THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED IN SECTION 13.F OF THE ZONING REGULATIONS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, DECEMBER 12, 1984, AND SUBSEQUENTLY AMENDED.

BE IT RESOLVED BY THE GOVERNING BODY OF SEDGWICK COUNTY, KANSAS.

SECTION I. That after receiving a recommendation from the Wichita-Sedgwick County Metropolitan Area Planning Commission, and after said Planning Commission has given proper notice and held a public hearing as provided by law, and under authority granted by Section 13.F of the Zoning Regulations, a special use permit to establish a booster pump station for a public water supply on property zoned the "R" Rural Residential District is hereby granted on land legally described as follows:

CASE NO. DR 89-7
SPECIAL USE PERMIT FOR A BOOSTER PUMP STATION
FOR PUBLIC WATER SUPPLY

The west 150 feet of the south 110 feet of the N 1/2 of the NW 1/4 of Section 10, Township 26 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas. Generally located on the east side of Hydraulic, 1/4-mile south of 69th Street North.

subject to platting and the installation of underground utilities to serve the proposed structure.

SECTION II. That upon the taking effect of this Resolution, the notation of such special use permit shall be entered in the official zoning atlas on file in the Office of the County Zoning Administrator and in the Office of the Wichita-Sedgwick County Metropolitan Area Planning Department.

SECTION III. That this Resolution shall take effect and be in force from and after its adoption and publication in the official county paper.

PASSED AND ADOPTED by the Board of County Commissioners at Wichita, Kansas, this 10th day of May, 1989.

Paul W. Hancock, Chairman
Paul W. Hancock

Bernard A. Hentzen, Chairman pro tem
Bernard A. Hentzen

David Bayouth, Commissioner
David Bayouth

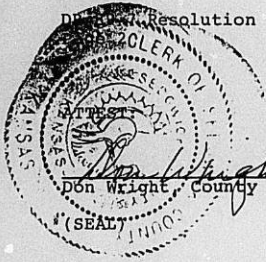
Billy Q. McCray, Commissioner
Billy Q. McCray

Mark Schroeder, Commissioner
Mark Schroeder

Sent to be
published
on 12/15/89

FEN

Direct Resolution



Don Wright
Don Wright, County Clerk

APPROVED AS TO FORM:

Henry H. Blase
Henry H. Blase, County Counselor

WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL - TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4561

May 12, 1989

Jim Weber
1250 S. Seneca
Wichita, KS 67213

RE: DR 89-7 - Special Use Permit to establish a booster pump station for a public water supply, located on the east side of Hydraulic, 1/4-mi. south of 69th St. North.

Dear Jim:

On May 10, 1989, the County Commission approved the above-referenced special use permit case subject to platting the property within one year or the case will be considered denied and closed. The Special use permit resolution will not be published until the plat has been recorded with the Register of Deeds. You will have until May 10, 1990 to record a plat of this property.

This will be our only letter advising you of your platting deadline. If you have not recorded the plat by May 10, 1990, the special use permit file will be marked denied and closed. If you have any questions please call me at 268-4421.

Sincerely,


Forrest Nagley
Senior Planner

FLN/pu

cc: Kim Devey, Sedgwick County Manager
Ron Worley, Sedgwick County Zoning Administrator
Leo and Alice Weddle, Rt. 2, Valley Center, KS 67147

Coliseum Booster Pump Station (S/D 87-52)
recorded 12/11/89

FLN

FILE COPY

May 12, 1989

Jim Weber
1250 S. Seneca
Wichita, KS 67213

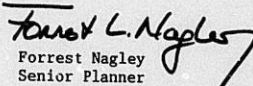
RE: DR 89-7 - Special Use Permit to establish a booster pump station for a public water supply, located on the east side of Hydraulic, 1/4-mi. south of 69th St. North.

Dear Jim:

On May 10, 1989, the County Commission approved the above-referenced special use permit case subject to platting the property within one year or the case will be considered denied and closed. The Special use permit resolution will not be published until the plat has been recorded with the Register of Deeds. You will have until May 10, 1990 to record a plat of this property.

This will be our only letter advising you of your platting deadline. If you have not recorded the plat by May 10, 1990, the special use permit file will be marked denied and closed. If you have any questions please call me at 268-4421.

Sincerely,


Forrest Nagley
Senior Planner

FLN/pu

cc: Kim Dewey, Sedgwick County Manager
Ron Worley, Sedgwick County Zoning Administrator
Leo and Alice Weddle, Rt. 2, Valley Center, KS 67147

Planning Agenda

Item # _____

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION
TO BOARD OF COUNTY COMMISSIONERS

SPECIAL USE PERMIT REQUEST

DR 89-7 - SPECIAL USE PERMIT REQUEST TO ESTABLISH A BOOSTER PUMP
STATION FOR A PUBLIC WATER SUPPLY, LOCATED ON THE EAST SIDE OF
HYDRAULIC, 1/4-MILE SOUTH OF 69TH STREET NORTH.

