



Wichita-Sedgwick County Metropolitan Area Planning Department

May 11, 2022

Phyllis & Greg Guinn
8117 W. Meadow Pass Ct.
Wichita, KS 67205

Ref: VAC2022-00006: Request in the City to vacate a portion of a platted utility easement on SF-5 Single Family Residential zoned property generally located midway between North Tyler Road & North Ridge Road, one half mile south of West 29th Street North, west of Meadow Pass on the east side of West Meadow Pass Court (8117 W Meadow Pass Court).

Mr. & Mrs. Guinn,

At the **Thursday, May 05, 2022**, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) Confirm the physical location of the utilities located in the platted 20-foot utility easement and their location within the proposed 20-foot utility easement. Provide this information to Public Works for examination and approval of the proposed 20-foot utility easement. This must be provided Public Works and Planning prior to the case to City Council for final action.
- (2) Provide an easement dedicated by separate instrument, with original signatures. This must be provided to Planning prior to the case going to City Council for final action and subsequent recording with the Vacation Order at the Register of Deeds.
- (3) Provide Planning with an approved legal description of the vacated platted 20-foot utility easement on a Word document that can be copied and used on the Vacation Order.
- (4) As needed provide utilities with project plans for relocation of any utilities for review and approval. Relocation of the utilities will be the responsibility and at the expense of the applicant and to City standards. The approved project number must be provided to Planning prior to the case to City Council for final approval.
- (5) All improvements shall be according to City Standards and at the applicants' expense.
- (6) 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 **May 19, 2022** (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,



William Longnecker
Senior Planner

WL:kw

cc: Bryce & Stacy Guinn, 3849 N Lakecrest Ct, Wichita KS 67205
Phyllis L Guinn Living Trust, 8117 W Meadow Pass Ct, Wichita KS 67205