

**SUBDIVISION COMMITTEE
METROPOLITAN AREA PLANNING COMMISSION**

AGENDA ITEM NO. 11

April 19, 1990

**STAFF REPORT
(Preliminary Plat)**

CASE NUMBER: S/D 90-23 - METRO WEST INDUSTRIAL PARK ADDITION

OWNER/APPLICANT: Norman Riffel c/o Mike Morrison, Agent, 3820 S. Seneca, Wichita, KS 67217

SURVEYOR/ENGINEER: Baughman Company, P.A.

LOCATION: East side of I-235 between 27th St. So. and 31st St. So.

SITE SIZE: 56.4 Acres

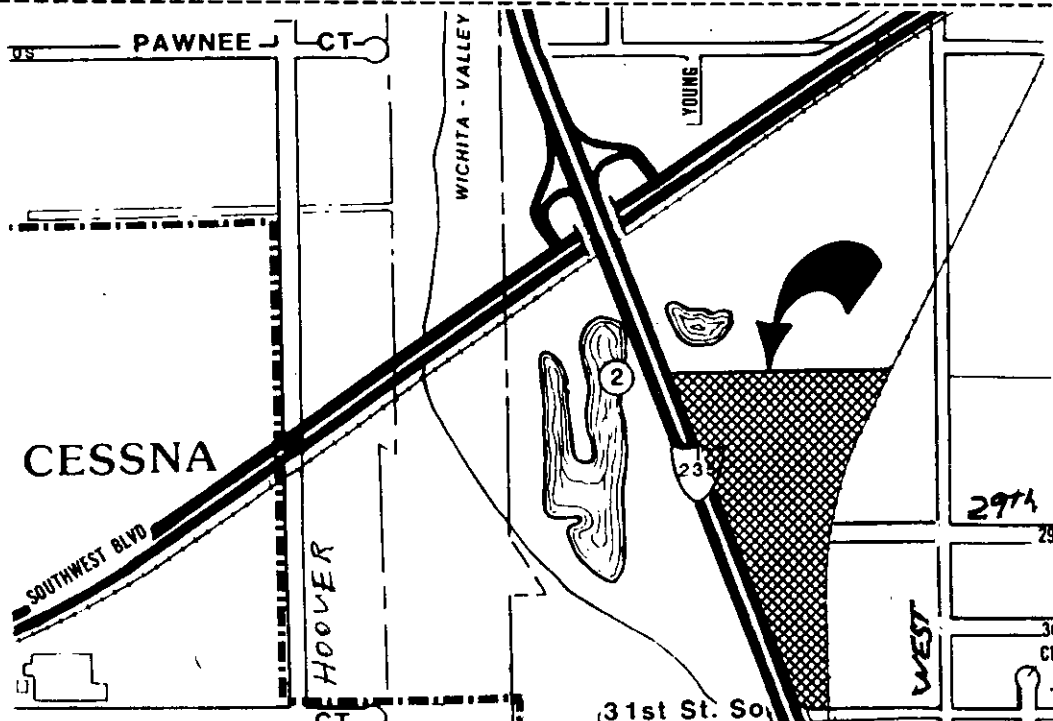
NUMBER OF LOTS

Residential:	
Office:	
Commercial:	
Industrial:	7
Total:	7

MINIMUM LOT AREA: 2.03 Acres

CURRENT ZONING: "E" Light Industrial

VICINITY MAP:



STAFF COMMENTS:

- NOTE: The primary access to the lots being platted in this addition is by an extension of 29th Street South from West Street across the Missouri Pacific Railroad right-of-way. This will involve the crossing of railroad tracks and at this time 29th Street South, west of West Street has not been constructed.
- A. The applicant shall guarantee the extension of sanitary sewer to serve the lots being platted.
 - B. The applicant shall guarantee the extension of City water to serve the lots being platted.
 - C. The applicant shall guarantee any drainage improvements required by the platting of this property.
 - D. The applicant shall guarantee construction of the storm sewers required by this plat.
 - E. The applicant shall guarantee the paving of the proposed interior streets. This guarantee shall include any costs associated with the railroad crossings and any required signalization. Also, a full cul-de-sac for the termination of 31st Street shall be provided and guaranteed. The applicant shall acquire the off-site right-of-way needed for this cul-de-sac. City Engineering should also be prepared to indicate the status of existing guarantees for the paving of 29th Street to the east of this plat.
 - F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
 - G. As required for lots platted adjacent to railroad crossings, complete access control shall be established for adjacent streets, across a lot's associated property line for a distance 150-feet from the center line of the nearest railroad track. Such access control shall therefore be indicated across the north line of Lot 7 and south line of Lot 1, to 29th Street for 150-feet from the center line of the railroad track. Similarly, complete access control shall be indicated across the east 150-feet of the south line of Lot 5 to 31st Street South. If necessary, 31st Street South shall be extended westward to allow for appropriate access control.
 - H. The applicant shall provide a letter from the Missouri Pacific Railroad indicating that they have no objection to the two street crossings indicated for this plat.
 - I. If drainage from this site is directed onto the railroad right-of-way, a letter shall be provided from the railroad indicating their willingness to accept such drainage.

- J. On the final plat, both 29th and 31st Streets shall be indicated as "Circles."
- K. On the final plat tracing, the recording information shall be indicated for the 30-foot private ingress and egress easement shown between Lots 4 and 6.
- L. Since this plat is proposing the vacation of the north half of 31st Street South west of the 31st Street cul-de-sac, the applicant shall submit a vacation form, signed by the property owner to the south requesting vacation of the corresponding segment of right-of-way on that tract.
- M. Prior to or at the time of submitting the final plat, the applicant shall submit a drainage plan to City Engineering for review and approval.
- N. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).
- O. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.
- P. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- Q. The representatives from the utility companies should be prepared to comment on the need for utility easements to be platted on this property.
- R. Traffic Engineering should be prepared to comment on the railroad crossings required for this plat and any improvements that will be required, including signalization.
- S. The representative from City Engineering should be prepared to comment on the status of the applicant's drainage concept plan. Engineering should also be prepared to comment on the vacation of 31st Street west of the indicated cul-de-sac and any requirements it may have regarding the railroad crossings and the improvement of 29th Street between the east line of this plat and West Street.

SUBDIVISION COMMITTEE
METROPOLITAN AREA PLANNING COMMISSION

AGENDA ITEM NO. 3

May 3, 1990

STAFF REPORT

(Final Plat; Preliminary Plat Approved 4/19/90)

CASE NUMBER: S/D 90-23 - METRO WEST INDUSTRIAL PARK
ADDITION

OWNER/APPLICANT: Norman Riffel c/o Mike Morrison, Agent, 3820
S. Seneca, Wichita, KS 67217

SURVEYOR/ENGINEER: Baughman Company, P.A.

