



**Wichita-Sedgwick County Metropolitan Area Planning Department**

September 11, 2019

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

**Ref: VAC2019-00021:** City Vacation of a platted utility easement to allow a building expansion on property zoned PUD Planned Unit Development in the Cross Gate Addition generally located on the south side of West MacArthur Road and west of South Seneca Street (1315 West MacArthur Road).

Dear Philip,

At the Thursday, August 8, 2019, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) If any utility services are found to be located within the area of the proposed Vacation, these services shall be relocated at the owner's expense, to city standards, and the applicant shall provide Planning with the dedication of utility easements by separate instruments to go with the Vacation Order to be filed with the Register of Deeds. If relocation is not possible then this Vacation shall be rendered void as the current easement must remain in place.
- (2) 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 August 22, 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 Zevnbergen  
Associate Planner

PZ:kw

cc: IH1 LLC, Jeff Lange, 4340 S West St, Wichita KS 67217