

DR 85-14 - Special Use Permit to establish an underground vault for telephone switching equipment on the east side of Webb Rd., 1/2 mi. south of Harry on property zoned "R-1" Suburban Residential.

OK  
POSTED 5-10-85 KJ

ACTION

DATE

COMMITTEE

M.A.P.C. Aggravate 5-30-85

B.G.G.#B. CO. C. APPROVED 6-12-85  
20

closed

DATA SHEET

Z- \_\_\_\_\_  
 SCZ- \_\_\_\_\_  
 CU- \_\_\_\_\_  
 DR- 85-14  
 DP- \_\_\_\_\_

Amend  
 Case Filed: 5-1-85  
 Associated Case: \_\_\_\_\_

APPLICATION DATA: Map No. 6145 D

1. General Location: On the east side of Webb Road, 1/4-mile south of Harry
2. From \_\_\_\_\_ to \_\_\_\_\_
3. Proposed Use: Special Use Permit to Establish an Underground Vault for Telephone Switching Equipment on Property Zoned "R-1" Suburban Residential District
4. DP Name: \_\_\_\_\_
5. Applicant: Colonial Heights Baptist Church  
 Address 1758 South Webb Road, Wichita, Kansas 67207 Phone 682-7257
6. Agent: Southwestern Bell Telephone Company c/o Fred L. Neff  
 Address 154 North Broadway, Room 956, Wichita, Kansas 67202 Phone 268-2800

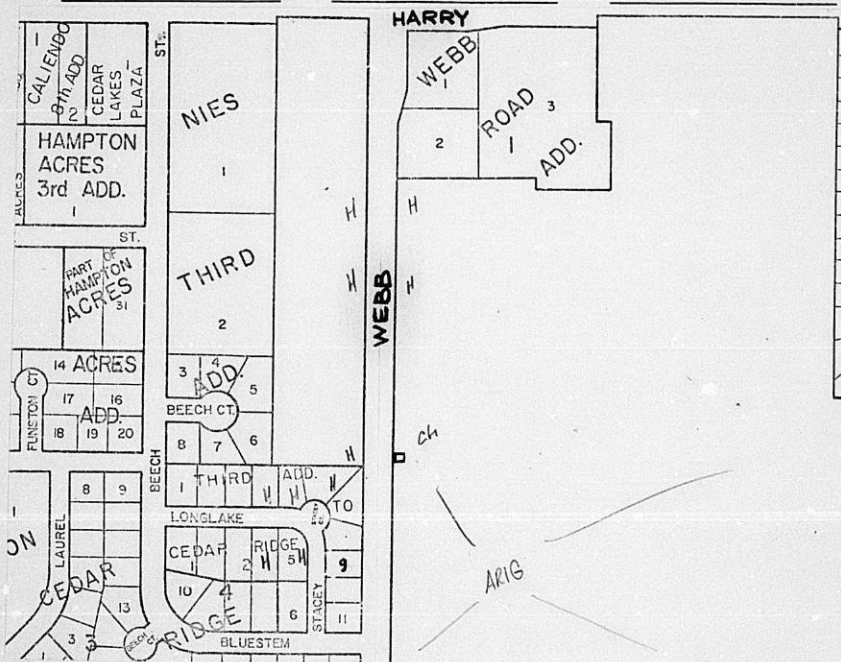
AREA DATA:

1. Acres: 0.016 ( 20' ft. by 35' ft.)
2. Adjoining Zoning: N "R-1" S "R-1" E "R-1" W "AA"
3. Land Use: North CHURCH East PARKING / UNDEVELOPED  
 South UNDEVELOPED West HOUSE

PICTURE SHEET

PHOTO DATA:

Taken by \_\_\_\_\_ Date \_\_\_\_\_ Time \_\_\_\_\_



NOTES:

LOS ANGELES: CHICAGO: CLEVELAND: OH  
 McCREGOR TULLOCH & GROVE, INC.  
 U.S.A.

