

C4-36

MAP No. D-5  
SEC. 9  
TWP. 28  
RANGE 1E  
NH'D

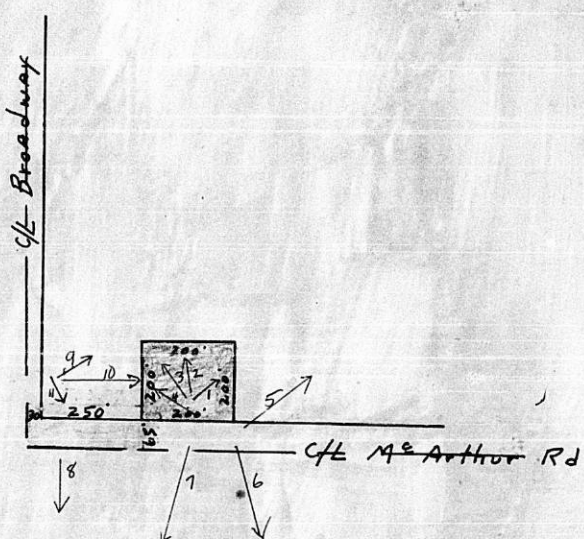
DATA SHEET

(CU)(SC) Z CU-36  
FILED 6-28-60

APPLICATION DATA: FROM \_\_\_\_\_ TO \_\_\_\_\_  
1. APPLICANT L.F. KNETSCH, BY ED SCHEN, AGENT  
2. AGENT ED SCHEN  
3. LOCATION NORTHEAST ~~XXXXXX~~ CORNER OF ~~XXXXXX~~  
McARTHUR ~~XXXX~~ AND S. BROADWAY. (ADDRESS)  
4. PROPOSED USE CO-CART TRACK

AREA DATA  
1. ACRES 0.92 (~~200~~ 200 FT. BY 200 FT.)  
2. ADJOINING ZONING: E R-1 S LC+C W C N C  
3. LAND USE: EAST Residence Medium: Single family SOUTH Service Station, Nite Club  
WEST: Service Station + Liqour store NORTH Single family-photos  
4. SKETCH PLAN LAND USE IS FOR Agriculture  
5. PRESENT LAND USE IS FOR Commercial activities  
6. AREA is/IS NOT PLATTED.  
7. \_\_\_\_\_ ACRES OF PROPOSED ZONING WITHIN NEIGHBORHOOD UNIT.

PHOTO DATA  
TAKEN BY R. L. Luker, DATE 7-15-60 TIME 3:15 PM





Report from Wihita-Sedgwick County Metropolitan Area Planning Commission to  
BOARD OF COUNTY COMMISSIONERS

Case No. CU-36

Considered by M.A.P.C. 7-21-60

Request for: CONDITIONAL USE PERMIT

Reason for request (as provided by petitioner): "To ESTABLISH A GO-CART TRACK (RENTAL CARTS)".

Location of property: GENERALLY LOCATED AT THE NORTHEAST CORNER OF McARTHUR ROAD AND SOUTH BROADWAY.

Legal description of property: BEG. AT A POINT 280' EAST AND 65' NORTH OF THE SW CORNER OF THE SW $\frac{1}{4}$  OF SECTION 9, TOWNSHIP 28, RANGE 1 EAST; THENCE NORTH 200'; THENCE EAST 200'; THENCE SOUTH 200'; THENCE WEST 200 FEET TO POINT OF BEGINNING.

Petitioner: L. F. KNETSEN  
Address: 3946 SOUTH BROADWAY

Counsel for petitioner: NONE

Protesters (if any): NONE

Surrounding zoning: TO THE EAST IS "R-1"; SOUTH IS "LC" AND "C"; WEST AND NORTH IS "C". SUBJECT TRACT IS ZONED "CH".

