

OCA 150006
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ORDINANCE NO. 47-777

AN ORDINANCE AMENDING SECTION III-C.2.b(1) of the WICHITA-SEDGWICK COUNTY UNIFIED ZONING CODE (April 19, 2001 EDITION), AS ADOPTED BY REFERENCE IN CITY OF WICHITA CODE SECTION 28.04.010, AS AMENDED, PERMITTING OFF-SITE SIGNAGE ON PROPERTY LOCATED IN NONRESIDENTIAL COMMUNITY UNIT PLANS.

WHEREAS, under the authority of K.S.A. 12-741, *et seq.*, the City of Wichita desired to adopt amendments to the Wichita-Sedgwick County Unified Zoning Code pertaining to the recommendations from the Metropolitan Area Planning Commission; and

WHEREAS, the Wichita-Sedgwick County Metropolitan Area Planning Commission recommended adoption of the amendments on September 6, 2007, after notice and hearing as provided under the authority granted by K.S.A. 12-741, *et seq.*;

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF WICHITA:

SECTION I. Section III-C.2.b(1) of the Wichita-Sedgwick County Unified Zoning Code (April 19, 2001 Edition) is hereby amended as follows:

- (1) **Permitted uses and structures.** The following uses and structures may be allowed as part of a nonresidential CUP:
 - (a) All permitted and Conditional Uses in the zoning classification in which the development is proposed, subject to all applicable site development regulations such as, but not limited to, Supplementary Use Regulations and Special District Regulations.
 - (b) Signs, provided that no portable signs shall be permitted. Off-site signs in any community unit plan approved prior to the effective date of this amendment, may be permitted only after an amendment has been reviewed by the MAPC and approved by the appropriate governing body.
 - (c) Uses and structures that are customarily accessory and clearly incidental and subordinate to permitted principal uses and structures and that do not involve operations or structures that are incompatible with the district.
 - (d) In cases where a nonresidential CUP development proposes a mixture of nonresidential and residential uses, the CUP development plan shall indicate the proposed location and general types of such uses and the method of screening and buffering.

SECTION II. That this ordinance shall be included in the Code of the City of Wichita, and take effect and be in force from and after its adoption and publication once in the official City newspaper.

PASSED AND ADOPTED by the governing body at Wichita, Kansas this 26th day of February, 2007.

Carl Brewer, Mayor

ATTEST:

Karen Sublett, City Clerk

(SEAL)

Approved as to form:

Gary E. Rebenstorf, City Attorney