Standard  
 No. 2-153C

July 8, 1985

Mr. Fred L. Neff  
Southwestern Bell Telephone  
154 N. Broadway, Room 956  
Wichita, Kansas 67202

RE: DR 85-14: Underground Vault on Webb Road, South of Harry

Dear Fred:

Enclosed is a copy of the resolution adopted by the Board of County Commissioners authorizing a special use permit for an underground vault for telephone switching equipment on Webb Road south of Harry. The permit was granted subject to maintaining a 25-foot setback from the existing 50-foot Webb Road right-of-way.

Ron Worley has a copy of this resolution and should be able to issue you a building permit at any time.

Sincerely,

Louise Olivarez  
Senior Planner

LO:blw

Enclosure

RESOLUTION

R#182-1985

A RESOLUTION AUTHORIZING A SPECIAL USE PERMIT FOR CERTAIN LANDS LOCATED IN THE SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED BY SECTION 13.F. OF THE ZONING REGULATIONS FOR THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS.

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

SECTION 1. That having received a recommendation from the Wichita-Sedgwick County Metropolitan Area Planning Commission, and proper notice having been given and hearing held, and under authority and subject to the provisions of Section 13.F. of the Zoning Regulations for the Unincorporated Area of Sedgwick County, Kansas, a Special Use Permit to allow an underground vault for telephone switching equipment on property zoned "R-1" is hereby approved on land legally described below subject to the following conditions:

Case No. DR 85-14

The south 20 feet of the east 35 feet of the west 85 feet of the south 10 acres of the NW $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 33, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas. Generally located on the east side of Webb Road, 1/4-mile south of Harry.

CONDITIONS OF APPROVAL:

1. The vault shall maintain a minimum 25-foot setback from Webb Road, measured from the 50-foot right-of-way line.

SECTION 2. That this Resolution shall take effect and be in force from and after its adoption by the Board of County Commissioners.

ADOPTED AT WICHITA, KANSAS, this 12<sup>th</sup> day of June, 1985.

Absent, Chairman  
Donald E. Gragg

Tom Scott, Commissioner  
Tom Scott

Bernard A. Hayden, Commissioner  
Bernard A. Hayden



Donnell L. Wright, County Clerk  
Donnell L. Wright, County Clerk

APPROVED AS TO FORM:

William D. Rustin, County Counselor  
William D. Rustin, County Counselor

RESOLUTION

A RESOLUTION AUTHORIZING A SPECIAL USE PERMIT FOR CERTAIN LANDS LOCATED IN THE SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED BY SECTION 13.F. OF THE ZONING REGULATIONS FOR THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS.

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

SECTION 1. That having received a recommendation from the Wichita-Sedgwick County Metropolitan Area Planning Commission, and proper notice having been given and hearing held, and under authority and subject to the provisions of Section 13.F. of the Zoning Regulations for the Unincorporated Area of Sedgwick County, Kansas, a Special Use Permit to allow an underground vault for telephone switching equipment on property zoned "R-1" is hereby approved on land legally described below subject to the following conditions:

Case No. DR 85-14

The south 20 feet of the east 35 feet of the west 85 feet of the south 10 acres of the NW $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 33, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas. Generally located on the east side of Webb Road, 1/4-mile south of Harry.

CONDITIONS OF APPROVAL:

1. The vault shall maintain a minimum 25-foot setback from Webb Road, measured from the 50-foot right-of-way line.

SECTION 2. That this Resolution shall take effect and be in force from and after its adoption by the Board of County Commissioners.

ADOPTED AT WICHITA, KANSAS, this \_\_\_\_\_ day of \_\_\_\_\_, 1985.

