



Wichita-Sedgwick County Metropolitan Area Planning Department

September 10, 2021

Joseph Kevin Bell
11534 W. 1st Ct. N.
Wichita, KS 67212

Ref: VAC2021-00036: City request to vacate a portion of a platted utility easement on SF-5 zoned property generally located approximately a half mile north of West Maple Street, a third of mile east of South 119th Street West on the north side of West 1st Court North.

Mr. Bell,

At the **Thursday, September 9, 2021**, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) Provide an approved legal description of the vacated portion of the platted 30-foot utility easement on a Word document that can be copied and used on the Vacation Order.
- (2) Dedicated any other needed easement(s) to cover utilities located in the subject site. These 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) 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.
- (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 **September 23, 2021** (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,

Bill Longnecker
Senior Planner

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