

POSTED 8.23.84 KE

CU-271 - George W. Nicholson re-
quests a Conditional Use Permit to
establish a Material and Equipment
Storage Yard. Generally located
on the west side of Hydraulic Ave.

ACTION

~~Haysville P.C. Approved as Recommended~~ DATE 5-24-84
~~COMMITTEE~~
~~Deebly P.C. Approved to Recommended~~ 6-7-84
M.A.P.C. Approved 6-14-84

~~B.C.C./B. CO. C. MEETING CANCELLED~~ 7-11-84
B.C.C. Approved to 7-18-84
Recommended

Closed

Map No. 5540 B
Sec. _____
Twp. _____
Range _____

DATA SHEET
(ZONING & CONDITIONAL USE)

Z- _____
SCZ- _____
CU- 271
Filed 5-15-84

ASSOCIATED CASE: _____

APPLICATION DATA: From _____ to _____

1. Applicant: George W. Nicholson
Address: P.O. Box 1998, Sun City, ARIZ. 85372 Phone _____
2. Agent: _____
Address: _____ Phone _____
3. General Location: On the west side of Hydraulic Ave. in an area between 61st Street South and 63rd Street South
4. Proposed Use: _____

- AREA DATA:
1. Acres: .5 (_____ ft. by _____ ft.)
 2. Adjoining Zoning: E "R-1" S "R" W "R" N "R"
 3. Land Use: East _____ South _____
West _____ North _____
 4. Sketch Plan Land Use is for: _____
 5. Present Land Use is for: _____
 6. Area (is) (is not) platted.

PROCEDURE DATA:

1. Zoning Committee _____ by _____, _____, _____
2. MAPC Meeting: _____

	Date	Action
HSVL PC	5-24-84	Entered as recommended
Derby PC	6-7-84	Approved as recommended 7-0
MAPC	6-14-84	Approved as recommended

3. Governing Body (~~Bd. City Commissioners~~ - Bd. County Commissioners)

	Date	Action	Ordinance Resolution
B.C.C.	7-11-84	Approved as recommended	

NOTES:

1001 AVENUE
MCMURDO, TULACREAR GROVE, CA
U.S.A.
No. 2-153C
SHIELD
HASTINGS, NH

ROUTING

MEMO

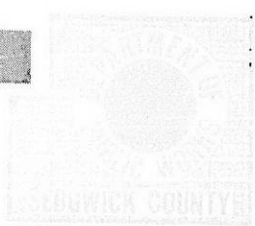
DATE: November 5, 1986

TO: Jack Galbraith, MAPD

FROM: Ron R. Worley, Code Enforcement

SUBJECT: C.U.-271

RRW



Jack,

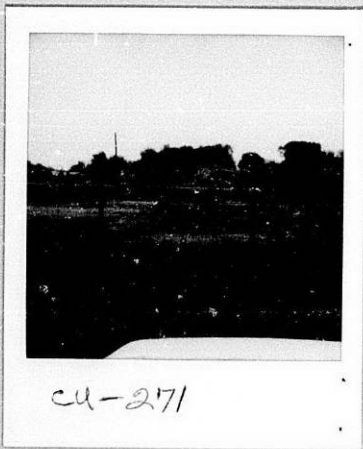
Attached are a couple of photos of the Riverside Yard (CU-271) taken on November 3, 1986. They are obviously still using the site.

RRW:ls

RECEIVED

NOV 06 1986

METROPOLITAN POLICE
 ROUTE galbraith



cu-271



cu-271

R# 140-1984 Published in The Daily Reporter on July 26, 1984

R#140-1984

RESOLUTION

CASE NO. CU-271

A RESOLUTION TO ESTABLISH A MATERIAL AND EQUIPMENT STORAGE YARD IN THE "R" RURAL RESIDENTIAL DISTRICT ON CERTAIN LANDS LOCATED WITHIN THE UNINCORPORATED TERRITORY LYING WITHIN THREE MILES OF EITHER THE CITY OF WICHITA, THE CITY OF HAYSVILLE, THE CITY OF DERBY, THE CITY OF MULVANE, THE CITY OF VALLEY CENTER, THE CITY OF GODDARD, AND THAT PORTION OF THE AREA WITHIN THREE MILES OF THE CITY OF CHENEY AS ESTABLISHED BY THE BOARD OF COUNTY COMMISSIONERS ON OCTOBER 3, 1973, ALL IN SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED BY SECTION 3.A.8.h AND SECTION 11.E OF THE ZONING RESOLUTION ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, ON MARCH 3, 1958, AND SUBSEQUENT AMENDMENTS THERETO.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF SEDGWICK COUNTY, KANSAS:

SECTION 1. That after receiving a recommendation from 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 3.A.8.h and Section 11.E of the Zoning Resolution, as amended, a Conditional Use Permit to establish a material and equipment storage yard in the "R" Rural Residential District is hereby approved on the lands legally described as follows:

Beginning at a point 750' north of the SE corner of the SE 1/4 of Section 28-28-1E, thence west 300', thence north 130', thence east 300', thence south 130' to the point of beginning, except for street right-of-way. Generally located on the west side of Hydraulic Ave. in an area between 61st Street South and 63rd Street South. (6315 S. Hydraulic).

SUBJECT TO THE FOLLOWING:

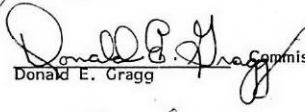
- A. No building permits for additional buildings on subject property shall be issued until the land has been platted.
- B. At such time as the land contained in CU-217 is platted for residential development, the resolution establishing this conditional use shall become null and void and the material and equipment storage yard shall be removed.


SECTION II. That upon the taking effect of this Resolution, the notation of such Conditional Use approval 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.

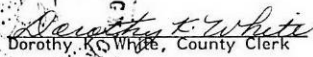
PASSED AND ADOPTED by the Board of County Commissioners
at Wichita, Kansas, this 19th day of July, 1984.


Jack Spratt, Chairman

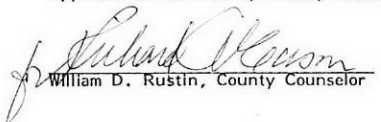

Donald E. Gragg, Commissioner


Tom Scott, Commissioner




Dorothy K. White, County Clerk

Approved as to form by County Counselor


William D. Rustin, County Counselor

Planning Agenda

Item #

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION
TO BOARD OF COUNTY COMMISSIONERS

REQUEST FOR CONDITIONAL USE

CU-271 - CONDITIONAL USE PERMIT FOR A MATERIAL AND EQUIPMENT STORAGE YARD. GENERALLY LOCATED ON THE WEST SIDE OF HYDRAULIC IN AN AREA BETWEEN 61ST AND 63RD STREETS SOUTH.

The MAPC recommends that the application be approved.

(see minutes for full motion)

Bayouth moved, Wilson seconded and it carried unanimously.
Gardner and Goebel were absent.

ACTION:

1. Concur with the findings of fact of the Metropolitan Area Planning Commission, approve the application subject to recommended conditions of approval, adopt a resolution establishing the conditional use; or
2. Take such action as the County Commission deems appropriate.

DATA AND MINUTES

HCPC Hearing Date: 5-24-84

DCPC Hearing Date: 6-07-84

MAPC Hearing Date: 6-14-84

BCoC Hearing Date: 7-18-84

AREA DATA:

Acres: 0.5

Size: 130' x 250'

Reason: Material and equipment storage yard for Riverside Township.

	<u>Land Use</u>	<u>Zoning</u>	
Existing	Equipment & Material Storage Yard	"R"	
North	Undeveloped	"R"	
East	Undeveloped	"R-1"	
South	Single-family & Fruit Stand	"R"	
West	Sand Extraction & Undeveloped	"R"	
History: CU-217	Sand extraction	3-22-79	HCPC Approve
		4-05-79	DCPC Approve
		4-12-79	MAPC Approve
		5-09-79	BCoC Approve

Applicant: George Nicholson, P. O. Box 1998, Sun City, Arizona 85372

Protestors: None.