\_\_\_\_\_, Chairman  
Donald E. Cragg

\_\_\_\_\_, Commissioner  
Tom Scott

\_\_\_\_\_, Commissioner  
Bernard A. Hentzen

ATTEST:

\_\_\_\_\_  
Donnell L. Wright, County Clerk

(SEAL)

APPROVED AS TO FORM:

\_\_\_\_\_  
William D. Rustin, County Counselor

Planning Agenda

Item #

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION  
TO BOARD OF COUNTY COMMISSIONERS

REQUEST FOR SPECIAL USE PERMIT

DR 85-14 - SPECIAL USE PERMIT TO CONSTRUCT AN UNDERGROUND  
VAULT FOR TELEPHONE SWITCHING EQUIPMENT. GENERALLY LOCATED  
ON THE EAST SIDE OF WEBB ROAD, 1/4-MILE SOUTH OF HARRY.

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

Bayouth moved, Peters seconded and it carried unanimously. Gardner  
was not present. Crockett and Wilson were absent.

ACTION:

1. Concur with the findings of fact of the  
Metropolitan Area Planning Commission;  
approve the special permit subject to the  
recommended condition of approval; and  
adopt the resolution; or
2. Take such action as the County Commission  
deems appropriate.

-----  
DATA AND MINUTES

MAPC Hearing Date: 5-30-85

BCoC Hearing Date: 6-12-85

COMMISSION DISTRICT #1

AREA DATA:

Acres: 0.02

Size: 20' x 35'

Reason: To accommodate an underground vault for telephone  
switching equipment.

	<u>Land Use</u>	<u>Zoning</u>
Existing	Undeveloped	"R-1"
North	Church	"R-1"
South	Undeveloped	"R-1"
East	Parking lot	"R-1"
West	Single-family residential	"AA"

History: None

Applicant: Colonial Heights Baptist Church, 1758 S. Webb Road,  
Wichita 67207

Protestors: None.  
-----

EXCERPT FROM PLANNING COMMISSION MINUTES OF MAY 30, 1985

LEGAL:

5. Case No. DR 85-14 - Colonial Heights Baptist Church requests Special Use Permit for the south 20 feet of the east 35 feet of the west 85 feet of the south 10 acres of the NW- $\frac{1}{4}$  of the NW- $\frac{1}{4}$  of Section 33, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas. Generally located on the east side of Webb Road, 1/4-mile south of Harry.

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

COMMENTS:

1. As provided for in Section 13 F of the County Zoning Regulations, the applicant, on behalf of Southwestern Bell, is requesting a special permit to construct an underground vault for telephone switching equipment. The buried vault will be approximately 16 feet long, 6 feet wide, and 9 feet high. The exposed hatch is approximately 4.5 feet long, 2.5 feet wide, and 25 inches high. The land will be leased by Southwestern Bell from the property owner.
2. County and City Engineering have stated that sufficient right-of-way (50 feet half) exists for Webb Road adjacent to this site. Unless the applicant requests and the Commission grants a lesser setback, a 25-foot setback from Webb Road must be maintained in accordance with Section 13D of the County Zoning Regulations. This would leave a 10' x 20' area which could accommodate the 6' x 16' vault.
3. Approval of this request should be for an underground vault only and subject to it maintaining a 25-foot setback from Webb Road (measured from the 50-foot right-of-way line).

DISCUSSION:

OLIVAREZ stated that this was a special permit to construct an underground vault for telephone switching equipment. She said that this request was being made by Southwestern Bell. She pointed out that there have been several applications for these vaults and there has not really been any opposition at all from any property owners. She said that most of the vault is underground. There is just a very few feet of it that would actually be above ground. Staff recommended approval of the application subject to the vault maintaining a 25-foot setback from the Webb Road right-of-way.

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 character of the neighborhood; the zoning and uses of nearby properties; the suitability of subject site for the use proposed; and the recommendation of approval by staff; I move that we recommend to the governing body that this application be approved subject to the vault maintaining a 25-foot setback from Webb Road. Bayouth moved, Peters seconded and it carried unanimously. Gardner was not present. Crockett and Wilson were absent.

