

DISTRICT III ADVISORY BOARD

AGENDA

February 7, 2007
7 p.m.

Wichita WATER Center
101 E. Pawnee

ORDER OF BUSINESS

- Call to Order
- Approval of Minutes for January 10, 2007

PUBLIC AGENDA

1. Scheduled Items

Ange Aubrey – Wichita Lifeline Inc.

2. Non-Scheduled Items

STAFF REPORTS

3. Community Police Report

Community Police Officers for District III will report on specific concerns for the area.

Recommended Action: Receive and file.

NEW BUSINESS

4. Boeing Construction and Demolition Landfill

Representatives from the Boeing Company will present information on the future of the Boeing Landfill located in South Wichita.

Recommended Action: Provide comment.

5. Zoning case CUP2006-00058

Derrick Slocum, Planning, will present information on the Kinkaid Community Unit Plan (CUP) located at the southeast corner of Broadway Avenue and Pawnee Avenue, and divided into nine development parcels, with each parcel containing specific development standards. The application area is located in Parcels 2B and 2C, and has a base zoning of “GC”, General Commercial, but according to the CUP (General Provision #13), these two parcels, along with two other parcels in the CUP, are only allowed to be developed with any commercial use permitted by-right in the “LC”, Limited Commercial District, excluding night club in city, sexually oriented business, tavern and drinking establishment. Wal-Mart owns parcels 2A, 2B, 2C and 2D out of the nine parcels within the CUP, totaling 23.73 acres of the 61.10-acre CUP,

and are seeking an amendment to allow “used vehicle sales, vehicle and equipment sales (outdoor)” to occur on Parcels 2B and 2C. If the request is approved, Guaranteed Auto Finance Inc. intends to purchase the site and use it for automotive retail and related finance company.

Parcels 2B and 2C are currently not developed and are located on the north side of the Wal-Mart parking lot.

Recommended Action: Based upon information available prior to the public hearings, planning staff recommends that the request be denied.

6. **Dry Creek Channel Improvements**

Scott Lindebak, Storm Water Management, will present information on the proposed design concept for the improvements.

Recommended Action: Approve the design concept.

BOARD AGENDA

7. **Updates, Issues and Reports**

Opportunity is provided for the Council Member and the District Advisory Board Members to report any activities, events or concerns in the neighborhoods and/or District III.

- a. Council member Skelton
- b. DAB members

Recommended Action: Receive and file.

8. **Adjournment**

The next regularly scheduled meeting for District III Advisory Board will be held at 7 p.m. on March 7, 2007, at the Water Center located at 101 E. Pawnee.