

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION
TO BOARD OF COUNTY COMMISSIONERS

REQUEST FOR ZONING

SCZ- 0670 - REQUEST FOR ZONE CHANGE FROM "R" RURAL RESIDENTIAL TO "R-1" SUBURBAN RESIDENTIAL, GENERALLY LOCATED 1/3 MILE SOUTH OF 87TH STREET SOUTH ON THE EAST SIDE OF BROADWAY (US-81)

The MAPC recommends that the application be approved, subject to platting within 1-year. Sherman moved, Winkler seconded and it carried with a vote of 11 in favor (Sherman, Winkler, Frye, Goebel, Haggar, Johnson, Lopez, McKay, Miner, Osborne-Howes and Polczynski), and 2 opposed (Roberts and Ross). Phillips was absent.

(See minutes for full motion).

- ACTION:**
1. Adopt the findings of fact of the Metropolitan Area Planning Commission and approve the zone change subject to the condition of platting; adopt a resolution establishing the zone change and instruct the Planning Department to withhold publication until the plat has been recorded with the Register of Deeds; or
 2. Return to the Planning Commission for reconsideration

(An override of the Planning Commission's recommendation requires a 2/3rd majority vote of the membership of the governing body on first reading).

DATA AND MINUTES

Haysville PC: 6-9-94 Approve

MAPC Hearing Date: 6-16-94 Approve

BCoC Hearing Date: 7-20-94

COMMISSION DISTRICT #2

ADJACENT ZONING AND LAND USE:

- NORTH: "R" Dairy & cattle operation / agricultural uses
- SOUTH: "R" Single family home, agricultural uses
- EAST: "R" Kansas Turnpike (KTA)
- WEST: - "R-1" Suburban single family development

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Applicant: Donald E. Roskam, 330 Morningside, Wichita, KS 67218
Delbert Roskam, 401 Linnwood, Wichita, KS 67218

Protestors: Charles M. Direll, 9141 York Lane, Haysville, KS 67233
Joan & Don Storck, 401 W. 89 South, Haysville, KS 67233
Walter Tieszen, 727 E. 87th South, Haysville, KS 67233
Joy Standale, 757 E. 87th South, Haysville, KS 67233
Jarrod L. Fleming, 9200 S. Broadway, Haysville, KS 67233
James DeAmicus, 9100 South Broadway, Haysville, KS 67233

R# 110-1994

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RESOLUTION NO. 110-1994

A RESOLUTION CHANGING THE ZONING CLASSIFICATION FOR CERTAIN LANDS LOCATED WITHIN THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED IN SECTION 7.C OF THE ZONING REGULATIONS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, DECEMBER 12, 1984, AND SUBSEQUENTLY AMENDED.

BE IT RESOLVED BY THE GOVERNING BODY OF SEDGWICK COUNTY, KANSAS.

SECTION I. That after receiving a recommendation from the 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 17.C of the Zoning Regulations, the zoning district of the lands legally described below are hereby changed as follows:

Case No. SCZ-0670

Zone change request from the "R" Rural Residential District to the ~~"E" Light Industrial District~~ *R-1 Rural Residential*

Legal Description for a tract of land in the Northwest Quarter of Section 16-T29S-R1E

Beginning at the Southwest Corner of the Northwest Quarter of Section 16, Township 29 South Range 1 East of the Sixth P.M. in Sedgwick County, Kansas. Thence North along the West line of said Northwest Quarter at an assumed bearing of N 0° 00' 00" E, Two Hundred Twenty-seven and seventy-seven hundredths (227.77) feet to a point Four Hundred Forty-three and Fifty-three hundredths (443.53) feet South of the Northwest Corner of the South One-half of the South One-half of said Northwest Quarter; thence N 89° 46' 00" E, Four Hundred Forty-eight (448.00) feet to a point; thence N 0° 00' 00" E, Five Hundred Fifty and Three tenths (550.30) feet to a point; thence S 89° 46' 00" W, Four Hundred Forty-eight (448.00) feet to a point One Hundred Six and Seventy-seven (106.77) feet North of the Southwest Corner of the North One-half of the south One-half of said Northwest Quarter; thence N 0° 00' 00" E, along the West line of said Northwest Quarter five Hundred Fifty-nine and Two tenths (559.20) feet to a point Five feet and four inches (5' 4") South of the Northwest Corner of the south One-half of said Northwest Quarter; thence S 89° 50' 50" E, One Thousand Three

Hundred Eighteen and Seven tenths (1318.70) feet to a point Eleven feet and Six inches (11' 6") South of the Southeast Corner of the Northwest Quarter of said Northwest Quarter; thence N 0° 06' 33" W, Zero and Five hundredths (0.05) feet to a point Eleven and Forty-five hundredths (11.45) feet South of the Southeast Corner of the Northwest Quarter of said Northwest Quarter; thence S 89° 51' 23" E, One Thousand Three Hundred Seventeen and Forty-six hundredths (1317.46) feet to a point on the East line of said Northwest Quarter Seventeen and Four tenths (17.4) feet South of the Southeast Corner of the Northeast Quarter of said Northwest Quarter; thence S 0° 16' 25" E, One Thousand Three Hundred Fourteen and Thirty-one hundredths (1314.31) feet to the Southeast Corner of said Northwest Quarter; thence S 89° 38' 55" W, Two Thousand Six Hundred Forty-two and Forty-seven hundredths (2642.47) feet to the point of beginning, except road right-of-way. Generally located on the east side of Broadway, 1/3 mile south of 87th Street South.

SECTION II. That upon the taking effect of this Resolution, the notation of such zone change 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.

Commissioners present and voting were:

PAUL W. HANCOCK
THOMAS G. WINTERS
ANDREW L. BIAS
MARK F. SCHROEDER
BETSY GWIN

Aye
Aye
Aye
Aye
Aye

DATED this 20th day of July, 1994.



BOARD OF COUNTY COMMISSIONERS OF
SEDGWICK COUNTY, KANSAS

Betsy Gwin
BETSY GWIN, Chair 7-20-94

Andrew L. Bias
ANDREW L. BIAS, Chairman Pro Tem

ATTEST:

Susan Crockett-Spoon
SUSAN CROCKETT-SPOON
County Clerk

Paul W. Hancock
PAUL W. HANCOCK, Commissioner

APPROVED AS TO FORM ONLY:

Thomas G. Winters
THOMAS G. WINTERS, Commissioner

Paul E. Brown
County Counselor/Assistant

Mark F. Schroeder
MARK F. SCHROEDER, Commissioner