

### APPLICATION

This form MUST be completed and filed at City Hall, Bel Aire, Kansas, 7651 E Central Park, Bel Aire, Kansas 67226. AN INCOMPLETE APPLICATION CANNOT BE ACCEPTED. Check the appropriate box below for type of application being submitted. A separate application and filing fee is required for each application. A preapplication conference with City Staff is recommended before filing this application.

- ☒ Change Zoning Districts: From: R-4 to R-5
- ☐ Amendments to Change Zoning Districts \_\_\_\_\_

#### City of Bel Aire Planning Commission

☐ Approved ☐ Rejected

Name of owner WOODLAWN 53, LLC (ATTN: RANDY HARDER)

Address 3530 N. BEACHCLUB CIR Telephone (316) 461-4765

Agent representing the owner RANDY HARDER

Address \_\_\_\_\_ Telephone \_\_\_\_\_

1. The application area is legally described as Lot(s) \_\_\_\_\_; Block(s) \_\_\_\_\_, SEE ATTACHED Addition, Bel Aire, Kansas. If appropriate, a metes and bounds description may be attached.

2. The application area contains 54.99 acres.

3. This property is located at (address) N/A which is generally located at (relation to nearest streets) SOUTHWEST OF 53<sup>RD</sup> ST N. AND WOODLAWN BLVD

4. The particular reason for seeking reclassification:

~~TO DEVELOP THE SITE FOR MULTI-FAMILY USES.~~

*Updated*

*with plat application 5-21-05*

5. County control number: 00588439-00588490

00588728-00588742

00588769-00588773

00588789-00588807

00588809-00588829

00588857

May 28<sup>th</sup> 2004

6. NAMES OF OWNERS - For land inside the city limits, an ownership list of the names, addresses and zip codes of the owners of record of real property located within 200 feet of the exterior boundary of the area described in the application both within the city limits and extending outside the city limits when necessary.

If such area is located adjacent to but within the city limits, the ownership list, in addition to the 200 feet inside the city limits, shall provide similar information extending to 1,000 feet into the unincorporated area.

If such area is located outside the city limits, the ownership list shall extend for 1,000 feet in the unincorporated area and, if the latter extends into the city limits, then such owners for 200 feet inside the city must also be included on the list.

The names of the owners of all property included in this application MUST be listed as applicants. Contract purchasers, lessees or other directly associated with the property may also be listed if they desire to be advised of the proceedings.

1. Applicant RANDY HARDER Phone (316) 461-4765  
Address 3530 N. BEACH CLUB CIR, WICHITA, KS Zip Code 67205

Agent GARVER, LLC (WILL CLEVENGER) Phone \_\_\_\_\_  
Address 8535 E. 21<sup>ST</sup> ST N, STE 130, WICHITA, KS 67220 Zip Code 67220  
W.Clevenger@GarverUSA.com

2. Applicant \_\_\_\_\_ Phone \_\_\_\_\_  
Address \_\_\_\_\_ Zip Code \_\_\_\_\_

Agent \_\_\_\_\_ Phone \_\_\_\_\_  
Address \_\_\_\_\_ Zip Code \_\_\_\_\_

3. Applicant \_\_\_\_\_ Phone \_\_\_\_\_  
Address \_\_\_\_\_ Zip Code \_\_\_\_\_

Agent \_\_\_\_\_ Phone \_\_\_\_\_  
Address \_\_\_\_\_ Zip Code \_\_\_\_\_

The applicant certifies that the foregoing information is true and correct to the best of their knowledge and acknowledges that the Governing Body shall have authority to impose such conditions as it deems necessary in order to serve the public interest and welfare.

Randy Harder  
Applicant's Signature

BY

\_\_\_\_\_  
Authorized Agent (If Any)

The Petition must bear the signature(s) of the property owner(s). If an authorized agent signs on the owner's behalf, the agent shall sign his own name and attach the owner's written notarized authorization to this application.

May 28<sup>th</sup> 2004

**LEGAL DESCRIPTION:**

That part of Chapel Landing, Bel Aire, Sedgwick County, Kansas, described as:

Beginning at the Southwest Corner of Lot 1, Block 2, in Chapel Landing 4th, Bel Aire, Sedgwick County, Kansas; thence West along the South Line of the Northeast Quarter of Section Twenty-Four, Township Twenty-Six South, Range One East of the Sixth Principal Meridian, said Line also being the Original Common Line Between Chapel Landing and Kappelmans Bel Aire Heights Second Addition, a distance of 918.80 feet to the Southeast Corner of the Northwest Quarter of said Section Twenty-Four; thence continuing West along said Quarter Section Line with a deflection to the right of  $0^{\circ}03'02''$  a distance of 1719.96 feet to the intersection of said Quarter Section Line and Reserve "HH" line as Platted in said Chapel Landing, also being the Southeasterly line of the Conoco-Phillips Pipeline Easement; thence Northeasterly along said Reserve Line with a deflection to the right of  $142^{\circ}30'00''$  a distance of 917.26 feet; thence with a deflection to the left of  $3^{\circ}36'59''$  and a distance of 378.61 feet; thence continuing along said Reserve Line with a deflection to the right of  $3^{\circ}50'17''$  and a distance of 101.48 feet; thence continuing along said Reserve Line with a deflection to the left of  $1^{\circ}44'27''$  and a distance of 80.68 feet; thence continuing along said Reserve Line with a deflection to the right of  $5^{\circ}15'36''$  and a distance of 609.72 feet; thence continuing along said Reserve Line with a deflection to the right of  $8^{\circ}08'14''$  and a distance of 773.43 feet to the Northwesterly Corner of Lot 21, Block J in said Chapel Landing; thence Southeasterly with a deflection to the right of  $90^{\circ}02'06''$  along the Westerly Lot Lines of Lots 21, 22, 23 and 24 for a distance of 273.35 feet to a point of intersection on the West Line of said Lot 24; thence South with a deflection to the right of  $26^{\circ}19'21''$  along the West Lot Lines of Lots 24 and 25 a distance of 142.18 feet to the North right of way of Forbes Street; thence West along said right of way a distance of 16.44 feet; thence South at right angles to the South right of way of said Forbes Street a distance of 60.00 feet to the Northwest Corner of Lot 7, Block K in said Chapel Landing; thence South with a deflection to the left of  $0^{\circ}47'14''$  along said Lot 7 a distance of 165.91 feet to the North Line of Reserve "Z" in said Chapel Landing; thence West at right angles along said North Line a distance of 23.61 feet; thence Southeasterly with a deflection to the left of  $148^{\circ}54'40''$  along said Reserve "Z" a distance of 267.60 feet; thence Southwesterly at right angles and continuing along said Reserve Line a distance of 135.00 feet to the Northeasterly right of way of Highland Street as Platted in said Chapel Landing; thence Southeasterly at right angles along said right of way of said Highland Street a distance of 145.17 feet; thence Southeasterly along said right of way of said Highland Street on a curve to the right with a radius of 233.00 feet and an arc length of 58.64 feet and a delta of  $14^{\circ}25'14''$ ; thence at right angles to said right of way a distance of 66.00 feet to the Southwesterly line of said Highland Street and the Northern Most Corner of Lot 6, Block 2 in said Chapel Landing 4th; thence Southwesterly along said Lot 6 a distance of 158.96 feet to a point of intersection on the West Line of said Lot 6; thence South with a deflection of  $31^{\circ}14'34''$  to the left along the West Line of said Lot 6 and Lots 5, 4, 3, 2 and 1 Block 2, in said Chapel Landing 4th a distance of 430.44 feet to the Point of Beginning.