EXCERPT FROM PLANNING COMMISSION MINUTES OF JUNE 14, 1984

LEGAL:

4. Case No. CU-271 - George W. Nicholson requests Conditional Use Permit beginning at a point 750' north of the SE corner of the SE1/4 of Section 28-28-1E, thence west 300', thence north 130', thence east 300', thence south 130' to the point of beginning, except for street right-of-way. Generally located on the west side of Hydraulic Ave. in an area between 61st Street South and 63rd Street South. (6315 S. Hydraulic).

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

COMMENTS:

1. The following items should be considered by the Planning Commission in making findings of fact:

The applicant is requesting a conditional use permit for a tract of land containing approximately one-half acre located on the west side of Hydraulic in an area between 61st and 63rd Streets South.

Subject property is leased to Riverside Township for a material and equipment storage yard and lies within an area approved for sand extraction in 1979 (CU-217). A "redevelopment plan" submitted with the previous conditional use proposes that the land around the lake area will be platted into residential lots when the sand extraction operation ceases.

2. A recommendation of approval by the Planning Commission should be subject to the following conditions:
 - A. No building permits for additional buildings on subject property shall be issued until the land has been platted.
 - B. At such time as the land contained in CU-217 is platted for residential development, the resolution establishing this conditional use shall become null and void and the material and equipment storage yard shall be removed.

DISCUSSION:

GALBRAITH stated that this is a request for a conditional use permit by the Riverside Township for an equipment and material storage yard. He said that this is on property that the Commission has previously approved for a sand extraction operation. He mentioned that this application area was previously a horse lot with a small horse shed on it, and Riverside Township ran into lease problems on previous used land that they had and this was leased to them for their equipment and storage yard without the approved application. He added that this application had been considered by both the Derby and Haysville Planning Commissions because it was in their overlapping three-mile ring. They, in both cases, have recommended unanimously that the request be approved subject to the two conditions in the staff report. GALBRAITH said that there was no neighborhood opposition in attendance at either meeting.

GALBRAITH pointed out that this same applicant owns all of the abutting land. He has not sold those lots that he recently platted to the east. He considers this storage yard to be somewhat of a temporary use until he begins to plat the area around the sandpit.

GALBRAITH stated that staff was in support of the request and believed that it was a reasonable temporary use on this property until the overall area is platted for future development, and

recommended approval subject to the two conditions listed in the staff report.

No one spoke either in support of or in opposition to this application.

MOTION: Having considered the factors as contained in Policy Statement No. 10; taking into consideration the adjacent land uses including that of sand extraction and light plane assembling; the suitability of the subject land for the proposed use; the recommendations of approval by staff and by the Derby and Haysville Planning Commissions; I move that we recommend to the governing body that this application be approved subject to the following conditions:

- A. No building permits for additional buildings on subject property shall be issued until the land has been platted.
- B. At such time as the land contained in CU-217 is platted for residential development, the resolution establishing this conditional use shall become null and void and the material and equipment storage yard shall be removed.

Bayouth moved, Wilson seconded and it carried unanimously. Gardner and Goebel were absent.

() Published in The Daily Reporter on _____, 1984

RESOLUTION

CASE NO. CU-271

A RESOLUTION TO ESTABLISH A MATERIAL AND EQUIPMENT STORAGE YARD IN THE "R" RURAL RESIDENTIAL DISTRICT ON CERTAIN LANDS LOCATED WITHIN THE UNINCORPORATED TERRITORY LYING WITHIN THREE MILES OF EITHER THE CITY OF WICHITA, THE CITY OF HAYSVILLE, THE CITY OF DERRY, THE CITY OF MULVANE, THE CITY OF VALLEY CENTER, THE CITY OF GODDARD, AND THAT PORTION OF THE AREA WITHIN THREE MILES OF THE CITY OF CHENEY AS ESTABLISHED BY THE BOARD OF COUNTY COMMISSIONERS ON OCTOBER 3, 1973, ALL IN SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED BY SECTION 3.A.8.h AND SECTION 11.E OF THE ZONING RESOLUTION ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, ON MARCH 3, 1958, AND SUBSEQUENT AMENDMENTS THERETO.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF SEDGWICK COUNTY, KANSAS:

