

Case No. BZA 52-83 - James P. Howard,
974 N. Mt. Carmel, - requests a variance
to reduce the required side yard for a
detached accessory building from 6' to
3', on property zoned the "AA" One-family
Dwelling District and generally located

POSTED
9-23-83
66L.

ACTION

BZA. 52-83 2-2 deny ^{must} 10/25/83
DATE

BZA 40 deny 11/22/83

Case No. BZA 52-83 - James P. Howard,
974 N. Mt. Carmel, - requests a variance
to reduce the required side yard for a
detached accessory building from 6' to
3', on property zoned the "AA" One-Family
Dwelling District and generally located

BOARD OF ZONING APPEALS
Tenth Floor - City Hall
455 North Main, Wichita, Kansas 67202

October 5, 1983

NOTICE TO ADJOINING PROPERTY OWNERS:

CASE NO. BZA 52-83

As required by law, all property owners of record, within 200 feet of a property to be considered for an exception or variance by the Board of Zoning Appeals, are to be notified of the public hearing. An application has been filed by James P. Howard, 974 North Mt. Carmel, Wichita, Kansas, requesting a variance.

Pursuant to Section 2.12.590.B, of the Code of the City of Wichita, the applicant is requesting a variance to reduce the required side yard for a detached accessory building from 6' to 3', on property zoned "AA" One-family Dwelling District. A legal description of the applicant's property is as follows:

The west half of Lot 9, and the north three feet of the west half of Lot 10, Weaver Tracts Addition to Wichita, Sedgwick County, Kansas. Generally located on the southeast corner of 9th and Mt. Carmel (974 North Mt. Carmel).

This application has been assigned Case BZA 52-83. It will be considered by the Board of Zoning Appeals on October 25, 1983 at 1:30 p.m. in the Board Room, First Floor of City Hall, 455 North Main Street, Wichita, Kansas. If you have no interest or objections regarding the requested variance, you have no obligation to appear or comment. If you desire to appear at the Board meeting, you are invited to do so, 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.

If you have any questions about the application, please feel free to call the Wichita-Sedgwick County Metropolitan Area Planning Department at 268-4421.

Jack H. Galbraith
Secretary

November 28, 1983

James P. Howard
974 North Mt. Carmel
Wichita, Ks. 67203

Re: BZA-52-83 - Request for Variance

Dear Mr. Howard:

Enclosed is a signed copy of the Resolution adopted by the Board of Zoning Appeals on November 22, 1983.

This Resolution reflects the official action of the Board to deny your request. It is forwarded to you for your information and files.

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

Sincerely,

Glen E. Lytle
Assistant Secretary

GEL:sad
Encl.

cc: Richard Foote, 301 North Market, Wichita
Robert Feldner, Superintendent of Central Inspection (2)
Don Gisick, City Clerk

RESOLUTION NO. BZA 52-83

WHEREAS, James P. Howard, 974 North Mt. Carmel, Wichita, Kansas, requests a variance as provided in Section 2.12.590.B, Code of the City of Wichita, to reduce the required side yard setback adjacent to a street for a garage from 6 feet to 3 feet on property zoned the "AA" One-family Dwelling District and legally described as follows:

The west half of Lot 9, and the north three feet of the west half of Lot 10, Weaver Tracts Addition to Wichita, Sedgwick County, Kansas. Generally located on the southeast corner of 9th and Mt. Carmel (974 North Mt. Carmel).

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 22, 1983, 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 not unique to the property in question and inasmuch as the lot is of sufficient size to accommodate the proposed structure in conformance with the required setback, and furthermore most corner lots in the "AA" One-family Dwelling District are required to comply with a 6 foot or more side yard adjacent to a street; and

WHEREAS, the Board of Zoning Appeals has found that the granting of the permit for the variance will adversely affect the rights of adjacent property owners or residents inasmuch as the proposed structure will be moved closer to the front of the houses to the north; 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 not constitute unnecessary hardship upon the property owners represented in the application inasmuch as the lot is of sufficient size to build a garage as an accessory structure to a one-family dwelling with all regulations; and