-----

May 31, 1985

Fred Neff  
Southwestern Bell Telephone Company  
154 North Broadway, Room 956  
Wichita, Ks. 67202

Re: DR 85-14 - Special permit to  
construct an underground vault  
for telephone switching equipment

Dear Mr. Neff:

At its regular meeting on May 30, 1985, the Metropolitan Area Planning Commission considered the above-captioned special use request. The action of the Planning Commission was to recommend that this application be approved subject to the vault maintaining a 25-foot setback from Webb Road (measured from the 50-foot right-of-way line).

This matter will be forwarded to the Board of County Commissioners for their consideration at 9:00 a.m., on Wednesday, June 12, 1985, in Room 320, Sedgwick County Courthouse.

If you have any questions, please contact our office.

Sincerely yours,

Louise Olivarez  
Senior Planner

LO:sd

cc: Colonial Heights Baptist Church, 1758 S. Webb Road, Wichita 67207  
Ron Worley, County Zoning Administrator

RE: AGENDA ITEM NO. 5

WICHITA-SEDGWICK COUNTY  
METROPOLITAN AREA PLANNING DEPARTMENT

DR 85-14 - Special permit to construct an underground vault for telephone switching equipment. Generally located on the east side of Webb Road,  $\frac{1}{4}$  mile south of Harry.

MAPC HEARING DATE: 5-30-85

Acres: 0.02

Size: 20' x 35'

Reason: To accommodate an underground vault for telephone switching equipment.

	<u>Land Use</u>	<u>Zoning</u>
Existing	Undeveloped	"R-1"
North	Church	"R-1"
South	Undeveloped	"R-1"
East	Parking lot	"R-1"
West	Single-family residential	"AA"

History: None

Applicant: Colonial Heights Baptist Church, 1758 S. Webb Road,  
Wichita 67207

-----  
COMMENTS:

1. As provided for in Section 13 F of the County Zoning Regulations, the applicant, on behalf of Southwestern Bell, is requesting a special report to construct an underground vault for telephone switching equipment. The buried vault will be approximately 16 feet long, 6 feet wide, and 9 feet high. The exposed hatch is approximately 4.5 feet long, 2.5 feet wide, and 25 inches high. The land will be leased by Southwestern Bell from the property owner.
  2. County and City Engineering have stated that sufficient right-of-way (50 feet half) exists for Webb Road adjacent to this site. Unless the applicant requests and the Commission grants a lesser setback, a 25-foot setback from Webb Road must be maintained in accordance with Section 13D of the County Zoning Regulations. This would leave a 10' x 20' area which could accommodate the 6' x 16' vault.
  3. Approval of this request should be for an underground vault only and subject to it maintaining a 25-foot setback from Webb Road (measured from the 50-foot right-of-way line).
-

CASE NO. DR 85-14

- 7 "Notices to Adjoining Property Owners" ailed 5-16-85  
for MAPC meeting on 5-30-85.
- 2 One each to Applicant and Agent.
- 3 One each to Karen Crook, Ron Worley, and David Spears.

---

12 TOTAL

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

May 16, 1985

NOTICE OF PUBLIC HEARING

Case No.: DR 85-14.

Location: On the east side of Webb Road, 1/4-mile south of Harry.

Address: 1758 South Webb Road.

Request: Special Use Permit to Establish an Underground Vault for Telephone Switching Equipment on Property Zoned "R-1" Suburban Residential District.

A public hearing to consider the above noted request has been scheduled before the Wichita-Sedgwick County Metropolitan Area Planning Commission (MAPC) on