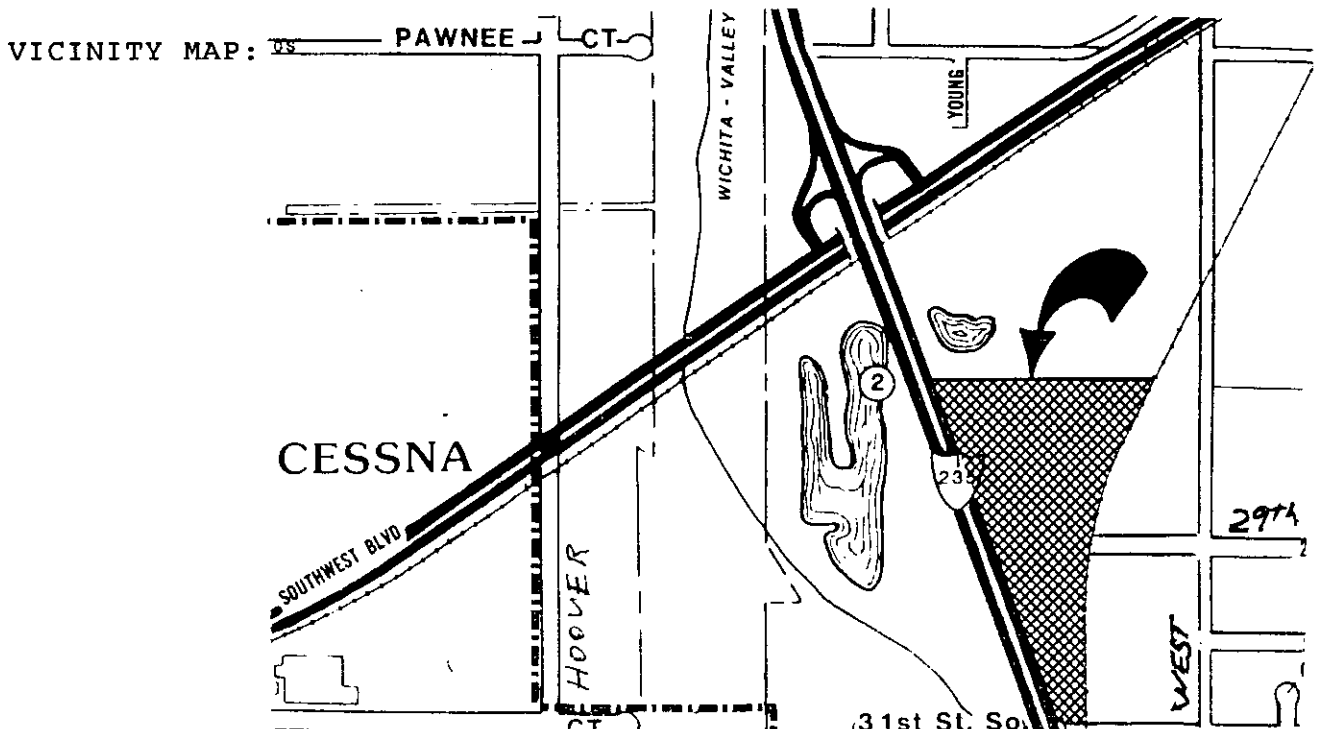
LOCATION: East side of I-235 between 27th St. So. and
31st St. So.

SITE SIZE: 56.4 Acres

NUMBER OF LOTS
Residential:
Office:
Commercial:
Industrial: 7
Total: 7

MINIMUM LOT AREA: 2.03 Acres

CURRENT ZONING: "E" Light Industrial



STAFF COMMENTS:

NOTE: The primary access to the lots being platted in this addition is by an extension of 29th Street South from West Street across the Missouri Pacific Railroad right-of-way. This will involve the crossing of railroad tracks and at this time 29th Street South, west of West Street has not been constructed.

- A. The applicant shall guarantee the extension of sanitary sewer to serve the lots being platted.
- B. The applicant shall guarantee the extension of City water to serve the lots being platted.
- C. The applicant shall guarantee any drainage improvements required by the platting of this property.
- D. The applicant shall guarantee construction of the storm sewers required by this plat.
- E. The applicant shall guarantee the paving of the proposed interior streets. Also, a full cul-de-sac for the termination of 31st Street shall be provided and guaranteed. The applicant shall acquire the off-site right-of-way needed for this cul-de-sac. The guarantee for 29th Street shall include the extension of this street out to West Street. The paving of the cul-de-sac for 31st Street shall be to the standard determined appropriate by City Engineering.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. The applicant shall provide a letter from the Missouri Pacific Railroad indicating that they have no objection to the two street crossings indicated for this plat.
- H. If drainage from this site is directed onto the railroad right-of-way, a letter shall be provided from the railroad indicating their willingness to accept such drainage.
- I. On the final plat tracing, the recording information shall be indicated for the 30-foot private ingress and egress easement shown between Lots 4 and 6.
- J. Since this plat is proposing the vacation of the north half of 31st Street South west of the 31st Street cul-de-sac, the applicant shall submit a vacation form, signed by the property owner to the south requesting vacation of the corresponding segment of right-of-way on that tract. As needed, this right-of-way shall be retained for utility easement both on this plat and in the separate vacation.

- K. The final plat shall reference a tie point to a previously platted lot corner or section corner.
- L. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.
- M. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- N. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- O. Recording of the plat within 30 days after approval by the City Council.
- P. The representative from City Engineering should be prepared to comment on the status of the applicant's drainage plan.