WHEREAS, the Board of Zoning Appeals has found that the variance desired will adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare due to the fact that the proposed location of the garage would be 2 feet into the required right-of-way for a collector street of which Ninth Street is so designated on the comprehensive plan element; and

WHEREAS, the Board of Zoning Appeals has found that the granting of the variance desired will be opposed to the general spirit and intent of Title 28 (Zoning Ordinance) inasmuch as the ordinance is specific in the location of accessory structures adjacent to a side yard when adjacent to a street; and


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 have not 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 reduce the side yard setback from 6 feet to 3 feet on property zoned the "AA" One-family Dwelling District and legally described as:

The west half of Lot 9, and the north three feet
of the west half of Lot 10, Weaver Tracts Addition
to Wichita, Sedgwick County, Kansas. Generally
located on the southeast corner of 9th and Mt. Carmel
(974 North Mt. Carmel).

be denied.

ADOPTED AT WICHITA, KANSAS, this 22nd day of November, 1983.


John Slaymaker, Chairman

ATTEST:


Glen E. Lytle, Assistant Secretary

November 23, 1983

James P. Howard
974 North Mt. Carmel
Wichita, Ks. 67203

Re: BZA 52-83 - Request for Variance

Dear Mr. Howard:

At the regular meeting of the Board of Zoning Appeals on November 22, 1983, your request for a variance to reduce the required side yard adjacent to a street for a garage from 6' to 3' was considered. It was the action of the Board to deny the request.

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.

Sincerely yours,

Glen E. Lytle
Assistant Secretary

GEL:sad

cc Richard Foote, 301 North Market, Wichita
Robert Feldner, Superintendent of Central Inspection (2)
Don Gisick, City Clerk

THE CITY OF WICHITA
OFFICE OF CITIZEN PARTICIPATION

DATE November 15, 1983

TO Glen Lytle, Special Assistant for Zoning

FROM Dean Kruthof, Administrative Aide III

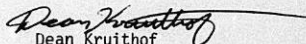
SUBJECT BZA 52-83, 974 North Mt. Carmel

At its November 14th meeting, CPO Neighborhood Council Area "N" considered the captioned request for a variance to reduce the required side yard setback for a detached accessory building from 6' to 3' on property zoned "AA" One-Family Dwelling District.

James Howard and Richard Foote were present representing the applicant. No area residents or property owners were present concerning the case.

The Council voted unanimously, 6-0, to recommend that the variance be approved.

Please provide the Council's recommendation to the Board of Zoning Appeals when the case is considered at its November 22nd meeting.


Dean Kruthof
Administrative Aide III

DK:sm

RECEIVED

NOV 18 1983

METROPOLITAN PLANNING

ROUTE

SECRETARY'S REPORT
CASE NO. BZA 52-83

APPLICANT: James P. Howard, 974 North Mt. Carmel, Wichita, Kansas.

AGENT: Richard Foote, 301 North Market, Wichita, Kansas.

REQUEST: Variance pursuant to Section 2.12.590.B, Code of the City of Wichita, to reduce the required side yard adjacent to a street for a garage from 6' to 3'.

GENERAL LOCATION: On the southeast corner of Mt. Carmel and Ninth Street (974 North Mt. Carmel).

ZONING: Subject property is zoned the "AA" One-family Dwelling District as are all adjacent properties.

LAND USE: Subject property is developed with a one-family dwelling as are all adjacent properties.

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 conditions as required by the State Statutes are found to exist.

COMMENTS BY THE SECRETARY:

The applicant is requesting a variance of the required side yard adjacent to Ninth Street in order to construct a 24'x40' garage within 3 feet of the north property line. The ordinance is specific in that an accessory structure adjacent to a street property line must observe a setback of not less than six feet.

This case was considered by the Board at the meeting of October 25, 1983, and on a motion to deny, there was a 2 to 7 moot vote with one member being absent. Due to the moot vote, the case is returned to the Board for reconsideration at the next regularly scheduled meeting.

The site plan submitted with the application indicates that there is sufficient rear yard to accommodate the garage in compliance with the regulations. Also, the garage could be moved a few feet to the east to provide easier access to the garage if located in conformance to the 6 foot setback from Ninth Street.