The MAPC recommends that the application be approved, subject to conditions (see minutes for full motion).

BRINEGAR moved, PARSONS seconded, and it carried unanimously.

ACTION:

1. Adopt the findings of fact of the Metropolitan Area Planning Commission and approve the special use permit, subject to platting the property within one year and installation of underground utilities to serve the proposed structure; adopt a resolution authorizing the special use permit and instruct the Planning Department to withhold release of the resolution until the required plat has been recorded; or
2. Adopt findings and deny the application.

DATA AND MINUTES

PCPC Hearing Date: 4/05/89
MAPC Hearing Date: 4/13/89

BCoC Hearing Date: 5/10/89

COMMISSION DISTRICT #4

ADJACENT ZONING AND LAND USE:

NORTH	"R"	Undeveloped
SOUTH	Park City	Single-family residence
EAST	"R"	Undeveloped
WEST	Park City	City Park

Applicants: Leo & Alice Weddle, Rt. 2, Valley Center, KS, 67147
James Weber (agent), 1250 S. Seneca, Wichita, KS, 67213

Protestors: None.

CASE NUMBER:

DR 89-7

OWNER/APPLICANT/AGENT:

Leo & Alice Weddle (owner/applicant)
Board of County Commissioners (contract purchaser)
Jim Weber, Bureau of Public Services (agent)

REQUEST:

Special Use Permit to establish a booster pump station for a public water supply.

CURRENT ZONING:

"R" Rural Residential District

SITE SIZE:

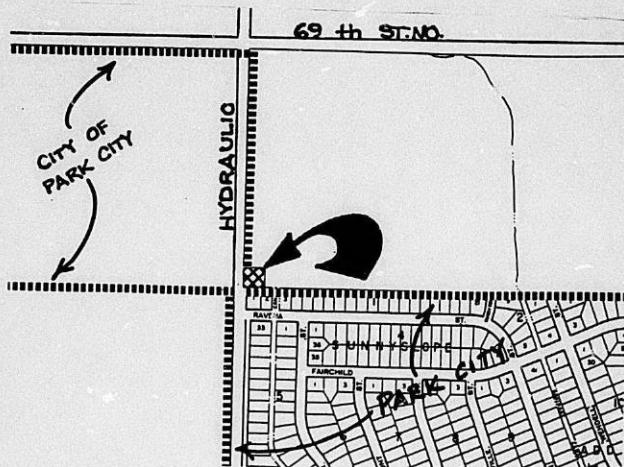
.38 acres (150 ft. X 110 ft.)

LOCATION:

On the east side of Hydraulic, 1/4-mile south of 69th Street North.

PROPOSED USE:

A booster pump station needed to increase water pressure between Park City and the Kansas Coliseum/Wichita Greyhound Park.



EXCERPT FROM PLANNING COMMISSION MINUTES OF APRIL 13, 1989

5. Case No. DR 89-7 - Leo and Alice Weddle requests Special Use Permit to establish a booster pump station for a public water supply for the west 150 feet of the south 110 feet of the N 1/2 of the NW 1/4 of Section 10, Township 26 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas. Generally located on the east side of Hydraulic, 1/4-mile south of 69th Street North.

GALBRAITH pointed out land use, zoning and showed slides of the general area. He reviewed the following staff report:

BACKGROUND: The applicants are requesting a special use permit for the establishment of a booster pump station for a public water supply on property zoned "R" Rural Residential District. The application area is unplatted and measures .38 of an acre. The site is currently undeveloped. The applicants are requesting this special use permit in order to permit construction of a government owned and operated water supply booster pump station.

CASE HISTORY: None.

ADJACENT ZONING AND LAND USE:

NORTH	"R"	Undeveloped
SOUTH	Park City	Single-family residences
EAST	"R"	Undeveloped
WEST	Park City	City Park

PUBLIC SERVICES: The booster pump station is needed to increase water pressure between Park City and the Kansas Coliseum/Wichita Greyhound Park complex. This station will be constructed in conjunction with the construction of a new water tower at the Kansas Coliseum. Adjacent Hydraulic is a paved two lane arterial street for which additional right-of-way is needed.

CONFORMANCE TO PLANS/POLICIES: Section 13(F)(1) of the County's Zoning Resolution provides for governmental uses in any zoning district provided the special use request is reviewed by MAPC. The subject case is for a public water supply booster station.

RECOMMENDATION: It is recommended that the special use permit be approved, subject to platting the property within one year after County Commission approval, or the application shall be considered denied and closed. The special use permit resolution shall not be published until the required plat has been recorded.

DISCUSSION:

SHERMAN left the meeting.

GALBRAITH stated that the Park City Planning Commission recommend unanimously that the application be approved. He said that they only asked for one condition, that there not be any overhead lines going into this building. Staff recommended that the application be approved.

There was no one present in opposition to the application.

