

**WICHITA-SEDGWICK COUNTY**  
**METROPOLITAN AREA PLANNING COMMISSION AGENDA**  
**MAY 26, 2005**

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, MAY 26, 2005**, in the Tenth Floor Conference Room, Wichita City Hall, 455 N. Main, Wichita, Kansas beginning, at **1:30 P.M.** If you have any questions regarding the meeting or items on this agenda, please call the Wichita-Sedgwick County Metropolitan Area Planning Department at **316.268.4421**.

1. Approval of April 28, 2005 meeting minutes.

❖ **SUBDIVISION ITEMS**

**Items 2-1 to Items 2-2 may be taken in one motion unless there are questions or comments.**

2. Consideration of Subdivision Committee recommendations from the meeting of May 19, 2005. Mitch Mitchell, Harold Warner Jr., Bill Johnson, present. Darrell Downing, Denise Sherman, James Barfield, Gary Gibbs, absent. Copies of their recommendations have been furnished to the Planning Commission.  
Agenda Item 2-1 (SUB2005-17) Approved, vote (3-0);  
Agenda Item 2-2 (DED2005-15 and DED2005-16) Approved, vote (3-0);  
Agenda Item 3-1 (VAC2005-19) Approved, vote (2-0); Agenda Item 3-2 (VAC2005-20) Approved, vote (2-0);  
Agenda Item 3-3 (VAC2005-21) Approved, vote (2-0);

- 2-1. **SUB2005-17 – Revised Final Plat – ANTLER POINT 2ND ADDITION, located on the north side of 37th Street North and east of 247th Street West.**

**Engineer: Baughman Company, P.A.**

**Acreage: 50.3**

**Total Lots: 11**

- 2-2. **DED2005-15 – Dedication of Street Right-of-Way and DED2005-16 – Dedication of a Utility Easement, for property located on the north side of 33rd Street North and west of Arkansas.**

Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10<sup>th</sup> City Hall, 455 N. Main Street, Wichita, Kansas.

❖ **PUBLIC HEARINGS – VACATION ITEMS**

**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**

**Items 3-1 to Items 3-3 may be taken in one motion, unless there are questions or comments.**

Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10<sup>th</sup> City Hall, 455 N. Main Street, Wichita, Kansas.

- 3-1. **VAC2005-19 – Request to Vacate a Portion of the Platted Street Side Yard Setback, located north of 13th Street North and east of Rock Road.**
- 3-2. **VAC2005-20 – Request to Vacate a Portion of the Platted Front Setback, located southeast of the Maple Street – 135th Street East intersection.**
- 3-3. **VAC2005-21 – Request to Vacate Platted a Platted Alley, located on the north side of Douglas Avenue, between Seneca and Sycamore Streets.**

## ❖ **PUBLIC HEARINGS – ZONING ITEMS**

**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**

4. Case No.: ZON2004-67  
Request: Zone change from “LC” Limited Commercial and “B” Multi-family Residential to “GC” General Commercial  
General Location: At the southwest corner of Hydraulic Avenue and 13th Street North  
Presenting Planner: Bill Longnecker  
**WICHITA CITY COUNCIL RETURNED TO MAPC ON 5-3-05**
5. Case No.: ZON2005-16  
Request: Sedgwick County Zone change from “RR” Rural Residential to “LI” Limited Industrial  
General Location: On the north side of 53rd Street North, west of Ridge Road  
Member City: Maize Planning Commission considered May 5, 2005  
Presenting Planner: Jess McNeely  
**MAPC DEFERRED 5-12-05**
6. Case No.: CON2005-15  
Request: Conditional Use for wrecking/salvage yard on property zoned “GI” General Industrial  
General Location: North of 33rd Street North and west of St. Francis  
District Advisory Board: Six considered on May 18, 2005  
Presenting Planner: Scott Knebel
7. Case No.: CON2005-16  
Request: Sedgwick County Conditional Use for converting existing structure into an accessory apartment on property zoned “RR” Rural Residential  
General Location: Approximately 1/4 mile south of 31st Street south and on the west side of 154th Street East  
Presenting Planner: Bill Longnecker
8. Case No.: ZON2005-20  
Request: Zone change from “SF-5” Single-family Residential and “LC” Limited Commercial to “LI” Limited Industrial  
General Location: West of Sheridan and south side of Maple Street  
District Advisory Board: Four will consider June 1, 2005  
Presenting Planner: Jess McNeely
9. Case No.: ZON2005-18  
Request: Sedgwick County Zone change from “SF-20” Single-family Residential to “LI” Limited Industrial  
General Location: Approximately 1/2 mile south of 31st Street South on the west side of Maize Road  
Presenting Planner: Donna Goltry
10. Case No.: ZON2005-19

Request: Sedgwick County Zone change from  
“RR” Rural Residential to “SF-20” Single-family Residential  
General Location: 400 feet north of 71st Street south, east of West Street  
Member City: Haysville Planning Commission considered May 12, 2005  
Presenting Planner: Dale Miller

**11.** Other matters/adjournment.

**John L. Schlegel, Secretary**  
**Wichita-Sedgwick County Metropolitan Area Planning Commission**