It should be noted that directly across Ninth Street are two one-family dwellings that face into the proposed structure. Any variance to reduce the setback would move the proposed structure closer to the fronts of these homes.

There does not appear to be any uniqueness to the property that is found on numerous lots in the "AA" district throughout the city. In fact, most newly platted areas require a side yard of not less than 15 feet when adjacent to a street. The house to the east complies with the required setback as do all other structures adjacent to Ninth Street. Ninth Street is a residential collector street from McLean Boulevard to Hoover on the west. Ninth Street is not improved as a collector in this block and the street right-of-way does not comply with the subdivision regulations, however, to reduce the setback adjacent to this street, would seem inappropriate. The house one block to the east appears to have been constructed long prior to annexation into the city, however, the house does appear to observe a 6 foot setback from the Ninth Street right-of-way.

UNIQUENESS:

It is the opinion of the Secretary that this property is not unique inasmuch as the lot is of sufficient size to accommodate the proposed structure in conformance with the required setbacks, and furthermore, almost all corner lots in the "AA" One-family Dwelling District are identical to the circumstances or conditions of this lot and must comply with a six foot or more side yard setback.

ADJACENT PROPERTY:

It is the opinion of the Secretary that the granting of the variance requested will adversely affect the rights of adjacent property owners inasmuch as the proposed structure will be moved closer to the fronts of the two houses located immediately to the north.

HARDSHIP:

It is the opinion of the Secretary that the strict application of the provisions of the zoning ordinance will not constitute an unnecessary hardship upon the applicant inasmuch as the lot is of sufficient size to build a garage as an accessory structure to a one-family dwelling in conformance with all regulations. Any hardships that might exist is being created by the applicant in the location of the garage and not in the application of the regulations to the property.

PUBLIC INTEREST:

It is the opinion of the Secretary that the requested variance would adversely affect the public interest inasmuch as the construction of a garage or other accessory structure within three feet of a street right-of-way line is not in the best interests of a neighborhood nor when adequate street right-of-way for a collector street has not been dedicated.

SPIRIT AND INTENT:

It is the opinion of the Secretary that the granting of the variance requested would be opposed to the general spirit and intent of the zoning ordinance inasmuch as the ordinance is specific in the location of all accessory structures and 6 feet is the minimum dimension allowed. In some instances 25 or 30 feet is required, and in most new areas, 15 feet is the minimum side yard setback when adjacent to a street.

RECOMMENDATION:

It is the opinion of the Secretary that none of the five conditions necessary to the granting of a variance can be found to exist, and the request for a variance should be denied.

October 26, 1983

Mr. James P. Howard
974 North Mt. Carmel
Wichita, Kansas 67203

Re: BZA 52-83 - Request for Variance

Dear Mr. Howard:

At the regular meeting of the Board of Zoning Appeals on October 25, 1983, your request for a variance was considered. By a 2-2 vote to deny the requested variance to reduce the required side yard for a detached accessory building from 6' to 3', this case will again be considered by the Board of Zoning Appeals on November 22, 1983.

If you have any questions, please don't hesitate to call.

Sincerely yours,

Glen E. Lytle
Assistant Secretary

GEL:sad

cc: Richard Foote, Attorney, 301 North Market, Wichita 67202

THE CITY OF WICHITA

OFFICE OF CITIZEN PARTICIPATION

DATE October 24, 1983

TO Glen Lytle, Special Assistant for Zoning

FROM Dean Kruithof, Administrative Aide III

SUBJECT BZA 51-83 Northwest corner of
St. Louis and Knight

✓ BZA 52-83 Southeast corner of
9th and Mt. Carmel

BZA 55-83 Within the Towne West
Mall Building

Due to the lack of a quorum at its October 24th meeting, CPO Council
"N" will not submit recommendations to the Board of Zoning Appeals
for the captioned cases.

Dean Kruithof
Dean Kruithof
Administrative Aide III

SECRETARY'S REPORT
CASE NO. BZA 52-83

APPLICANT: James P. Howard, 974 North Mt. Carmel, Wichita, Kansas.