MOTION: Having considered the factors as contained in Policy Statement No. 10; taking into consideration the park to the west and the undeveloped land to the north; the zoning and uses of adjacent properties; and the recommendation of staff; I move that we recommend to the governing body that the special use permit be approved, subject to platting the property within one year after County Commission approval and subject to all service lines to the

Published in The Daily Reporter on _____, 1989

R E S O L U T I O N N O .

A RESOLUTION AUTHORIZING A SPECIAL USE PERMIT TO ESTABLISH A BOOSTER PUMP STATION FOR A PUBLIC WATER SUPPLY LOCATED WITHIN THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED IN SECTION 13.F OF THE ZONING REGULATIONS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, DECEMBER 12, 1984, AND SUBSEQUENTLY AMENDED.

BE IT RESOLVED BY THE GOVERNING BODY OF SEDGWICK COUNTY, KANSAS.

SECTION I. That after receiving a recommendation from the Wichita-Sedgwick County Metropolitan Area Planning Commission, and after said Planning Commission has given proper notice and held a public hearing as provided by law, and under authority granted by Section 13.F of the Zoning Regulations, a special use permit to establish a booster pump station for a public water supply on property zoned the "R" Rural Residential District is hereby granted on land legally described as follows:

CASE NO. DR 89-7
SPECIAL USE PERMIT FOR A BOOSTER PUMP STATION
FOR PUBLIC WATER SUPPLY

The west 150 feet of the south 110 feet of the N 1/2 of the NW 1/4 of Section 10, Township 26 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas. Generally located on the east side of Hydraulic, 1/4-mile south of 69th Street North.

subject to platting and the installation of underground utilities to serve the proposed structure.

SECTION II. That upon the taking effect of this Resolution, the notation of such special use permit shall be entered in the official zoning atlas on file in the Office of the County Zoning Administrator and in the Office of the Wichita-Sedgwick County Metropolitan Area Planning Department.

SECTION III. That this Resolution shall take effect and be in force from and after its adoption and publication in the official county paper.

PASSED AND ADOPTED by the Board of County Commissioners at Wichita, Kansas, this 10th day of May, 1989.

_____, Chairman
Paul W. Hancock

_____, Chairman pro tem
Bernard A. Hentzen

_____, Commissioner
David Bayouth

_____, Commissioner
Billy Q. McCray

_____, Commissioner
Mark Schroeder

DR 89-7 Resolution
Page 2

ATTEST:

Don Wright, County Clerk

(SEAL)

APPROVED AS TO FORM:

Henry H. Blase, County Counselor

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION

AGENDA ITEM NO. 5
PCPC April 5, 1989
MAPC April 13, 1989

STAFF REPORT

CASE NUMBER: DR 89-7

OWNER/APPLICANT/AGENT: Leo & Alice Weddle (owner/applicant)
Board of County Commissioners (contract purchaser)
Jim Weber, Bureau of Public Services (agent)

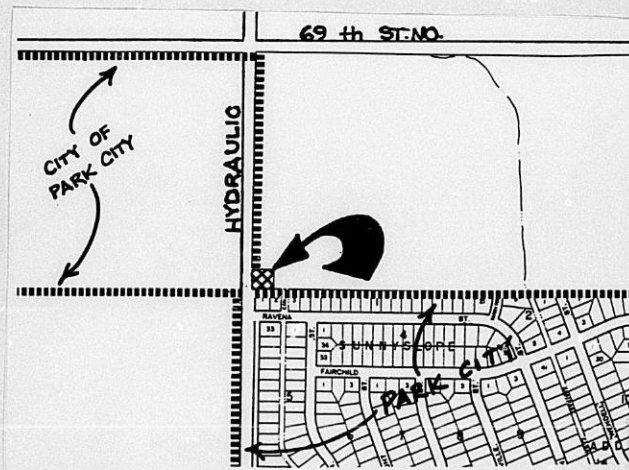
REQUEST: Special Use Permit to establish a booster pump station for a public water supply.

CURRENT ZONING: "R" Rural Residential District

SITE SIZE: .38 acres (150 ft. X 110 ft.)

LOCATION: On the east side of Hydraulic, 1/4-mile south of 69th Street North.

PROPOSED USE: A booster pump station needed to increase water pressure between Park City and the Kansas Coliseum/Wichita Greyhound Park.



DR 89-7 Staff Report
Page 2

BACKGROUND: The applicants are requesting a special use permit for the establishment of a booster pump station for a public water supply on property zoned "R" Rural Residential District. The application area is unplatted and measures .38 of an acre. The site is currently undeveloped. The applicants are requesting this special use permit in order to permit construction of a government owned and operated water supply booster pump station.

CASE HISTORY: None.

ADJACENT ZONING AND LAND USE:

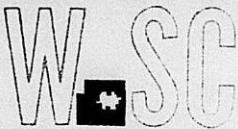
NORTH	"R"	Undeveloped
SOUTH	Park City	Single-family residences
EAST	"R"	Undeveloped
WEST	Park City	City Park

PUBLIC SERVICES: The booster pump station is needed to increase water pressure between Park City and the Kansas Coliseum/Wichita Greyhound Park complex. This station will be constructed in conjunction with the construction of a new water tower at the Kansas Coliseum. Adjacent Hydraulic is a paved two lane arterial street for which additional right-of-way is needed.