SECTION 1. That after receiving a recommendation from 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 3.A.8.h and Section 11.E of the Zoning Resolution, as amended, a Conditional Use Permit to establish a material and equipment storage yard in the "R" Rural Residential District is hereby approved on the lands legally described as follows:

Beginning at a point 750' north of the SE corner of the SE $\frac{1}{4}$ of Section 28-28-1E, thence west 300', thence north 130', thence east 300', thence south 130' to the point of beginning, except for street right-of-way. Generally located on the west side of Hydraulic Ave, in an area between 61st Street South and 63rd Street South. (6315 S. Hydraulic).

SUBJECT TO THE FOLLOWING:

- A. No building permits for additional buildings on subject property shall be issued until the land has been platted.
- B. At such time as the land contained in CU-217 is platted for residential development, the resolution establishing this conditional use shall become null and void and the material and equipment storage yard shall be removed.

SECTION II. That upon the taking effect of this Resolution, the notation of such Conditional Use approval 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 _____ day of _____, 19__.

_____, Chairman
Jack Spratt

_____, Commissioner
Donald E. Cragg

_____, Commissioner
Tom Scott

ATTEST:

Dorothy K. White, County Clerk

(SEAL)

Approved as to form by County Counselor

William D. Rustin, County Counselor

June 18, 1984

George W. Nicholson
P. O. Box 1998
Sun City, Ar. 85372

Re: CU-271 - Permit to establish a material
& equipment storage yard

Dear Mr. Nicholson:

At its regular meeting on June 14, 1984, the Metropolitan Area Planning Commission considered the above-captioned request. The action of the Planning Commission was to recommend that this application be approved subject to the following conditions:

- A. No building permits for additional buildings on subject property shall be issued until the land has been platted.
- B. At such time as the land contained in CU-217 is platted for residential development, the resolution establishing this conditional use shall become null and void and the material and equipment storage yard shall be removed.

This matter will be forwarded to the Board of County Commissioners for their consideration at 9:00 A.M., on Wednesday, July 18, 1984, in Room 320, Sedgwick County Courthouse.

If you have any questions, please contact our office.

Sincerely yours,

Jack H. Galbraith
Chief Planner

JHG:sd

cc: Riverside Township, % James E. Fleming, 6135 S. Hydraulic, Wichita 67216
Charlene Cahill, 902 Wallingford, Wichita 67217
Ron Morley, County Zoning

RE: AGENDA ITEM NO. 4

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING DEPARTMENT

CU-271 - Conditional Use Permit for a material and equipment storage yard.
Generally located on the west side of Hydraulic in an area between
61st and 63rd Streets South.

HCPC HEARING DATE: 5-24-84
DCPC HEARING DATE: 6-07-84
MAPC HEARING DATE: 6-14-84

Acres: 0.5

Size: 130' x 250'

Reason: Material and equipment storage yard for Riverside Township.

	<u>Land Use</u>	<u>Zoning</u>
Existing	Equipment & Material Storage Yard	"R"
North	Undeveloped	"R"
East	Undeveloped	"R-1"
South	Single-family & Fruit Stand	"R"
West	Sand Extraction & Undeveloped	"R"

History: CU-217	Sand extraction	3-22-79	HCPC	Approve
		4-05-79	DCPC	Approve
		4-12-79	MAPC	Approve
		5-09-79	BCoC	Approve

Applicant: George Nicholson, P. O. Box 1998, Sun City, Arizona 85372

COMMENTS:

1. The following items should be considered by the Planning Commission in making findings of fact:

The applicant is requesting a conditional use permit for a tract of land containing approximately one-half acre located on the west side of Hydraulic in an area between 61st and 63rd Streets South.

Subject property is leased to Riverside Township for a material and equipment storage yard and lies within an area approved for sand extraction in 1979 (CU-217). A "redevelopment plan" submitted with the previous conditional use proposes that the land around the lake area will be platted into residential lots when the sand extraction operation ceases.