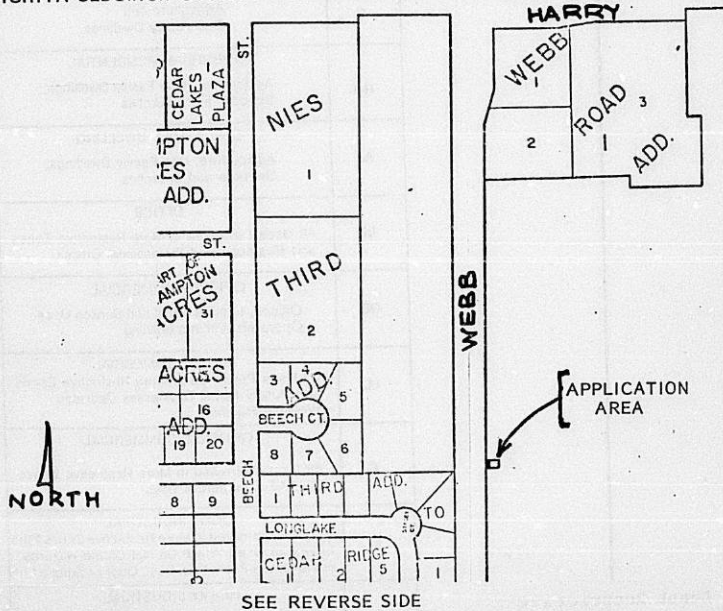
May 30, 1985

The meeting will begin at 1:30 p.m. in the City of Wichita City Commission Meeting Room, First Floor, City Hall, 455 North Main, Wichita, Kansas.

As an owner or occupant of property in the area, you have the right to appear at the MAPC meeting, 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 hearing.

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

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION



SEE REVERSE SIDE

CASE NO. DR 85-14

Special Use Permit to Establish an Underground Vault  
for Telephone Switching Equipment  
on Property Zoned "R-1" Suburban Residential District

The south 20 feet of the east 35 feet of the west 85 feet of the south 10 acres of the NW- $\frac{1}{4}$  of the NW- $\frac{1}{4}$  of Section 33, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas. Generally located on the east side of Webb Road,  $\frac{1}{4}$ -mile south of Harry.

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***

APPLICATION FOR SPECIAL PERMIT

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

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, leasees or others directly associated with the property may also be listed if they desire to be advised of the proceedings.

A. APPLICANT Colonial Heights Baptist Church ✓

ADDRESS 1758 South Webb Road Zip Code 67207 PHONE 685-7257

Wichita, Kansas

AGENT Southwestern Bell Telephone Company C/O Fred L. Neff ✓

ADDRESS 154 N. Broadway, Rm. 956 Zip Code 67202 PHONE 268-2800

Wichita, Kansas

B. APPLICANT \_\_\_\_\_

ADDRESS \_\_\_\_\_ Zip Code \_\_\_\_\_ PHONE \_\_\_\_\_

AGENT \_\_\_\_\_

ADDRESS \_\_\_\_\_ Zip Code \_\_\_\_\_ PHONE \_\_\_\_\_

C. APPLICANT \_\_\_\_\_

ADDRESS \_\_\_\_\_ Zip Code \_\_\_\_\_ PHONE \_\_\_\_\_

AGENT \_\_\_\_\_

ADDRESS \_\_\_\_\_ Zip Code \_\_\_\_\_ PHONE \_\_\_\_\_

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

2. A. The applicant proposes to establish an Underground Vault for Telephone Switching Equipment (use)

on property legally

\_\_\_\_\_ of the \_\_\_\_\_

(If appropriate, met space below or on a The South Ten (10) Quarter (NW $\frac{1}{4}$ ), except feet all in the North Range 2 East, Sedgwick County, Kansas. The South Twenty (20) Acres above described.

*See attached sheet for legal*

*The south 20 feet of the east 35 feet of the west 85 feet of the south 10 Acres of the NW $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 33 Township 27 South, Range 2 East of the 6<sup>th</sup> P.M., Sedgwick County, Kansas.*

*DR-14*

*(50' r.o.w. ok for E $\frac{1}{2}$  Webb)*

B. There are 0.016

described property.

FOR OFFICE USE ONLY

Map No. 6145D Zoning (N) R-1 (S) R-1 (E) R-1 (W) AA MARC 5-30-85

BOC 6-12-85

T9-212-2

Revised 1/85

*put this on central card*

APPLICATION FOR SPECIAL PERMIT

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

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, leasees or others directly associated with the property may also be listed if they desire to be advised of the proceedings.

