



**Wichita-Sedgwick County Metropolitan Area Planning Department**

August 6, 2019

Keith & Georgia Stevens  
K Stevens Family LLC  
231 N. Crestway  
Wichita, KS 67208

**Ref:** VAC2019-00019: City Vacation of a portion of Handley Street right of way related to the 1996 relocation of McLean BLVD next to property zoned LI Limited Industrial and GC General Commercial, generally located on the east and west sides of North Handley Street between West 2nd Street North and West Kiowa Street.

Dear Keith & Georgia,

At the Thursday, July 25, 2019, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) Abide by section 3 of the Agreement between Keith Stevens and the City of Wichita dated October 10, 1996.
- (2) Provide 5-foot pedestrian easement for existing sidewalks as described on exhibit.
- (3) Provide a covenant, with original signatures, binding and tying the described vacated street right-of-way to the applicants' abutting property. This must be provided to Planning prior to VAC2019-00019 proceeding to City Council for final action and subsequent recording with the Vacation Order at the Sedgwick County Register of Deeds and the Sedgwick County Appraisers Office.
- (4) As needed provide Planning with dedication of easements by separate instruments with original signatures to go with the Vacation Order to City Council for final action and subsequent recording with the Vacation Order at the Register of Deeds. All to be provided to the Planning Department prior to this case going to City Council for final action.

VAC2019-00019: City Vacation of a portion of Handley Street right of way related to the 1996 relocation of McLean BLVD next to property zoned LI Limited Industrial and GC General Commercial, generally located on the east and west sides of North Handley Street between West 2nd Street North and West Kiowa Street.

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- (5) As needed provide utilities with any needed project plans for the relocation of utilities for review and approval. Any relocation/reconstruction of utilities made necessary by this vacation shall be to City Standards and shall be the responsibility and at the expense of the applicants. Provide an approved project number(s) to Planning prior to the case going to City Council for final action.
- (6) All improvements shall be according to City Standards and at the applicants' expense.
- (7) Per MAPC Policy Statement #7, all conditions are to be completed within one year of approval by the MAPC or the vacation request will be considered null and void. All vacation requests are not complete until the Wichita City Council or the Sedgwick County Board of County Commissioners have taken final action on the request and the vacation order and all required documents have been provided to the City, County and/or franchised utilities and the necessary documents have been recorded with the Register of Deeds.

When all of the above conditions have been completed and there are no other documents requested; this case will be scheduled for final action by the Wichita City Council at the first appropriate date after August 8, 2019 (end of the two-week protest period). This letter also serves as a reminder that the vacation notification signs should now be removed from the property. If you have any questions concerning this case, please contact our office at 268-4421.

Sincerely,



Matthew Williams  
Associate Planner

MW:kw

cc: John Philbrick, City of Wichita Property Mgmt, 455 N Main 13<sup>th</sup> Fl, WK 67203 **MAILSTOP 1-135**  
Larry Joe Forshee Revocable Trust, 525 N Tracy, WK 67212  
Gordon McMahon, John McMahon & Gary McMahon, 423 N Handley, WK 67203  
Debra Robison for Larry Joe Forshee Revocable Trust, 525 N Tracy, WK 67212