CONFORMANCE TO PLANS/POLICIES: Section 13(F)(1) of the County's Zoning Resolution provides for governmental uses in any zoning district provided the special use request is reviewed by MAPC. The subject case is for a public water supply booster station.

RECOMMENDATION: It is recommended that the special use permit be approved, subject to platting the property within one year after County Commission approval, or the application shall be considered denied and closed. The special use permit resolution shall not be published until the required plat has been recorded.

WICHITA — SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1888
(316) 296-4561

April 14, 1989

Jim Weber
1250 S. Seneca
Wichita, KS 67213

Re: DR 89-7 - Special Use Permit to establish a booster pump
station for a public water supply, located on the east side
of Hydraulic, 1/4-mi. south of 69th St. North.


Dear Mr. Weber:

At its regular meeting on April 13, 1989, the Metropolitan Area
Planning Commission considered the above-captioned zone change
request. The action of the Planning Commission was to recommend
that the special use permit be approved, subject to platting the
property within one year after County Commission approval and
subject to all service lines to the building being placed under-
ground, or the application shall be considered denied and closed.
The special use permit resolution shall not be published until
the required plat has been recorded.

This matter will be forwarded to the Board of County Commission-
ers for consideration at their regular meeting on Wednesday,
May 10, 1989. This meeting will be held in Room 320, Sedgwick
County Courthouse, 525 N. Main, Wichita, Kansas, beginning at
9:00 a.m.

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

Sincerely yours,



Jack H. Galbraith
Chief Planner

JHG:jcm

cc: John Oswald, Wilson & Co., 218 N. Waco, Wichita 67202
Board of County Commissioners
Kim Dewey, County Manager
Ron Worley, County Zoning Administrator

FILE COPY

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION

AGENDA ITEM NO. 5
PCPC April 5, 1989
MAPC April 13, 1989

STAFF REPORT

CASE NUMBER: DR 89-7

OWNER/APPLICANT/AGENT: Leo & Alice Weidle (owner/applicant)
Board of County Commissioners (contract purchaser)
Jim Weber, Bureau of Public Services (agent)

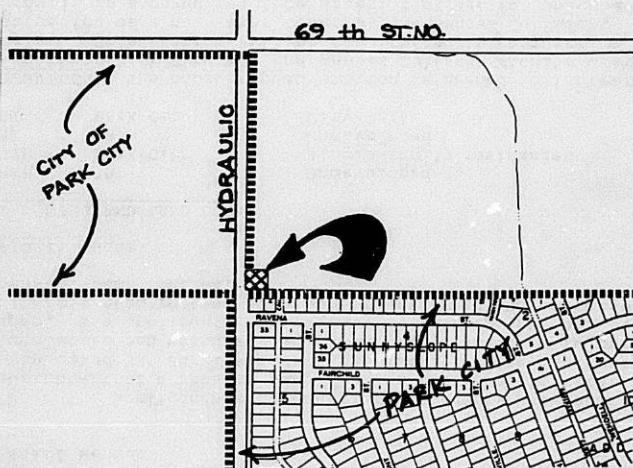
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CURRENT ZONING: "R" Rural Residential District

SITE SIZE: .38 acres (150 ft. X 110 ft.)

LOCATION: On the east side of Hydraulic, 1/4-mile south of 69th Street North.

PROPOSED USE: A booster pump station needed to increase water pressure between Park City and the Kansas Coliseum/Wichita Greyhound Park.



DR 89-7 Staff Report
Page 2

BACKGROUND: The applicants are requesting a special use permit for the establishment of a booster pump station for a public water supply on property zoned "R" Rural Residential District. The application area is unplatted and measures .38 of an acre. The site is currently undeveloped. The applicants are requesting this special use permit in order to permit construction of a government owned and operated water supply booster pump station.

CASE HISTORY: None.

ADJACENT ZONING AND LAND USE:

NORTH	"R"	Undeveloped
SOUTH	Park City	Single-family residences
EAST	"R"	Undeveloped
WEST	Park City	City Park

PUBLIC SERVICES: The booster pump station is needed to increase water pressure between Park City and the Kansas Coliseum/Wichita Greyhound Park complex. This station will be constructed in conjunction with the construction of a new water tower at the Kansas Coliseum. Adjacent Hydraulic is a paved two lane arterial street for which additional right-of-way is needed.

CONFORMANCE TO PLANS/POLICIES: Section 13(F)(1) of the County's Zoning Resolution provides for governmental uses in any zoning district provided the special use request is reviewed by MAPC. The subject case is for a public water supply booster station.

RECOMMENDATION: It is recommended that the special use permit be approved, subject to platting the property within one year after County Commission approval, or the application shall be considered denied and closed. The special use permit resolution shall not be published until the required plat has been recorded.