A. APPLICANT Colonial Heights Baptist Church
ADDRESS 1758 South Webb Road Zip Code 67207 PHONE 685-7257
AGENT Southwestern Bell Telephone Company C/O Fred L. Neff
ADDRESS 154 N. Broadway, Rm. 956 Zip Code 67202 PHONE 268-2800

B. APPLICANT
ADDRESS
AGENT
ADDRESS

C. APPLICANT
ADDRESS
AGENT
ADDRESS

(Use separate sheet if r

2. A. The applicant propo
Switching Equipment
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).
The South Ten (10) acres of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4), except the South Two Hundred feet of the East Two Hundred feet all in the Northwest Quarter (NW 1/4) of Section 33, Township 27, Range 2 East, Sedgwick County, Kansas.
The South Twenty (20) feet of the West Thirty-Five (35) feet of the above described.

See attached sheet for legal

(50' r.o.w. ok for E 1/2 Webb)

B. There are 0.016 acres (round to nearest tenth) in the above described property.

FOR OFFICE USE ONLY

Map No. 6145D Zoning (N) R-1 (S) R-1 (E) R-1 (W) AA MAPC 5-30-85

T9-212-2

BGC 6-12-85 Revised 1/85

3. This property is located at (address) 1758 South Webb Road.

THE GENERAL LOCATION IS (USE APPROPRIATE SECTION)

A. At the \_\_\_\_\_ corner of \_\_\_\_\_ and \_\_\_\_\_, OR

B. On the East side of Webb Road 1/4 mile south of ~~(Ave.) Street~~ between Harry ~~(Ave.) Street~~ and Fawcett ~~(Ave.) Street~~.

4. The property included in this application is zoned R-1 (ZONING DISTRICT CLASSIFICATION).

5. We request this special permit for the following reasons:  
To provide accomodation for an underground vault to house telephonic communication facilities to serve the surrounding service.

6. 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 ABSTRACTOR'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 BOARD OF CITY OR COUNTY COMMISSIONERS SHALL HAVE AUTHORITY TO IMPOSE SUCH CONDITIONS AS IT DEEMS NECESSARY IN ORDER TO SERVE THE PUBLIC INTEREST AND WELFARE.

Robert D. Reid  
APPLICANT'S SIGNATURE

BY Fred L. Neff  
AUTHORIZED AGENT (IF ANY)

\_\_\_\_\_  
APPLICANT'S SIGNATURE

BY \_\_\_\_\_  
AUTHORIZED AGENT (IF ANY)

\_\_\_\_\_  
APPLICANT'S SIGNATURE

BY \_\_\_\_\_  
AUTHORIZED AGENT (IF ANY)

OFFICE USE ONLY

This application was received at the Planning Department at 3:30  
(AM, ~~PM~~) on 5/1/85 (day, month, year). It has been checked and found to be complete and accompanied by required documents and the appropriate fee of \$ 150<sup>00</sup>.

Louise Olvino Name  
Senior Planner Title

CASE NO. DR 85-14

Special Use Permit to Establish an Underground Vault  
for Telephone Switching Equipment  
on Property Zoned "R-1" Suburban Residential District

The south 20 feet of the east 35 feet of the west 85 feet of the south 10 acres of the NW- $\frac{1}{4}$  of the NW- $\frac{1}{4}$  of Section 33, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas. Generally located on the east side of Webb Road,  $\frac{1}{4}$ -mile south of Harry.