Land use: SUBJECT PROPERTY IS PRESENTLY USED FOR COMMERCIAL ACTIVITIES. TO THE EAST IS SINGLE FAMILY USE; SOUTH IS A SERVICE STATION AND NIGHT CLUB; WEST IS A SERVICE STATION AND A LIQUOR STORE; NORTH IS 2 SINGLE FAMILY HOUSES AND A PHOTO STUDIO.

PLANNING COMMISSION RECOMMENDATION:

IT WAS MOVED AND SECONDED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF COUNTY COMMISSIONERS THAT THIS APPLICATION BE APPROVED, SUBJECT TO CONDITIONS AS SHOWN ON THE ATTACHED SHEET.

Vote of Planning Commission: UNANIMOUS.

Respectfully submitted,

*Adlittle*

Secretary

CASE No. CU-36

CONDITIONS TO APPROVAL:

1. CONSTRUCTION OF A REDWOOD FENCE SURROUNDING THE GO-CART ROADWAY. ANY GATES IN THE FENCE SHALL BE KEPT CLOSED DURING THE OPERATION OF ANY GO-CARTS.
2. THE GO-CART ROADWAY SHALL HAVE AT ITS OUTER PERIMETER AN ADEQUATE BUMPER GUARD (SPRING MOUNTED BUMPERS, BALED HAY, OR SIMILAR MATERIAL) TO STOP OR DEFLECT GO-CARTS WHICH MAY BE OUT OF CONTROL.
3. ALL GO-CARTS SHALL:
  - A. HAVE BUMPERS OF A METALLIC MATERIAL;
  - B. PROVIDE PROPER SEATING FOR THE OCCUPANT;
  - C. HAVE A GOVERNOR ON THE MOTOR OR ENGINE WHICH SHALL LIMIT THE SPEED OF SUCH GO-CART TO A MAXIMUM OF 20 MPH;
  - D. PROVIDE A PLASTIC SAFETY HELMET FOR THE USE OF THE OCCUPANT;
  - E. HAVE A CLUTCH DRIVE MECHANISM. NO DIRECT DRIVE GO-CART SHALL BE ALLOWED;
  - F. HAVE NO ENGINE OR MOTOR LARGER THAN THAT ALLOWED IN CLASS A GO-CARTS;
  - G. HAVE A MUFFLER IN GOOD CONDITION TO PREVENT UNDUE NOISE;
  - H. BE PROHIBITED FROM HAVING SIRENS OR BELLS OR OTHER SOUND PROJECTING DEVICE.
4. ALL STORAGE OF FUELS AND LUBRICANTS SHALL BE OUTSIDE THE GO-CART ROADWAY AREA AND SHALL BE STORED IN SUCH MANNER AS MAY BE DIRECTED BY THE FIRE CHIEF OF SEDGWICK COUNTY.
5. THE HOURS OF OPERATION SHALL BE ONLY BETWEEN 8 A.M. AND 12 P.M. DURING WEEK DAYS AND ON SATURDAYS, AND BETWEEN 12 NOON AND 12 MIDNIGHT ON SUNDAYS.
6. THE GO-CART ROADWAY SHALL BE SO SURFACED OR TREATED AS TO PREVENT BLOWING DIRT, AND/OR DUST.
7. ALL LIGHTS SHALL BE DIRECTED AWAY FROM ADJACENT USES.
8. INGRESS AND EGRESS TO AND FROM THE SPECTATOR AREA SHALL BE A ROADWAY OF AT LEAST 24 FEET IN WIDTH, SURFACED OR TREATED TO PREVENT BLOWING DUST, SAND AND/OR DIRT.
9. NO PUBLIC ADDRESS SYSTEM SHALL BE PERMITTED EXCEPT DURING DAYLIGHT HOURS.
10. ALL VEHICLES OPERATED ON THE TRACK SHALL BE OWNED BY THE PROPERTY OWNER OR THE OWNER OF THE VEHICLE PRESENT.
11. SPECIAL ORGANIZED RACING DAYTIME ONLY.