Copy of Neighborhood
notice mailed to
Jim Denn - 3/21/89
Copy of staff report sent to
Foster and Denn 3/22/89 Real

Copy of staff report sent
to P. Weber and applicant
3/22/89 Real

Copy of staff report sent to
P.C. Planning Commissioners
3/22/89 Real

PROPERTY OWNER NOTICES

CASE NO. DR 89-7

DATE OF MAILOUT: 3/21/89

7
1
x2
5

15

Property Owners

Applicant(s) and Agent

~~CEO~~, Vicky Huang, and ~~City Council Member~~ ^{Commissioner McNary}

^{of} Jack, ^{of} Louise, ^{of} Bob, ^{of} Forrest and ^{of} Karen

File Copy ^{of}

TOTAL

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION
CITY HALL, TENTH FLOOR, 455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688

March 22, 1989

NOTICE OF PUBLIC HEARING

Case No.: DR 89-7
Location: East side of Hydraulic, 1/4-mile south of 69th Street North.
Address: N/A
Request: Special use permit for a booster pump station for public water supply.

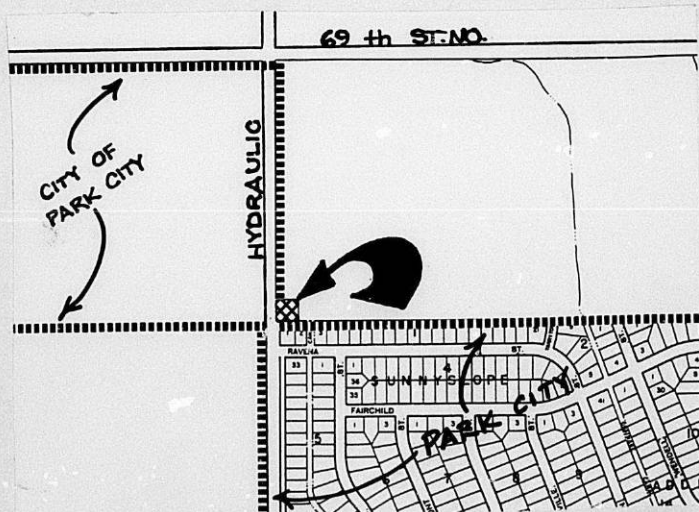
NOTICE IS HEREBY GIVEN that on Wednesday, April 5, 1989, the Park City Planning Commission meeting at 7 p.m., at 6110 N. Hydraulic, Park City, Kansas, will consider the above-referenced item for purposes of making a recommendation to the Metropolitan Area Planning Commission and Board of County Commissioners.

If this matter is not deferred for further hearings by the Park City Planning Commission, it will appear on the agenda for the regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission, which begins at 1:30 p.m., on Thursday, April 13, 1989, in the City Council Chambers, First Floor, City Hall, 455 North Main Street, Wichita, Kansas.

As an owner or occupant of property in the area, you have the right to appear at the Planning Commission meetings, either in person or by agent or attorney, to support or oppose this request. If you have no interest in or objection to the request, you have no obligation to appear at the public hearings.

If you have any questions or wish additional information, please call 268-4421.

SEE REVERSE SIDE



LEGAL DESCRIPTION OF THE AREA PROPOSED TO BE CHANGED

DR 89-7
SPECIAL USE PERMIT FOR A BOOSTER PUMP STATION
FOR PUBLIC WATER SUPPLY

The west 150 feet of the south 110 feet of the N 1/2 of the NW 1/4 of Section 10, Township 26 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas. Generally located on the east side of Hydraulic, 1/4-mile south of 69th Street North.

Most Restrictive



Least Restrictive

DISTRICT	NAME OF DISTRICT AND USES PERMITTED
R	RURAL RESIDENTIAL Agriculture and One Family Dwellings
R-1	SUBURBAN RESIDENTIAL Agriculture, One Family Dwellings, Schools and Churches
AA	ONE FAMILY DWELLING Agriculture, One Family Dwellings, Schools and Churches
BB	OFFICE All Uses Permitted in More Restrictive Zones and Business and Professional Offices
OC	OFFICE COMMERCIAL Offices, Limited Retail and Service Uses Operated Within a Building.
LC	LIGHT COMMERCIAL All Uses Permitted in More Restrictive Zones and Purely Retail Businesses Operated Within a Building
C	GENERAL COMMERCIAL All Uses Permitted in More Restrictive Zones Plus All Commercial Uses
E	LIGHT INDUSTRIAL All Uses Permitted in More Restrictive Zones Plus Industrial Uses Which Do Not Create Hazards or Nuisance From Fire, Dust, Odor or Smoke***
F	HEAVY INDUSTRIAL Any Use, Some as Conditional Uses***

***Mobile home parks and trailer camps are not permitted.

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION
CITY HALL, TENTH FLOOR, 455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688

March 22, 1989

NOTICE OF PUBLIC HEARING

Case No.: DR 89-7
Location: East side of Hydraulic, 1/4-mile south of 69th Street North.
Address: N/A
Request: Special use permit for a booster pump station for public water supply.