2. A recommendation of approval by the Planning Commission should be subject to the following conditions:
 - A. No building permits for additional buildings on subject property shall be issued until the land has been platted.
 - B. At such time as the land contained in CU-217 is platted for residential development, the resolution establishing this conditional use shall become null and void and the material and equipment storage yard shall be removed.

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING DEPARTMENT

CU-271 - Conditional Use Permit for a material and equipment storage yard.
Generally located on the west side of Hydraulic in an area between
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CASE NO. CU-271

13	"Notice to Adjoining Property Owners", Staff Reports, and Referral Sheets to Haysville Planning Commissioners, City Clerk, Administrator and Secretary, mailed on 5-21-84 for Haysville Planning Commission to be held on 5-24-84.
13	"Notice to Adjoining Property Owners", Staff Reports, and Referral Sheets to Derby Planning Commissioners, City Clerk, Administrator and Secretary, mailed on 5-21-84 for Derby Planning Commission meeting to be held on 6-7-84.
2	One each to Applicant and Agent.
2	One each to Claud Shelor and Ron Worley, County Public Works.
<hr/>	
30	TOTAL

PLANNING AND ZONING DEPARTMENT
TO DERBY CITY PLANNING COMMISSION.

CASE NO. CU-271 To be heard by the M.A.P.C. on 6-14-84

Request for Conditional Use Permit for a material and equipment storage yard.

Reason for Request (As Provided By Petitioner):

Material and equipment storage yard for Riverside Township.

Location of Property:

Generally located on the west side of Hydraulic in an area between 61st and 63rd Streets South.

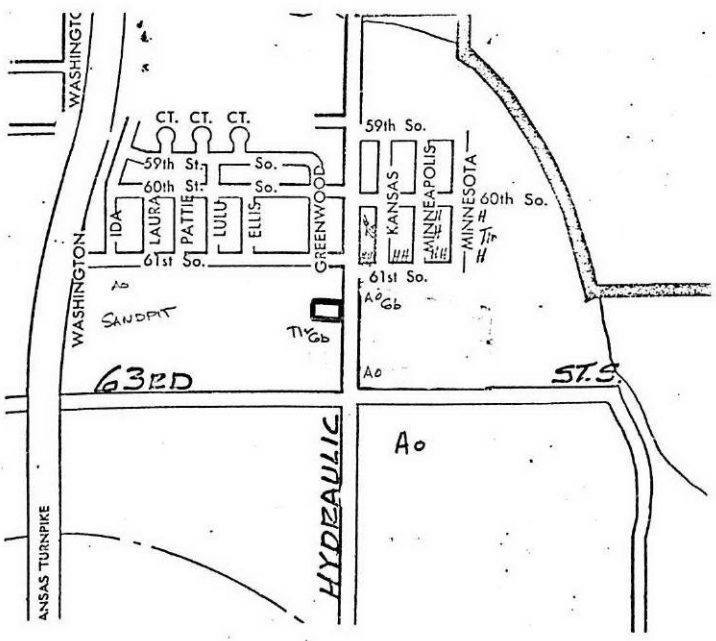
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APPLICANT: George Nicholson
Address: P. O. Box 1998, Sun City, Arizona 85372

AGENT for Applicant: Riverside Township, 6135 South Hydraulic, Wichita 67216

Surrounding Land Use: North & east, undeveloped; south, single-family & fruit stand; west, sand extraction & undeveloped.



Recommendation Or Comments by D.C.P.C.

REFERRAL FROM WICHITA-SEDERWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION
TO HAYSVILLE CITY PLANNING COMMISSION.