AGENT: Richard Foote, 301 North Market, Wichita, Kansas.

REQUEST: Variance pursuant to Section 2.12.590.B, Code of the City of Wichita, to reduce the required side yard adjacent to a street for a garage from 6' to 3'.

GENERAL LOCATION: On the southeast corner of Mt. Carmel and Ninth Street (974 North Mt. Carmel).

ZONING: Subject property is zoned the "AA" One-family Dwelling District as are all adjacent properties.

LAND USE: Subject property is developed with a one-family dwelling as are all adjacent properties.

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 conditions as required by the State Statutes are found to exist.

COMMENTS BY THE SECRETARY:

The applicant is requesting a variance of the required side yard adjacent to Ninth Street in order to construct a 24'x40' garage within 3 feet of the north property line. The ordinance is specific in that an accessory structure adjacent to a street property line must observe a setback of not less than six feet.

The site plan submitted with the application indicates that there is sufficient rear yard to accommodate the garage in compliance with the regulations. Also, there appears to be no uniqueness to the property that is not common all over the city in the "AA" One-family Dwelling District. In fact, many of the newer areas of the city have a platted side yard of at least 15 feet on corner lots such as this.

There is also some concern by the staff as to the size of the garage that it may be something other than a private garage as defined in the zoning ordinance. The proposed structure is larger in area than the dwelling on the property and to be an accessory structure it must be accessory and subordinate to the main use.

It should be noted that the two one-family dwellings across Ninth Street front and are directly across the street from the structure that is proposed to be located 3 feet from the property line.

UNIQUENESS:

It is the opinion of the Secretary that this property is unique inasmuch as the lot is of sufficient size to accommodate the proposed structure in conformance with the required setbacks, and furthermore, almost all corner lots in the "AA" One-family Dwelling District are identical to the circumstances or conditions of this lot.

ADJACENT PROPERTY:

It is the opinion of the Secretary that the granting of the variance requested will adversely affect the rights of adjacent property owners inasmuch as the proposed structure will be moved closer to the fronts of the two houses located immediately to the north.

HARDSHIP:

It is the opinion of the Secretary that the strict application of the provisions of the zoning ordinance will not constitute an unnecessary hardship upon the applicant inasmuch as the lot is of sufficient size to build a garage as an accessory structure to a one-family dwelling in conformance with all regulations. Any hardships that might exist is being created by the applicant in the location of the garage and not in the applications of the regulations.

PUBLIC INTEREST:

It is the opinion of the Secretary that the requested variance would adversely affect the public interest inasmuch as the construction of a garage or other accessory structure within three feet of a street right-of-way line is not in the best interests of a neighborhood.

SPIRIT AND INTENT:

It is the opinion of the Secretary that the granting of the variance requested would be opposed to the general spirit and intent of the zoning ordinance inasmuch as the ordinance is specific in the location of all accessory structures and 6 feet is the minimum dimension allowed. In some instances 25 or 30 feet is required, and in most new areas, 15 feet is the minimum.

RECOMMENDATION:

It is the opinion of the Secretary that none of the five conditions necessary to the granting of a variance can be found to exist, and the request for a variance should be denied.

BZA CASE NO. 52-83

2 NOTICES SENT TO APPLICANT/AGENT

10 ^{Legal Adv.}
~~NOTICES~~ SENT TO MAPC

1 NOTICES SENT TO CPO

19 NOTICES SENT TO ADJOINING PROPERTY OWNERS

22 TOTAL NOTICES SENT 10-5-83

BOARD OF ZONING APPEALS
Tenth Floor - City Hall
455 North Main, Wichita, Kansas 67202

October 5, 1983

NOTICE TO ADJOINING PROPERTY OWNERS:

CASE NO. BZA 52-83

As required by law, all property owners of record, within 200 feet of a property to be considered for an exception or variance by the Board of Zoning Appeals, are to be notified of the public hearing. An application has been filed by James P. Howard, 974 North Mt. Carmel, Wichita, Kansas, requesting a variance.