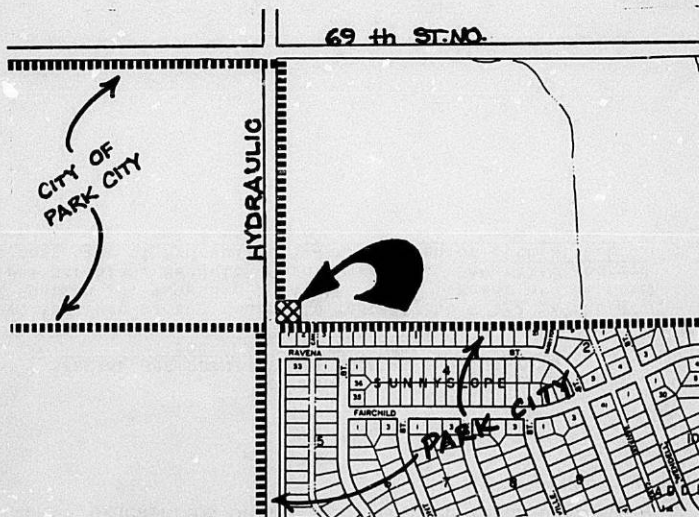
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LEGAL DESCRIPTION OF THE AREA PROPOSED TO BE CHANGED

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SPECIAL USE PERMIT FOR A BOOSTER PUMP STATION
FOR PUBLIC WATER SUPPLY

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Most Restrictive



Least Restrictive

DISTRICT	NAME OF DISTRICT AND USES PERMITTED
R	RURAL RESIDENTIAL Agriculture and One Family Dwellings
R-1	SUBURBAN RESIDENTIAL Agriculture, One Family Dwellings, Schools and Churches
AA	ONE FAMILY DWELLING Agriculture, One Family Dwellings, Schools and Churches
BB	OFFICE All Uses Permitted in More Restrictive Zones and Business and Professional Offices
OC	OFFICE COMMERCIAL Offices, Limited Retail and Service Uses Operated Within a Building.
LC	LIGHT COMMERCIAL All Uses Permitted in More Restrictive Zones and Purely Retail Businesses Operated Within a Building
C	GENERAL COMMERCIAL All Uses Permitted in More Restrictive Zones Plus All Commercial Uses
E	LIGHT INDUSTRIAL All Uses Permitted in More Restrictive Zones Plus Industrial Uses Which Do Not Create Hazards or Nuisance From Fire, Dust, Odor or Smoke***
F	HEAVY INDUSTRIAL Any Use, Some as Conditional Uses***

***Mobile home parks and trailer camps are not permitted.

(_____) Published in The Daily Reporter on March 22, 1989
(One Time)

OFFICIAL NOTICE

TO WHOM IT MAY CONCERN AND TO ALL PERSONS INTERESTED:

NOTICE IS HEREBY GIVEN that on Wednesday, April 5, 1989, the Park City Planning Commission meeting at 7 p.m., at 6110 N. Hydraulic, Park City, Kansas, will consider the following application:

DR 89-7
SPECIAL USE PERMIT FOR A BOOSTER PUMP STATION
FOR PUBLIC WATER SUPPLY

The west 150 feet of the south 110 feet of the N 1/2 of the NW 1/4 of Section 10, Township 26 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas. Generally located on the east side of Hydraulic, 1/4-mile south of 69th Street North.

If this matter is not deferred for further hearings by the Park City Planning Commission, it will appear on the agenda for the regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission, Thursday, April 13, 1989, in the City Council Chambers, First Floor, City Hall, 455 North Main Street, Wichita, Kansas, beginning at 1:30 p.m., at which time you may appear either in person or by agent or attorney, if you so desire.

As provided in Section 17-C of the Sedgwick County Zoning Regulations, the same will then and there be discussed and considered by the said MAPC, and all persons interested in said matters will be heard at this time concerning their views and wishes in the premises, and any protest against any of the provisions of the proposed application will be considered as by law provided.

WITNESS MY HAND this 22nd day of March, 1989.

Marvin S. Krout, Secretary
Wichita-Sedgwick County
Metropolitan Area Planning Commission

7:00 p.m., CITY HALL, 611 N. Hydraulic

APPLICATION FOR SPECIAL PERMIT
WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

DR

This is an application for a Special Permit. The form must be completed and filed at the Planning Department, Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas, in accordance with directions on the accompanying instruction sheet. AN INCOMPLETE APPLICATION CANNOT BE ACCEPTED.

1. The names of the owners of all property included in this application must be listed as applicants. Contract purchasers, lessees or others directly associated with the property may also be listed if they desire to be advised of the proceedings.