7727371

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:  
The South 20 feet of the ~~East~~ <sup>West</sup> 35 feet of the South 10 Acres of the Northwest Quarter of the Northwest Quarter of Section 33, Township 27 South, Range 2 East of the Sixth Principal Meridian, 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

RECORD OWNERS

The South 20 feet of the <del>East</del> <sup>West</sup> 35 feet of the South 10 Acres of the Northwest Quarter of the Northwest Quarter of Section 33, Township 27 South, Range 2 East,	✓ 20th Century Baptist Church, Inc. %Colonial Heights Baptist Church Inc. 1758 S. Webb Road Wichita, Kansas 67207
South 10 Acres of the Northwest Quarter of the Northwest Quarter except the South 20 feet of the <del>East</del> <sup>West</sup> 35 feet, Section 35, Township 27 South, Range 2 East,	✓ 20th Century Baptist Church, Inc. %Colonial Heights Baptist Church Inc. 1758 S. Webb Road Wichita, Kansas 67207
Southwest Quarter of the Northwest Quarter of Section 33, Township 27 South, Range 2 East,	✓ Harold L. Blake %Virginia Blake Becker 6914 Frying Pan Road Boulder, Colorado 80301
The South 1 Acre of the East 10 Acres of the North Half of the Northeast Quarter of Section 32, Township 27 South, Range 2 East,	✓ Nels A. & Doris M. Magnuson 1759 S. Webb Road Wichita, Kansas 67207

Fidelity  Title  
COMPANY, INC.

DESCRIPTIONS

The East 10 Acres of the North Half of the Northeast Quarter of Section 32, Township 27 South, Range 2 East, EXCEPT the South 1 acre, and LXCEPT beginning 640 feet North of the Southeast corner of the North Half of said Northeast Quarter; thence West 330 feet, more or less, to the West line of the East 10 acres of the North Half of said Northeast Quarter; thence North to the North line of said Northeast Quarter; thence East to the East line of said Northeast Quarter; thence South to the point of beginning,

Lot 6, Block 1, THIRD ADDITION TO CEDAR RIDGE, EXCEPT that part described as beginning at the Southwest corner thereof; thence Easterly along the Southerly line of said Lot 6, 21.48 feet; thence Northerly, 103.77 feet to a point on the North line of said Lot 6, said point being 67.43 feet East of the Northwest Corner thereof; thence West, 67.43 feet to the Northwest corner of said Lot 6; thence Southeasterly, 110.61 feet to beginning and EXCEPT that part described as beginning at the Southeast corner of said Lot 6; thence Northwesterly along the Southerly line of said Lot 6, 12.48 feet; thence Northeasterly, 126.95 feet to a point on the North line of said Lot 6, said point being 61.62 feet West of the Northeast corner thereof; thence East 61.62 feet to the Northeast corner of said Lot 6; thence Southwesterly 164.74 feet to beginning.

That part of Lot 6, described as beginning at the Southeast Corner thereof; thence Northwesterly along the Southerly line of said Lot 6, 12.48 feet; thence Northeasterly, 126.95 feet to a point on the North line of said Lot 6, said point being 61.62 feet West of the Northeast corner thereof; thence East 61.62 feet to the Northeast corner of said Lot 6; thence Southwesterly, 164.74 feet to beginning, together with that part of Lot 7, described as beginning at the Northwest corner thereof; thence Southeasterly along the Westerly line of said Lot 7, 7.03 feet; thence Northeasterly, 126.45 feet to a point on the East line of said Lot 7, said point being 62.75 feet South of the Northeast corner thereof; thence North 62.75 feet to the Northeast corner of said Lot 7; thence Southwesterly 164.74 feet to beginning, Block 1, THIRD ADDITION TO CEDAR RIDGE,

RECORD OWNERS

Angeline M. Schmit  
✓ 1705 S. Webb Road  
Wichita, Kansas 67207

✓ Sarah M. Syler  
ADDRESS UNKNOWN

1810 Stacey Ct.  
67207

✓ Lewis A. & Jo Nell Detlefsen  
1814 Stacey Court  
Wichita, Kansas 67207



DESCRIPTIONS

Lot 7, Block 1, THIRD ADDITION TO CEDAR RIDGE, EXCEPT that part described as beginning at the Northwest corner thereof; thence Southeasterly along the Westerly line of said Lot 7, 7.03 feet; thence Northeasterly, 126.45 feet to a point on the East line of said Lot 7, said point being 62.75 feet South of the Northeast corner thereof; thence North 62.75 feet to the Northeast corner of said Lot 7; thence Southwesterly 164.74 feet to beginning,

RECORD OWNERS

✓ Frederick J. Zaugg  
ADDRESS-UNKNOWN

1816 Stacey Ct.

67207

Dated at Wichita, Kansas, this 22nd day of April, 1985 at 7:00 AM.