Pursuant to Section 2.12.590.B, of the Code of the City of Wichita, the applicant is requesting a variance to reduce the required side yard for a detached accessory building from 6' to 3', on property zoned "AA" One-family Dwelling District. A legal description of the applicant's property is as follows:

The west half of Lot 9, and the north three feet of the west half of Lot 10, Weaver Tracts Addition to Wichita, Sedgwick County, Kansas. Generally located on the southeast corner of 9th and Mt. Carmel (974 North Mt. Carmel).

This application has been assigned Case BZA 52-83. It will be considered by the Board of Zoning Appeals on October 25, 1983 at 1:30 p.m. in the Board Room, First Floor of City Hall, 455 North Main Street, Wichita, Kansas. If you have no interest or objections regarding the requested variance, you have no obligation to appear or comment. If you desire to appear at the Board meeting, you are invited to do so, 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.

If you have any questions about the application, please feel free to call the Wichita-Sedgwick County Metropolitan Area Planning Department at 268-4421.

Jack H. Galbraith
Secretary

BOARD OF ZONING APPEALS
CITY OF WICHITA, KANSAS

CASE NO. 52-83
FILED 9-23-83

APPLICATION FOR VARIANCE

I. Name of Applicant JAMES P HOWARD
Mailing Address 974 N MT CARMEL Phone 9437736
Name of Authorized Agent RICHARD V. Foote
Mailing Address 301 N. MARKET 67202 Phone 2637536
Relationship of applicant to property is that of OWNER
(Owner, Tenant, Lessee, Other)

II. The variance requested is to reduce the sideyard setback for a detached accessory building from 6 feet to 3 feet
for property located (974 N MT CARMEL)
on the southeast corner of 9th & Mt. Carmel
and legally described as: WEST 1/2 OF LOT 9 and NORTH 3 ft OF THE WEST 1/2 OF LOT 10, WEAVER TRACTS
Adjacent to W. Wichita, Sedgwick Co., Kansas.

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

- III. The applicant herein, or his authorized agent, acknowledges:
- That he has received an instruction sheet concerning the filing and hearing of this matter;
 - 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. 36-596) and that the appropriate fee is herewith tendered;
 - 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.
 - That all documents are attached hereto as noted in paragraphs 2, 3, 4, and 5 of the instructions.

Applicant James P. Howard

Authorized Agent Richard V. Foote

OFFICE USE ONLY: Received in Office of Secretary, Board of Zoning Appeals, 3:00 (a.m. - p.m.), SEPT 23, 1983 together with appropriate fee of 75.00.

Signed J. Lytle

SHEET	1
OF	1 SHEETS

Justification for Variance Request

We are requesting a variance to build a garage so that it would be in ~~begin~~ like manner of the home next door, to keep the neighborhood neatly organized.

We feel that moving the garage 3 feet further south does not offer full utilization of land that we have purchased for our own benefit and right.

If the garage is built 3 ft further south it causes the garage ~~door~~ door to be adjacent to back corner of the house which would provide for accidents when backing out of the garage.

The corner lot we live on has a 20 ft parking and even if the street should be widened in the future we do not understand why 3 ft would make a difference. This 3 ft does not in any way interfere with any neighbors nor would it block the view to approaching traffic on the corner of 9th and Mt Carmel

STATEMENT OF OWNERSHIP

STATE OF KANSAS)
) SS
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:

Record Owners within 200 feet of:
West Half of Lot 9 and the North
3 feet of the West half of Lot 10,
Weaver Tracts, Sedgwick County,
Kansas.



And from such examination find that the owners thereof are as set opposite the description of the property below, viz: (Addresses as given are furnished as a service and not certified.)

DESCRIPTIONS

West Half of Lot 9 and the North 3 feet of the West Half of Lot 10, WEAVER TRACTS,

South 50 feet of the East Half of Lot 10, WEAVER TRACTS,

South 69 feet of the West Half of Lot 10, WEAVER TRACTS,

East Half of Lots 9 and 10, except South 50 feet of Lot 10, WEAVER TRACTS,

East Half of Lot 11, WEAVER TRACTS,

RECORD OWNERS

James P. & Noretta Jean Howard
974 N. Mt. Carmel
Wichita, Kansas 67203

Paul L. & Lettie M. Edwards
917 N. Custer
Wichita, Kansas 67203

Charles E. & Marilyn A. Dugan
970 N. Mt. Carmel
Wichita, Kansas 67203

Perry O. & Lela L. Steele
921 N. Custer
Wichita, Kansas 67203

Administrator of Veterans Affairs
901 George Washington Blvd.
Wichita, Kansas 67211

Fidelity  **Title**
COMPANY, INC.