- A. APPLICANT Leo D. and Alice Weddle PHONE 744-0579
ADDRESS Rt. 2, Valley Center, Kansas Zip Code 67147
AGENT _____ PHONE _____
ADDRESS _____ Zip Code _____
- B. APPLICANT Board of Sedg. Co. Commissioners PHONE 268-7411
(Contract Purchasers)
ADDRESS 525 N. Main, Wichita, Kansas Zip Code 67203
AGENT James Weber, P.E. PHONE 268-7901
ADDRESS 1250 S. Seneca, Wichita, Kansas Zip Code 67213
- C. APPLICANT _____ PHONE _____
ADDRESS _____ Zip Code _____
AGENT _____ PHONE _____
ADDRESS _____ Zip Code _____
(Use separate sheet if necessary for additional applicants).

2. A. The applicant proposes to establish a booster pump station
for public water supply (use)
on property zoned R and legally described as Lot(s) _____
_____, Block _____ of the _____ Addition.
(If appropriate, metes and bounds description may be provided in the space below or on an attached sheet).

The west 150 feet of the south 110 feet
of the N $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 10,
township ~~X~~ south, range 1 east of the
sixth principal meridian, Sedgwick
County, Kansas

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- B. There are 0.379 acres (round to nearest tenth) in the above described property.

FOR OFFICE USE ONLY

CPO N/A

Map No. 5655D zoning (N) R (S) Park City (E) R (W) Park City MARC 4/13/89

Park City April 5th, 1989

T9-212-2

Advertise by 3/21/89

22 Revised 1/89

EARLIER MAILOUT

→ Neighborhood Notification 3/28/89

3. This property is located at (address) N/A.

THE GENERAL LOCATION IS (USE APPROPRIATE SECTION)

A. At the _____ corner of _____ and _____, OR

B. On the east side of Hydraulic (Ave.) Street,
~~between Ravenna (Ave.) Street & 69th (Ave.)~~
Street North. 1/4-mile south of 69th Street North.

4. We request this special permit for the following reasons:

A booster pump station is needed to increase water pressure between the Park City limit and the Kansas Coliseum/Wichita Greyhound Park complex. This work is to be done in conjunction with construction of a new water tower at the Kansas Coliseum.

5. WE ACKNOWLEDGE RECEIPT OF THE INSTRUCTION SHEET EXPLAINING THE METHOD OF SUBMITTING THIS APPLICATION. WE REALIZE THAT THIS APPLICATION CANNOT BE PROCESSED UNLESS IT IS COMPLETELY FILLED IN; IS ACCOMPANIED BY A CURRENT ABTRACTOR'S CERTIFICATE AS REQUIRED IN THE INSTRUCTION SHEET; AND IS ACCOMPANIED BY THE APPROPRIATE FEE. WE FURTHER CERTIFY THAT THE FOREGOING INFORMATION IS TRUE AND CORRECT TO THE BEST OF OUR KNOWLEDGE. WE ACKNOWLEDGE THAT THE GOVERNING BODY SHALL HAVE AUTHORITY TO IMPOSE SUCH CONDITIONS AS IT DEEMS NECESSARY IN ORDER TO SERVE THE PUBLIC INTEREST AND WELFARE.

Leo D Weddle BY _____
APPLICANT'S SIGNATURE AUTHORIZED AGENT (IF ANY)
Leo D. Weddle

Alice Weddle BY _____
APPLICANT'S SIGNATURE AUTHORIZED AGENT (IF ANY)
Alice Weddle

BY James Weber
APPLICANT'S SIGNATURE AUTHORIZED AGENT (IF ANY)
James Weber, P.E., Director of
Sewer Operations & Maintenance

OFFICE USE ONLY

This application was received at the Planning Department at _____
(a.m., p.m.) on _____ (day, month, year). It has
been checked and found to be complete and accompanied by required docu-
ments and the appropriate fee of \$ _____.