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4561

May 4, 1990

Baughman Company
315 Ellis
Wichita, KS 67211

Re: S/D 90-23 - METRO WEST INDUSTRIAL PARK

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, May 3, 1990, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The applicant shall guarantee the extension of sanitary sewer to serve the lots being platted.
- B. The applicant shall guarantee the extension of City water to serve the lots being platted.
- C. The applicant shall guarantee any drainage improvements required by the platting of this property, but this guarantee may be a part of any paving guarantees.
- D. The applicant shall guarantee construction of the storm sewers required by this plat.
- E. The applicant shall guarantee the paving of the proposed interior streets. Also, a full cul-de-sac for the termination of 31st Street shall be provided and guaranteed. The applicant shall acquire the off-site right-of-way needed for this cul-de-sac. The guarantee for 29th Street shall include the extension of this street out to West Street. The paving of the cul-de-sac for 31st Street shall be to the standard determined appropriate by City Engineering.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.

- G. The applicant shall provide a letter from the Missouri Pacific Railroad indicating that they have no objection to the two street crossings indicated for this plat.
- H. If drainage from this site is directed onto the railroad right-of-way, a letter shall be provided from the railroad indicating their willingness to accept such drainage.
- I. On the final plat tracing, the recording information shall be indicated for the 30-foot private ingress and egress easement shown between Lots 4 and 6.
- J. Since this plat is proposing the vacation of the north half of 31st Street South west of the 31st Street cul-de-sac, the applicant shall submit a vacation form, signed by the property owner to the south requesting vacation of the corresponding segment of right-of-way on that tract. As needed, this right-of-way shall be retained for utility easement both on this plat and in the separate vacation.
- K. The final plat shall reference a tie point to a previously platted lot corner or section corner.
- L. The final plat tracing shall indicate the most current chairman in the MAPC signature block.
- M. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.
- N. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- O. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- P. Recording of the plat within 30 days after approval by the City Council.

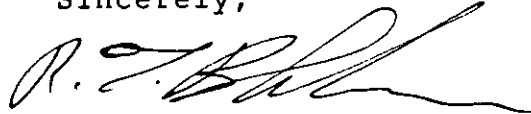
Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. The certificate will be required if petitions are submitted. Forms for the bond and irrevocable Letter of Credit are available from this office.

The enclosed "marked" copy of the final plat is for your information and files.

S/D 90-23 Metro West Industrial Park
Page 3

This matter will be forwarded to the Planning Commission for its consideration on Thursday, May 10, 1990 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,



R. Timothy Bickhaus
Associate Planner

RTB:svm

Enclosure

cc: Norman Riffel c/o Mike Morrison, 3820 S. Seneca, Wichita, KS
67217
Mike Lindebak, City Engineer

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1888
(316) 268-4561

May 11, 1990

Baughman Company
315 Ellis
Wichita, KS 67211

Re: S/D 90-23 - METRO WEST INDUSTRIAL PARK

Dear Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on May 10, 1990, the above captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of May 4, 1990.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the City Council for consideration:

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the plattor; if the title report or attorney's opinion has not already been submitted.
3. Certification that all due real estate taxes have been paid.
4. Submission of a check, made out to the Register of Deeds, covering the costs of any documents to be recorded as a requirement of platting.

Please call if you have any questions.

Sincerely,

R. Timothy Bickhaus
Associate Planner

RTB:svm

cc: Norman Riffel c/o Mike Morrison, 3820 S. Seneca, Wichita, KS
67217

Mike Lindebak, City Engineer

UNION PACIFIC RAILROAD COMPANY



2801 Rockcreek Parkway
North Kansas City, Missouri 64117
July 18, 1990

Crossing: Private
KS: Wichita
29th Street
MP 489.3 Hardtner Sub.
AAR/DOT No. - New
CC: 31st Street
MP 489.62 Hardtner Sub.
AAR/DOT No. 445 335V

Mr. Michael R. Morrison, Sr.
The Morrison Company
3820 South Seneca
Wichita, Kansas 67217

Dear Mr. Morrison:

In reference to our telephone conversation this date regarding request from the City of Wichita for a letter from the Union Pacific indicating there would be no objections to the use of the crossing at 31st Street and establishing a new crossing where 29th Street would be constructed between South West Street and our easterly right of way line.

