



Wichita-Sedgwick County Metropolitan Area Planning Department

October 22, 2020

MKEC Engineering, Inc.
Attn: Brian Lindebak
411 N. Webb Rd
Wichita, KS 67206

Ref: VAC2020-00038: City Vacation of Access Control and portions of a platted reserve for driveway access, generally located on the West side of North 159th Street East and within one half mile South of East 21st Street North.

Brian,

At the Thursday, October 22, 2020, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) Vacation of the described portion of complete access control over and across the east line of Reserve C, The Ranch Addition. Provide Planning with a dedication of access control by separate instrument 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.
- (2) Vacate the platted uses for the described portions of Reserve C, The Ranch Addition to permit the uses of the underlying SF-5 zoning district.
- (3) 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.
- (4) All improvements shall be according to City Standards and at the applicants' expense.
- (5) 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 November 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: RBR Land LLC, Kevin Mullen, 8100 E 22nd St N, Ste 1000, Wichita KS 67226
Timothy J Buchanan Revocable Trust, Tim Buchanan, 8415 E 21st St N, Ste 100, Wichita KS 67206

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