

WHEREAS, Miguel Reyes ("Applicant"), pursuant to Section V-D of the Wichita-Sedgwick County Unified Zoning Code ("Unified Zoning Code"), requests a Conditional Use for Vehicle Storage Yard and waiver of Supplementary Use Regulations III-D.6.mm (4) in the County in CON2025-00045, on property zoned RR Rural Residential District, legally described as:

Lot 3, Block 1, Replat of Lots 1 thru 5, inclusive, Block 3, Country Living Estates, an Addition to Sedgwick County, Kansas.

WHEREAS, proper notice as required by the Unified Zoning Code and by the policy of the Metropolitan Area Planning Commission ("Planning Commission") has been given.

WHEREAS, the Planning Commission did, at the meeting of April 10, 2025, consider said application.

WHEREAS, the Board of County Commissioners has authority to permit Conditional Uses, subject to any special conditions deemed appropriate in order to assure full compliance with the criteria of the Unified Zoning Code.

NOW THEREFORE, BE IT RESOLVED by the Board of County Commissioners that:

SECTION I. After having received a recommendation of the Planning Commission, and after said Planning Commission has given proper notice and held a public hearing as provided by law, and under the authority granted by Section V-D of the Unified Zoning Code, the Board of County Commissioners approves this application to allow Vehicle Storage Yard in the County, on property zoned RR Rural Residential District, legally described as:

Lot 3, Block 1, Replat of Lots 1 thru 5, inclusive, Block 3, Country Living Estates, an Addition to Sedgwick County, Kansas.

Approval of Vehicle Storage Yard and waiver of Supplementary Use Regulations III-D.6.mm (4) is subject to the following conditions:

1. The Vehicle Storage Yard shall be limited to the storage of seven (7) Commercial Vehicles.
2. The Conditional Use for Vehicle Storage Yard shall be permitted for one (1) year. After such time, the Conditional Use shall expire. Applicant may seek renewal of the Conditional Use for only one additional one-year period by obtaining approval of an Administrative Adjustment from the Metropolitan Area Planning Department.
3. If the Zoning Administrator finds that there is a violation of any of the conditions of the Conditional Use, the Zoning Administrator, in addition to enforcing the other remedies set forth in Article VIII of the Unified Zoning Code, may, with the concurrence of the Planning Director, declare that the Conditional Use is null and void.

SECTION II. That upon the taking effect of this Resolution, the notation of such zoning change shall be shown on the "Official Zoning District Map" on file in the office of the Planning Director of the Wichita-Sedgwick County Metropolitan Area Planning Department.

SECTION III. That this Resolution shall be effective upon publication in the official county newspaper.

Commissioners present and voting were:

PETER F. MEITZNER
JEFF BLUBAUGH
STEPHANIE WISE
RYAN BATY
JAMES M. HOWELL

aye
aye
aye
aye
aye

Dated this 4 day of June, 2025.

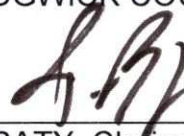
ATTEST:



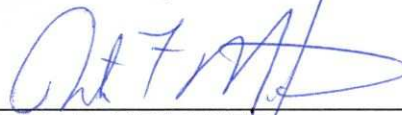
KELLY B. ARNOLD, County Clerk



BOARD OF COUNTY COMMISSIONERS
OF SEDGWICK COUNTY, KANSAS



RYAN BATY, Chairman
Commissioner, Fourth District



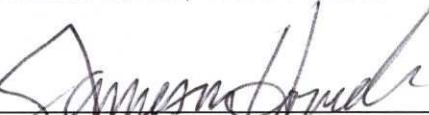
PETER F. MEITZNER
Commissioner, First District



JEFF BLUBAUGH
Commissioner, Second District



STEPHANIE WISE
Commissioner, Third District



JAMES M. HOWELL
Commissioner, Fifth District

APPROVED AS TO FORM:

 5/21/25

SAMANTHA SEANG
Assistant County Counselor