

CASE No. 7-51

BOARD OF ZONING APPEALS
Room 304, City Hall
Wichita, Kansas

NOTICE TO PROPERTY OWNERS

May 2, 1951

An appeal has been filed by Geo. W. Ultek Co.
(Address) 2145 N. Topeka on behalf of same

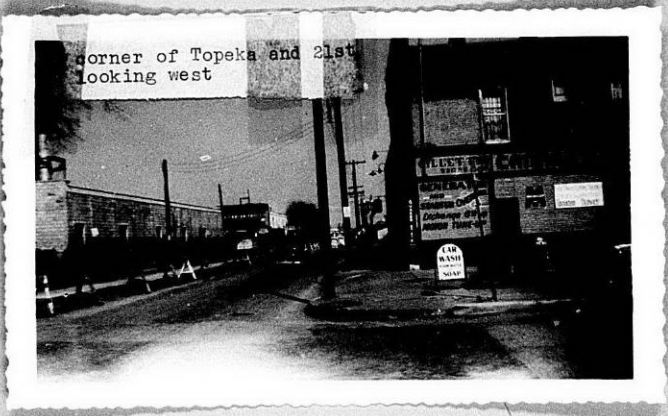
(Address) _____

as provided by Section 33 of the Zoning Ordinance. The appellant
desires to make new store fronts at property line which will not
maintain 30 foot setback from center of 21st on the premises
located at 411 E. 21st

This appeal has been given Case No. 7-51
and a hearing will be held by the Board of Zoning Appeals on _____
Monday, May 7, 1951 at 1:30 P.M.
at which time you may appear, if you so desire, either in person or
by agent or attorney. Room 301, City Building

By order of the Board of Zoning Appeals.

Eugene H. Smith
Secretary.



Corner of Topeka and 21st
looking west

CITY OF WICHITA
BUILDING INSPECTION DIVISION

To Geo. W. Ulch Lumber Co. Owner Address 2145 N. Topeka
To Geo. W. Ulch Lumber Co. Applicant Address "

Dear Sir:

Your Application Dated March 14, 1951
For a Permit for the remodeling of a business building
_____ at the premises designated as
411 East 21st Street

Is hereby refused on this 14th day of March, 1951,
Under Section 29 of the Zoning Ordinance.

For the reason that a 38 foot setback from the center of the street right-of-way will not be maintained. The building is built to the front property line and it is desired to make new store fronts on this line. The ordinance requires that any building enlarged, converted or structurally altered shall maintain a setback from the center of the street of at least 38 feet. Twenty-first street has a right-of-way of 60 feet, thur requiring an 8 foot setback.

Respectfully,


S. B. Maple
Chief Building Inspector

NOTE: Any appeal from this refusal must be filed with the Board of Zoning Appeals (Room 304, City Hall) within ninety (90) days after the date of this refusal. For further information, take this notice to the Planning Department, Room 304, City Hall.

Form 3806-8 (Rev. 3-40)

Receipt for Registered Article No. 7275 Postmaster pay 2.00

Fee paid 5 cents. Class postage 1st POSTMARK

Declared value 10.00 Surcharge paid, \$.....

Return Receipt for 5 Spl. Del'y fee.....

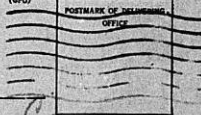
Delivery restricted to addressee:
In person..... or order..... Fee paid.....
Accepting employee will place his initials in space
indicating restricted delivery.

NOTICE TO SENDER—Enter below name and address of addressee as an identification. Preserve and submit
this receipt in case of inquiry in connection with delivery.

Surge H. White & Co. City
(Name of addressee) (P. O. and State of address)
3145 N. Spear

Post Office Department
OFFICIAL BUSINESS

PENALTY FOR PRIVATE USE TO AVOID PAYMENT OF POSTAGE, 100%
(GPO)



Return to City Planning Comm.

Street and Number, or Post Office Box, 304 City Bldg
(NAME OF BENEFICARY)

REGISTERED ARTICLE

No. 7275
INSURED PARCEL

WICHITA,

KANSAS.

Form 3806-S (Rev. 3-49)

Receipt for Registered Article No. 1275 Postmaster pay none

Fee paid 2.50 cents. Class postage 1st POSTMARK

Declared value 100 Surcharges paid, \$.....

Return Receipt fee 05 Spl. Del'y fee.....

Delivery restricted to addressee:

In person..... or order..... Fee paid.....
Accepting employee will place his initials in space
indicating restricted delivery/restricted delivery

NOTICE TO SENDER—Enter below name and address of addressee as an identification. Preserve and submit
this receipt in case of inquiry or application for indemnity.

George H. White & Co. City
(Name of addressee) (P. O. and State of address)
2145 N. Boyle

Form 3811
Rev. 1-4-50

RETURN RECEIPT

Received from the Postmaster the Registered or Insured Article, the original
number of which appears on the face of this Card.

1 Geo. White & Co
(Signature or name of addressee)

2 Betty McWhinney
(Signature of addressee's agent—Agent should enter addressee's name on line ONE above)

Date of delivery MAY 2 1951, 19.....

BOARD OF ZONING APPEALS
CITY OF WICHITA, KANSAS

NOTICE OF HEARING OF APPEAL

May 2, 1951

George W. Utch Lumber Co.
2145 N. Topeka
Wichita, Kansas

Gentlemen :

Your appeal, under the Zoning Ordinance, relative to premises at
411 East 21st Street

has been given Board of Zoning Appeals Case No. 7-51.

All inquiries and references should always be made to that Case
Number when you seek information from the Secretary.

Further, you are notified to appear before the Board of Zoning
Appeals either in person, or by agent or attorney, for a hearing of
your case on Monday, May 7,, 1951, at
1:30 p.m., Room 201, City Building

Respectfully,

Eugene N. Smith
Secretary, Board of Zoning Appeals

STATUS SHEET

Board of Appeals Case No. 7-51

411 E. 21st Street Premises in Question
Geo. W. Ulch Lumber Co. Appellant's Name
2145 N. Toreka Appellant's Address
same Owner's Name
same Owner's Address

3-14-51 Building or Zoning Application Received by Building Inspector

3-14-51 Decision of Building Inspector refused, will not provide
38-foot setback from center of 21st

3-14-51 Appeal filed with Bond of Zoning Appeals

Hearing notice and receipt

The variance or exception desired arises from some condition
which is not uniform in similar districts

The granting of the permit for the variance will not prejudice
the rights of adjacent property owners or residents

Adjoining Property Owners Notified

Protests Received

Consents Received

Prior Cases on These Premises

Case Hearings

Case Decided Action of Board

Notice of Decision Sent

Court Cases

*

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