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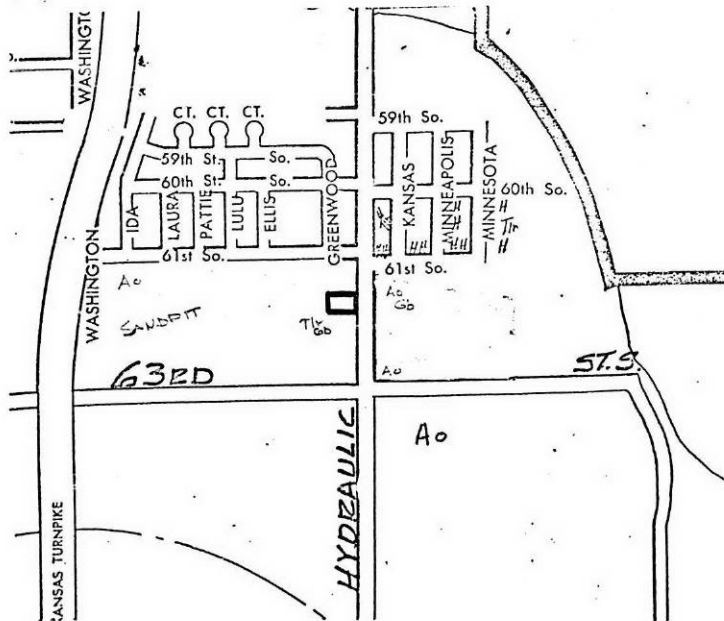
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AGENT for Applicant: Riverside Township, 6135 South Hydraulic, Wichita 67216

Surrounding Land Use: North & east, undeveloped; south, single-family & fruit stand; west, sand extraction & undeveloped.



RECOMMENDATION OR COMMENTS BY H.C.P.C.

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING DEPARTMENT

CU-271 - Conditional Use Permit for a material and equipment storage yard.
Generally located on the west side of Hydraulic in an area between
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WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION
CITY HALL, TENTH FLOOR, 455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688

May 14, 1984

NOTICE TO ADJOINING PROPERTY OWNERS:

NOTICE IS HEREBY GIVEN that on May 24, 1984, at 7:00 p.m., the HAYSVILLE CITY PLANNING COMMISSION, City Hall, Haysville, Kansas, will consider the following item for purposes of making a recommendation to the Metropolitan Area Planning Commission and Board of County Commissioners:

CASE NO. CU-271

Conditional Use Permit to Establish a Material
and Equipment Storage Yard on Property
Zoned "R" Rural Residential District

Beginning at a point 750' north of the SE corner of the SE $\frac{1}{4}$ of Section 28-28-1E, thence west 300', thence north 130' thence east 300', thence south 130' to the point of beginning, except for street right-of-way. Generally located on the west side of Hydraulic Ave. in an area between 61st Street South and 63rd Street South. (6315 S. Hydraulic).

This matter will also appear on the agenda for the regular meeting of the DERBY CITY PLANNING COMMISSION at 7:00 p.m., Thursday, June 7, 1984, City Hall, Derby, Kansas, 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 either the Haysville City Planning Commission or the Derby 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, June 14, 1984, in the City Commission Meeting Room, First Floor, City Hall, 455 North Main, Wichita, Kansas, at which time you may appear either in person or by agent or attorney, if you so desire.

As provided in the County Zoning Resolution, Section 14 - Administration, sub-paragraph C, the same will there be discussed and considered by the said Wichita-Sedgwick County Metropolitan Area Planning Commission and all persons interested in said matter 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 conditional use will be considered as by law provided.

Additional information concerning this case may be obtained from the Planning Department, 10th Floor, City Hall, or by calling 268-4421.

Robert A. Lakin
Secretary

Published in the Daily Reporter on May 18, 1984 (One Time)

OFFICIAL NOTICE

TO WHOM IT MAY CONCERN AND TO ALL PERSONS INTERESTED:

NOTICE IS HEREBY GIVEN that on May 24, 1984, at 7:00 p.m., the HAYSVILLE CITY PLANNING COMMISSION, City Hall, Haysville, Kansas will consider the following item for the purposes of making a recommendation to the Metropolitan Area Planning Commission and Board of County Commissioners:

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Beginning at a point 750' north of the SE corner of the SE $\frac{1}{4}$ of Section 28-28-1E, thence west 300', thence north 130', thence east 300', thence south 130' to the point of beginning, except for street right-of-way. Generally located on the west side of Hydraulic Ave. in an area between 61st Street South and 63rd Street South. (6315 S. Hydraulic).