DESCRIPTIONS

RECORD OWNERS

West Half of Lot 11, WEAVER TRACTS,

Edwin A. & Mary Gladys Beat
962 N. Mt. Carmel
Wichita, Kansas 67203

East Half of Lot 12, WEAVER TRACTS,

Ray A. Nelson & Marjorie
McCormick
909 N. Custer
Wichita, Kansas 67203

West Half of Lot 12, WEAVER TRACTS,

Otto L. Meyer
#17 Peach Tree Lane
Wichita, Kansas 67207

Lot 1, except the South 10 feet,
WEAVER TRACTS,

Nyle S. Mickley
1324 Marlboro
Wichita, Kansas 67217

South 10 feet of Lot 1 and all of
Lot 2, WEAVER TRACTS,

Frank W. & Ethel M. Spangler
924 N. Sheridan
Wichita, Kansas 67203

East Half of Lot 3, WEAVER TRACTS,

Weldon E., Jr. & Dorothy L.
Nelson
953 N. Mt. Carmel
Wichita, Kansas 67203

East Half of Lot 4, WEAVER TRACTS,

Leon S. & Elizabeth V.
Furgason
937 N. Mt. Carmel
Wichita, Kansas 67203

Lot 10, SROADE ACRES,

Charles E. & Karen A. James
1011 N. Custer
Wichita, Kansas 67203

Lot 11, SROADE ACRES,

Vernon & Lena M. Kenneaster
1715 N. St. Paul
Wichita, Kansas 67203

West 210 feet of Lot 12, except West
60 feet and except East 64 feet,
SROADE ACRES,

Janice C. & John M. LaFever
3010 River Park Drive
Wichita, Kansas 67203

East 64 feet of the West 210 feet of
Lot 12, SROADE ACRES,

Steve A. & Michaelene P. Bauer
3120 W. 9th Street
Wichita, Kansas 67203

West 60 feet of Lot 12, SROADE ACRES,

Gilbert B. & Lea E. Abbott
5511 E. Pine
Wichita, Kansas 67208

Lot 13, SROADE ACRES,

Floyd A. Rummery
3208 W. 9th Street
Wichita, Kansas 67203

Lot 14, SROADE ACRES,

William B. & Theresa M. Cane
2402 Payne
Wichita, Kansas 67204



DESCRIPTIONS

Lot 15, SROADE ACRES,

Lot 1, LIES ADDITION,

Dated in Wichita, Kansas, this 21st day of September, 1983
at 7:00 A.M.

RECORD OWNERS

Carlton K. & Molly Smith
✓ 402 N. Erie
Wichita, Kansas 67214

James M. Cooper
~~ADDRESS UNKNOWN~~

FIDELITY TITLE COMPANY, INC.

By *Madina A. Suttler*
Assistant Secretary

Tracer No. 61640



MICROFILMED
FROM THE BEST
AVAILABLE COPY

FORM 021

PAYMENT NOTICE
 City of Wichita

Bldg.	Use of Str.	Code Bks	Copies
Elec	Elev. Insp.	Hse Moving	Lic.
Mech	Boiler Insp.	Pav. Cuts	Cert.
Plbg	Exam Fees	Sewer	Elev.
Signs	Plan Rev. (P.W.)	Cement	M.S.P.
Planning			

DESCRIPTION	AMOUNT
CONTR. FOR PLAN	495.00

NAME: MATLACK HOUSE

ADDRESS: 11 N. Market

FUND: 155-001-11-00 DUE DATE: _____

COMMENTS: _____

DATE: 7-22-1959 BY: [Signature]

*

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

Roll # 2