



Wichita-Sedgwick County Metropolitan Area Planning Department

February 21, 2020

City of Wichita Law Dept
Attn: Jeff Vanzandt
455 N. Main – 13th Floor
Wichita, KS 67202

Ref: VAC2020-00002: City Vacation of a portion of an alley between East Waterman and East English and between South Washington and South Mosley Avenues for safety purposes generally located on the north side of East Waterman and 150 feet west of South Washington.

Jeff,

At the Thursday, February 20, 2020, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) Dedicate a utility easement by separate instrument, with original signatures, for the length of the described platted vacated alley. 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.
- (2) Provide restrictive covenants, with original signatures, binding and tying the vacated described alley right-of-way to the abutting properties. 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) Dedicate an access easement over and across Lots 1 and 3, Block B, English's Addition to provide access to East English Avenue from the odd Lots 5 through 15, Block B, English's Addition. This access easement shall be provided to Planning prior to this case going before City Council for final action.

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February 21, 2020

Page 2

- (4) 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.
- (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 March 5, 2020 (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,



Philip Zevenbergen, AICP
Associate Planner

PZ:kw

cc: City of Wichita Property Management, John Philbrick, 455 N. Main, 13th Floor, Wichita KS 67202
Levand-Rudd Properties LLC, 2416 E 37th N, Wichita KS 67219
Barrell Brann, 212 S Mosley, Wichita KS 67202