This matter will also appear on the agenda for the regular meeting of the DERBY CITY PLANNING COMMISSION at 7:00 p.m., Thursday, June 7, 1984, City Hall, Derby, Kansas 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 either the Haysville City Planning Commission or the Derby 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, June 14, 1984, in the City Commission Meeting Room, First Floor, City Hall, 455 North Main, Wichita, Kansas, at which time you may appear either in person or by agent or attorney, if you so desire.

As provided in the County Zoning Resolution, Section 14 - Administration, sub-paragraph C, the same will there be discussed and considered by the said Wichita-Sedgwick County Metropolitan Area Planning Commission and all persons interested in said matter 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 conditional use will be considered as by law provided.

WITNESS MY HAND AND SEAL on this 16th day of May, 1984.

Robert A. Lakin, Secretary
Wichita-Sedgwick County
Metropolitan Area Planning Commission

APPLICATION FOR APPROVAL OF CONDITIONAL USE PERMIT
FOR PROPERTY LOCATED WITHIN THE JURISDICTION
OF THE BOARD OF COUNTY COMMISSIONERS OF
SEDGWICK COUNTY, KANSAS

This is an application for a Conditional Use 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. Name of applicant or applicants and/or their agent or agents. All owners of all property requested to be considered in this application must be listed in this item.

A. APPLICANT George W. Nicholson
ADDRESS P. O. Box 1998, Sun City, AR. 95372 PHONE _____
AGENT _____
ADDRESS _____ PHONE _____

B. APPLICANT Riverside Township (Lessee)
ADDRESS _____ PHONE _____
AGENT _____
ADDRESS _____ PHONE _____

C. APPLICANT _____
ADDRESS _____ PHONE _____
AGENT _____
ADDRESS _____ PHONE _____

(Use separate sheet if necessary for names of additional applicants).

2. a. The applicant proposes to establish a Township Material and
Equipment Storage Yard (use)
on property legally described as Lot(s) _____
_____, Block(s) _____
of the _____ Addition.

(If appropriate, metes and bounds description may be provided in the space below or on an attached sheet).

Beginning at a point 750' north of the SE corner of the SE $\frac{1}{4}$ of Section 28-23-1E, thence west 300', thence north 130', thence east 300', thence south 130' to the point of beginning, except for street right-of-way.

2. b. There are .5 acres (round to nearest tenth) in the above described property.

T9-333-2

N-"R"
S-"R"
E-"R-1"
W-"R"

5540B

Revised 8/80

3. THIS PROPERTY IS LOCATED AT (ADDRESS) 6315 S. Hydraulic.
THE GENERAL LOCATION IS (USE APPROPRIATE SECTION)

A. AT THE _____ CORNER OF _____ AND _____, OR

B. ON THE west SIDE OF Hydraulic (AVE.) ~~NEAR~~ BETWEEN
61st St. So. (AVE.) STREET AND 63rd St. So. (AVE.) STREET.

4. THE PROPERTY INCLUDED IN THIS APPLICATION IS ZONED "R"
(ZONING DISTRICT CLASSIFICATION).

5. I REQUEST THIS CONDITIONAL USE PERMIT FOR THE FOLLOWING REASONS:
To establish a Material and Equipment Storage Yard.

6. I (WE), THE APPLICANT(S), ACKNOWLEDGE RECEIPT OF THE INSTRUCTION SHEET EXPLAINING THE METHOD OF SUBMITTING THIS APPLICATION. I (WE) REALIZE THAT THIS APPLICATION CANNOT BE PROCESSED UNLESS IT IS COMPLETELY FILLED IN; IS ACCOMPANIED BY A CURRENT ABSTRACTOR'S CERTIFICATE AS REQUIRED IN THE INSTRUCTION SHEET; AND IS ACCOMPANIED BY THE APPROPRIATE FEE. I (WE) FURTHER CERTIFY THAT THE ABOVE AND FOREGOING INFORMATION IS TRUE AND CORRECT TO THE BEST OF MY (OUR) KNOWLEDGE. I (WE) ACKNOWLEDGE THAT THE BOARD OF COUNTY COMMISSIONERS SHALL HAVE AUTHORITY TO IMPOSE SUCH CONDITIONS AT IT DEEMS NECESSARY IN ORDER TO SERVE THE PUBLIC INTEREST AND WELFARE.