F.W.
Name

S.P.
Title

OWNERSHIP LIST

Property Description			Property Owners
Lots 1 & 2	Block 1	Sunnyslope Addition	Lawrence W. Holden Mary L. Holden (Dec'd) 1. 1700 Ravena Wichita, Kansas 67219
Lot 3	Block 1	"	Anita F. Webb 2. 1724 Ravena Wichita, Kansas 67219
Lot 4	Block 1	"	Patrick J. Murphy 3. Vickie A. Murphy 141 N. Glenn #4 Wichita, Kansas 67203
Lot 33	Block 5	"	Roland L. Goodman 4. Vivian L. Goodman 6744 N. Hydraulic Wichita, Kansas 67219
The North half of the Northwest Quarter of Section 10, Township 26 South, Range 1 East of the Sixth P.M., Sedgwick County, Kansas, except that part taken for road on West and except the North 30 feet for road.			Applicant } Leo D. Weddle Alice M. Weddle Rt. 2 Valley Center, Kansas 67147
The North 90 acres of the Northeast Quarter of Section 9, Township 26 South, Range 1 East of the 6th P.M., Sedgwick County, Kansas; except a tract beginning 746 feet West of the Northeast corner of the Northeast Quarter of said Section 9, thence West 200 feet; thence South 250 feet; thence East 200 feet; thence North 250 feet to beginning; and also except a tract beginning 1477.45 feet South of the Northeast corner of the Northeast Quarter of said Section 9, said point being 151 feet South of the 1/16 corner on the East line of the Northeast Quarter of said Section; running thence West 1570 feet along the South line of the North 90 acres of said quarter section; thence North 420 feet; thence East 1348 feet; thence South 92 feet; thence East 222 feet to the East line of said Section 9; thence South 328 feet to point of beginning.			Larry Robert Combs? 5. Life Estate Reserved by: Cleo Ray 1409 E. 69th St. N. Wichita, Kansas 67219
Beginning 1477.45 feet South of the Northeast corner of Section 9, Township 26 South, Range 1 East of the Sixth P.M., Sedgwick County, Kansas, said point being 151 feet South of the 1/16 corner on the East line of the Northeast Quarter of said Section; running thence West 1570.00 feet along the South line of the North 90 acres of said Quarter Section; thence North 420 feet; thence East 1348 feet; thence South 92 feet; thence East 222 feet to the East line of said Section 9; thence South 328 feet to the point of beginning.			City of Park City, Kansas 642 N. Hydraulic Wichita, Kansas 67219 6.
The South 70 acres of the Northeast Quarter of Section 9, Township 26 South, Range 1 East of the Sixth P.M., Sedgwick County, Kansas, except 2.78 acres for Floodway CC A-41501, and except the South 8.5 acres West of Floodway and except 16.85 acres for I-35 Highway CC A-11673.			Carrie Mc Grew 7. Clarnece Schaplowsky 6603 N. Hydraulic Wichita, Kansas 67219

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We hereby certify the foregoing to be a true and correct list of the property owners of the hereinbefore described lots within a 200 foot radius of:

The West 150 feet of the South 110 feet of the North half of the Northwest Quarter of Section 10, Township 26 South, Range 1 East of the Sixth P.M., Sedgwick County, Kansas.

as shown by the last deed of record on file in the Office of the Register of Deeds, Sedgwick County, Kansas, on the 14th day of March, 1989, at 7:00 o'clock A.M.

THE SECURITY ABSTRACT AND TITLE COMPANY, INC.

By

Glenn B. Edwards

Vice-President

Order No. 405450

jr

EXCERPT FROM PLANNING COMMISSION MINUTES OF APRIL 13, 1989

5. Case No. DR 89-7 - Leo and Alice Weddle requests Special Use Permit to establish a booster pump station for a public water supply for the west 150 feet of the south 110 feet of the N 1/2 of the NW 1/4 of Section 10, Township 26 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas. Generally located on the east side of Hydraulic, 1/4-mile south of 69th Street North.

GALBRAITH pointed out land use, zoning and showed slides of the general area. He reviewed the following staff report:

BACKGROUND: The applicants are requesting a special use permit for the establishment of a booster pump station for a public water supply on property zoned "R" Rural Residential District. The application area is unplatted and measures .38 of an acre. The site is currently undeveloped. The applicants are requesting this special use permit in order to permit construction of a government owned and operated water supply booster pump station.

CASE HISTORY: None.

ADJACENT ZONING AND LAND USE:

NORTH	"R"	Undeveloped
SOUTH	Park City	Single-family residences
EAST	"R"	Undeveloped
WEST	Park City	City Park

PUBLIC SERVICES: The booster pump station is needed to increase water pressure between Park City and the Kansas Coliseum/Wichita Greyhound Park complex. This station will be constructed in conjunction with the construction of a new water tower at the Kansas Coliseum. Adjacent Hydraulic is a paved two lane arterial street for which additional right-of-way is needed.

CONFORMANCE TO PLANS/POLICIES: Section 13(F)(1) of the County's Zoning Resolution provides for governmental uses in any zoning district provided the special use request is reviewed by MAPC. The subject case is for a public water supply booster station.

RECOMMENDATION: It is recommended that the special use permit be approved, subject to platting the property within one year after County Commission approval, or the application shall be considered denied and closed. The special use permit resolution shall not be published until the required plat has been recorded.

DISCUSSION:

SHERMAN left the meeting.

GALBRAITH stated that the Park City Planning Commission recommend unanimously that the application be approved. He said that they only asked for one condition, that there not be any overhead lines going into this building. Staff recommended that the application be approved.

There was no one present in opposition to the application.

MOTION: Having considered the factors as contained in Policy Statement No. 10; taking into consideration the park to the west and the undeveloped land to the north; the zoning and uses of adjacent properties; and the recommendation of staff; I move that we recommend to the governing body that the special use permit be approved, subject to platting the property within one year after County Commission approval and subject to all service lines to the

4-13-89
Page 2

building being placed underground, or the application shall be considered denied and closed. The special use permit resolution shall not be published until the required plat has been recorded. Brinegar moved, Parsons seconded and it carried unanimously. Sherman was not present. Brown, Fairbanks and Miles were absent.