FIDELITY TITLE COMPANY, INC.



*Medina S. Butler*  
By  
Assistant Secretary

Tracer No. 68453

Fidelity  Title  
COMPANY, INC.

WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING DEPARTMENT

CITY HALL - TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202-1688

ATTEMPTED, NOT KNOWN X  
NO MAIL RECEIPTABLE \_\_\_\_\_  
NO SUCH PERSON \_\_\_\_\_  
REFUSED \_\_\_\_\_ VACANT \_\_\_\_\_  
TEMPORARILY AWAY \_\_\_\_\_  
DATE 5-18 1985 # 11  
CARRIER 28

Harold L. Blake  
c/o Virginia Blake Becker  
6914 Frying Pan Road  
Boulder, Colorado 80301



RECEIVED

MAY 21 1985

METROPOLITAN PLANNING

ROUTE



*DR 85-74*

Important! Notice of Meeting Enclosed

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

May 16, 1985

NOTICE OF PUBLIC HEARING

Case No.: DR 85-14.

Location: On the east side of Webb Road,  $\frac{1}{4}$ -mile south of Harry.

Address: 1758 South Webb Road.

Request: Special Use Permit to Establish an Underground Vault for Telephone Switching Equipment on Property Zoned "R-1" Suburban Residential District.

A public hearing to consider the above noted request has been scheduled before the Wichita-Sedgwick County Metropolitan Area Planning Commission (MAPC) on

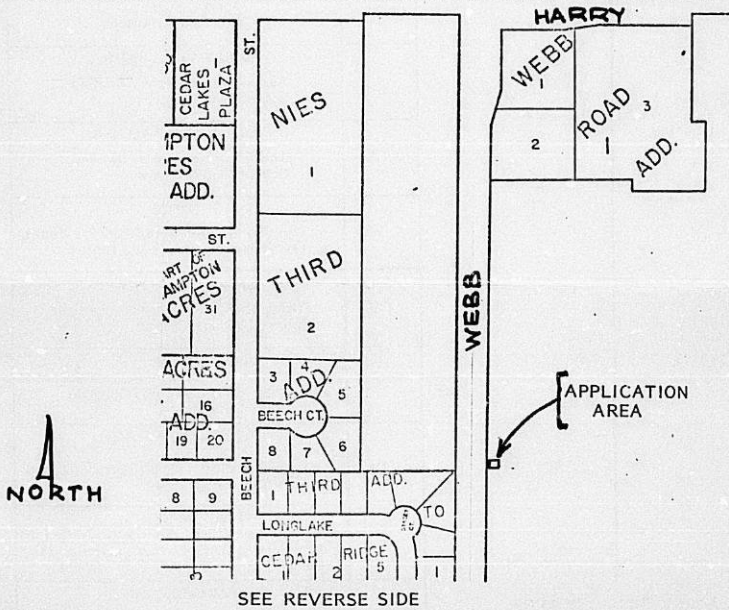
May 30, 1985

The meeting will begin at 1:30 p.m. in the City of Wichita City Commission Meeting Room, First Floor, City Hall, 455 North Main, Wichita, Kansas.

As an owner or occupant of property in the area, you have the right to appear at the MAPC meeting, 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 hearing.

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

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION



CASE NO. DR 85-14

Special Use Permit to Establish an Underground Vault  
for Telephone Switching Equipment  
on Property Zoned "R-1" Suburban Residential District

The south 20 feet of the east 35 feet of the west 85 feet of the south 10 acres of the NW- $\frac{1}{4}$  of the NW- $\frac{1}{4}$  of Section 33, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas. Generally located on the east side of Webb Road,  $\frac{1}{4}$ -mile south of Harry.

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***

