

(Published at www.belaireks.gov on May, _____, 2025.)

ORDINANCE NO. _____

AN ORDINANCE APPROVING THE RECOMMENDATION OF THE BEL AIRE PLANNING COMMISSION AMENDING THE TIERRA VERDE PLANNED UNIT DEVELOPMENT PROVISIONS OF CERTAIN LANDS LOCATED WITHIN THE CORPORATE CITY LIMITS OF THE CITY OF BEL AIRE, KANSAS UNDER THE AUTHORITY GRANTED BY THE ZONING REGULATIONS OF THE CITY.

WHEREAS, the Governing Body of the City of Bel Aire, Kansas (the “City”) has received a recommendation from the Bel Aire Planning Commission for Case No. PUD-25-01; and

WHEREAS, the Governing Body finds proper notice was given and a public hearing was held for Case No. PUD-25-01 on April 10, 2025, all as provided by law and under authority and subject to the provisions of the Zoning Regulations of the City.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF BEL AIRE, KANSAS:

SECTION 1. The Governing Body adopts the recommendation of the Bel Aire Planning Commission that approves PUD-25-01, an amendment to the Tierra Verde Planned Unit Development (the “Tierra Verde PUD”), that amends the allowed density of units, minimum setbacks, height and area regulations, parking, and landscape requirements. The Zoning Regulations of the City of Bel Aire, Kansas are hereby amended to modify the General Provisions of the Tierra Verde PUD as set forth on Exhibit “A,” incorporated herein.

Legal Description

Lot 1, Block 2, Tierra Verde South Addition, Bel Aire, Sedgwick County, Kansas.

General Description

Between 45th and 49th Street on Tierra Lakes Parkway and West of Webb Road, Bel Aire, Sedgwick County, Kansas

41 SECTION 2. A file-stamped copy of Exhibit A (Second Amendment to the PUD of the
42 Tierra Verde South Addition) from the Sedgwick County Register of Deeds Office, shall be
43 submitted to City Clerk within 60 days of Governing Body approval, or the request shall be
44 considered denied and closed.

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46 SECTION 3. This Ordinance shall take effect and be in force from and after its adoption
47 by the Governing Body of the City, approval by the Mayor, and publication once in the official
48 city newspaper.

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50 SECTION 4. The City Clerk will file this Ordinance with the Sedgwick County Register
51 of Deeds.

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54 *[Remainder of this page intentionally left blank]*

74 PASSED, ADOPTED, AND APPROVED by the Governing Body of the City of Bel Aire,
75 Kansas on this 20th day of May, 2025.

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78 CITY OF BEL AIRE, KANSAS
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83 Jim Benage, Mayor
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85 ATTEST:
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89 _____
90 Melissa Krehbiel, City Clerk
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92 APPROVED AS TO FORM:
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96 _____
97 Maria A. Schrock, City Attorney