

A RESOLUTION CHANGING THE ZONING CLASSIFICATION FOR CERTAIN LANDS LOCATED WITHIN THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED BY SECTION V-C OF THE WICHITA-SEDGWICK COUNTY UNIFIED ZONING CODE, AS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY KANSAS, DECEMBER 12, 1984, AND SUBSEQUENTLY AMENDED.

WHEREAS, the owner(s) of the below-described property applied for a zone change request from RR Rural Residential District to SF-20 Single-Family Residential District in **ZON2025-00057**;

WHEREAS, after providing proper notice as required by law, the Metropolitan Area Planning Commission ("Planning Commission") did consider said application at the meeting of December 18, 2025;

WHEREAS, the Planning Commission forwarded its recommendation to the Board of County Commissioners of Sedgwick County, Kansas for final action;

WHEREAS, the Board of County Commissioners did consider said application at the meeting of February 4, 2026;

WHEREAS, the Board of County Commissioners returned the case to the Planning Commission for further review;

WHEREAS, the Planning Commission did consider said application once more at the meeting of March 12, 2026; and

WHEREAS, the Planning Commission has forwarded its revised recommendation to the Board of County Commissioners of Sedgwick County, Kansas for final action. The Board of County Commissioners then deferred the item from its April 8, 2026 meeting until the April 22, 2026 meeting.

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

SECTION I. Under the authority granted by Section V-C of the Wichita Sedgwick County Unified Zoning Code, the Board hereby approves the zone change request from RR Rural Residential District to SF-20 Single-Family Residential District with Protective Overlay #474, for property legally described as:

A portion of the Northeast Quarter of Section 9, Township 27 South, Range 3 West of the 6th P.M., Sedgwick County, Kansas, described as commencing at the Northwest corner (North Quarter Section Corner) of the Northeast Quarter of said Section 9; thence N89°21'03"E, coincident with the north line of the Northeast Quarter of said Section 9, 766.88 feet to the point of beginning; thence N89°21'03"E coincident with the north line of the Northeast Quarter of said Section 9, 760.75 feet; thence S00°37'26"E parallel with the east line of the Northeast Quarter of said Section 9, 1479.70 feet; thence S89°22'34"W, perpendicular to the east line of the Northeast Quarter of said Section 9, 760.75 feet; thence N00°37'26"W, parallel with the east line of the Northeast Quarter of said Section 9, 1479.37 feet to the point of beginning.

The conditions of Protective Overlay #474 being:

- 1) The maximum number of lots shall be ten (10).
- 2) Minimum lot size shall be no less than 2 acres in size.
- 3) No more than one dwelling unit shall be allowed per lot.

SECTION II. A 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 upon the taking effect of this Resolution.

SECTION III. This Resolution shall take effect and be in force from and after its adoption by the Governing Body and publication in the official county newspaper.

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Commissioners present and voting were:

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

aye
aye
aye aye
aye

Dated this 22 day of April, 2026.

ATTEST:

Kelly B. Arnold
KELLY B. ARNOLD, County Clerk



BOARD OF COUNTY COMMISSIONERS
OF SEDGWICK COUNTY, KANSAS

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Commissioner, Second District

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STEPHANIE WISE, Chair Pro Tem
Commissioner, Third District

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KIRK W. SPONSEL
Deputy County Counselor

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PETER F. MEITZNER
Commissioner, First District

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RYAN BATY
Commissioner, Fourth District

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