NOTE: AT LEAST ONE OWNER MUST SIGN THIS APPLICATION. OTHER OWNERS MAY BE REPRESENTED BY AN AGENT OR AGENTS.

Geary W. Michelson

BY _____
AUTHORIZED AGENT (IF ANY)

BY James J. Fleming
AUTHORIZED AGENT (IF ANY)
61135 South Hydraulic
Wichita, Ks. 67216 624-5149

BY _____
AUTHORIZED AGENT (IF ANY)

BY Charles Cabait
AUTHORIZED AGENT (IF ANY)
902 Wallingford
Wichita, Ks. 67217

BY _____
AUTHORIZED AGENT (IF ANY)

BY _____
AUTHORIZED AGENT (IF ANY)

7. OFFICE USE ONLY

This application was received at the Planning Department at 10:15
(AM, ~~PM~~) on May 15, 1984 (day, month, year). It has been checked and found to be complete and accompanied by required documents and the appropriate fee of \$ 200.00.

James H. Sobel Name
Chief Planner Title

OWNERSHIP LIST

Tract

The South Half of the SE $\frac{1}{4}$ of Section 28-28-1E

Lots 2 through 7, inclusive, Block 1
Orchard View 2nd Addition

Property Owner

George W. Nicholson
10829 Pineaire Drive
Sun City, Arizona 85351

RI - -09656- - 05/11/84 1 OF 1

REVOCABLE LIVING TRUST
Z GEORGE W. NICHOLSON TRUSTEE
PO BOX 1998
SUN CITY AZ 85372 2008

LOT 2
BLOCK 1
ORCHARD VIEW 2ND. ADD.

RI - -09657- - 05/11/84 1 OF 1

REVOCABLE LIVING TRUST
Z GEORGE W. NICHOLSON TRUSTEE
PO BOX 1998
SUN CITY AZ 85372 2008

LOT 3
BLOCK 1
ORCHARD VIEW 2ND. ADD.

RI - -09658- - 05/11/84 1 OF 1

REVOCABLE LIVING TRUST
Z GEORGE W. NICHOLSON TRUSTEE
PO BOX 1998
SUN CITY AZ 85372 2008

LOT 4
BLOCK 1
ORCHARD VIEW 2ND. ADD.

RI - -09659- - 05/11/84 1 OF 1

REVOCABLE LIVING TRUST
Z GEORGE W. NICHOLSON TRUSTEE
PO BOX 1998
SUN CITY AZ 85372 2008

LOT 5
BLOCK 1
ORCHARD VIEW 2ND. ADD.

RI - -09660- - 05/11/84 1 OF 1

REVOCABLE LIVING TRUST
Z GEORGE W. NICHOLSON TRUSTEE
PO BOX 1998
SUN CITY AZ 85372 2008

LOT 6
BLOCK 1
ORCHARD VIEW 2ND. ADD.

RI - -09661- - 05/11/84 1 OF 1

REVOCABLE LIVING TRUST
Z GEORGE W. NICHOLSON TRUSTEE
PO BOX 1998
SUN CITY AZ 85372 2008

LOT 7
BLOCK 1
ORCHARD VIEW 2ND. ADD.

FORM 021

PAYMENT NOTICE **CU-271**
City of Wichita

Bldg.	Use of Str.	Code Bks	Copies
Elec	Elev. Insp.	Hse Moving	Lic.
Mech	Boiler Insp.	Pav. Cuts	Cert.
Pibg	Exam Fees	Sewer	Elev.
Signs	Plan Rev. (P.W.)	Cement	M.S.P.
	Planning	754001	3

DESCRIPTION	AMOUNT

NAME	
ADDRESS	
FUND	DUE DATE
COMMENTS	
DATE	BY

Hoyville May 24th 7:00
 Derby June 7th 7:00
 MAPC June 14th

CU-271

Daily Reporter