



Wichita-Sedgwick County Metropolitan Area Planning Department

June 6, 2019

Baughman Company, P.A.
Attn: Phil Meyer
315 Ellis
Wichita, KS 67211

Ref: VAC2019-00011: City Vacation of ownership restriction in platter's text on Reserve A in Trans-Net Addition, Wichita, Kansas, on property zoned NO Neighborhood Office generally located on the west side of North Tyler Road and south of West 29th Street North (2815 North Tyler Road).

Dear Phil,

At the Thursday, June 6, 2019, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) Vacate the plattor's text to amend the ownership and maintenance language of the platted Reserve A, Trans Net Addition, while retaining that Reserve A will continue to be used for a storm water pond.
- (2) Dedicate a restrictive covenant, with original signatures, binding and tying Reserve A to Lot 1, Block 1, Trans Net Addition. This must be provided to Planning prior to this case going to Wichita City Council for final action and subsequent recording with the Vacation Order at the Register of Deeds.
- (3) All improvements shall be according to City Standards and at the applicants' expense.
- (4) 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 June 20, 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,

Philip Zevenbergen
Associate Planner

PZ:kw

cc: 777 Management LLC, Mary Odbert, 207 S Camino Real Street, Columbus NE 68601