I would have no objections to this proposal provided an appropriate agreement is entered into regarding the construction, use, and maintenance of the crossings; and that if in the future, the train and/or vehicle traffic should increase, or some other condition should arise whereby the Railroad would feel the installation of automatic warning devices are warranted, the installation and maintenance of the devices would be at the expense of the Metro West Industrial Park.

Also, if the City is to vacate 31st Street, we would need a copy of the Ordinance authorizing the vacation prior to entering into an agreement with Metro West.

Yours Truly

A handwritten signature in cursive script that reads "Tom Hall". The signature is written in black ink and is positioned above the typed name.

T. F. Hall, Manager
Industry & Public Projects

CC: C. Shoemaker
C. R. Black
R. L. Clarkson
R. R. Parker
M. G. Mumm

Agenda Item No. _____


CITY OF WICHITA
CITY COUNCIL MEETING

January 14, 1992

Agenda Report No. _____

TO: Mayor and City Council Members

SUBJECT: Petition for Railroad Crossing Signals to Serve Metro West Industrial Park Addition (at 29th St. South, West of West St.) District IV

INITIATED BY: Department of Public Works 

AGENDA: Consent

Recommendation: Approve the Petition.

Background: The signature on the petition represents 100% of the improvement district.

Analysis: The purpose of the project is to provide for signalization of the railroad crossing when warranted by traffic volumes.

Financial Considerations: Estimated project cost is \$50,000. Funding source is Special Assessments.

Recommendations/Actions: It is recommended that the City Council approve the Petition and adopt the Resolution (hold for traffic study).

BM:cls

CAPITAL IMPROVEMENT PROJECT AUTHORIZATION CITY OF WICHITA

FORM 000-047 REVISED 2/12/71

- USE
- TO INITIATE PROJECT **1. PREPARE IN QUADRUPPLICATE**
- TO REVERSE PROJECT **2. SEND ORIGINAL & 3 COPIES TO BUDGET OFFICE**
- 3. CITY MANAGER TO SIGN ALL 4 COPIES**
- 4. FILE ORIGINAL WITH INITIATION RESOLUTION**
- 5. RETURN 2ND COPY TO INITIATING DEPARTMENT**
- 6. SEND 3RD COPY TO CONTROLLER**
- 7. SEND 4TH COPY TO BUDGET OFFICE**

4. PROJECT DESCRIPTION & LOCATION Railroad crossing signals to serve Metro West Industrial Park Addition (at 29th St. South, West of West St.)

1. INITIATING DEPARTMENT Public Works

2. INITIATING DIVISION Engineering

3. DATE 12-30-91

5. CIP PROJECT NO. NI-5

6. ACCOUNTING NO.

7. CIP PROJECT DATE (YEAR) 1992

10. ESTIMATED STARTING DATE:

11. ESTIMATED COMPLETION DATE:

As Required

12. PROJECT COST ESTIMATE

ITEM	GO	SA	OTHER	TOTAL
RIGHT-OF-WAY				
PAVING, GRADING & CONSTRUCTION				
BRIDGE & CULVERTS				
DRAINAGE				
SANITARY SEWER				
SIDEWALK				
OTHER RR Signals		50,000		50,000
TOTALS		50,000		50,000
TOTAL				
CIP AMOUNT BUDGETED				
TOTAL				
PRELIMINARY ESTIMATE				

13. RECOMMENDATION
Approve the petition and adopt the resolution (hold for traffic study)

14. DIVISION HEAD *[Signature]*

15. DEPARTMENT HEAD *[Signature]*

8. APPROVED BY CITY COMMISSION

9. PROJECT REVISED

12A.

PLATTING REQ.	YES <input type="checkbox"/>	NO <input type="checkbox"/>
LOT SPLIT	<input type="checkbox"/>	<input type="checkbox"/>
PETITION	<input checked="" type="checkbox"/>	<input type="checkbox"/>
ORDERED BY CITY COMMISSION	<input type="checkbox"/>	<input type="checkbox"/>

REMARKS:

100% Petition

472-82166

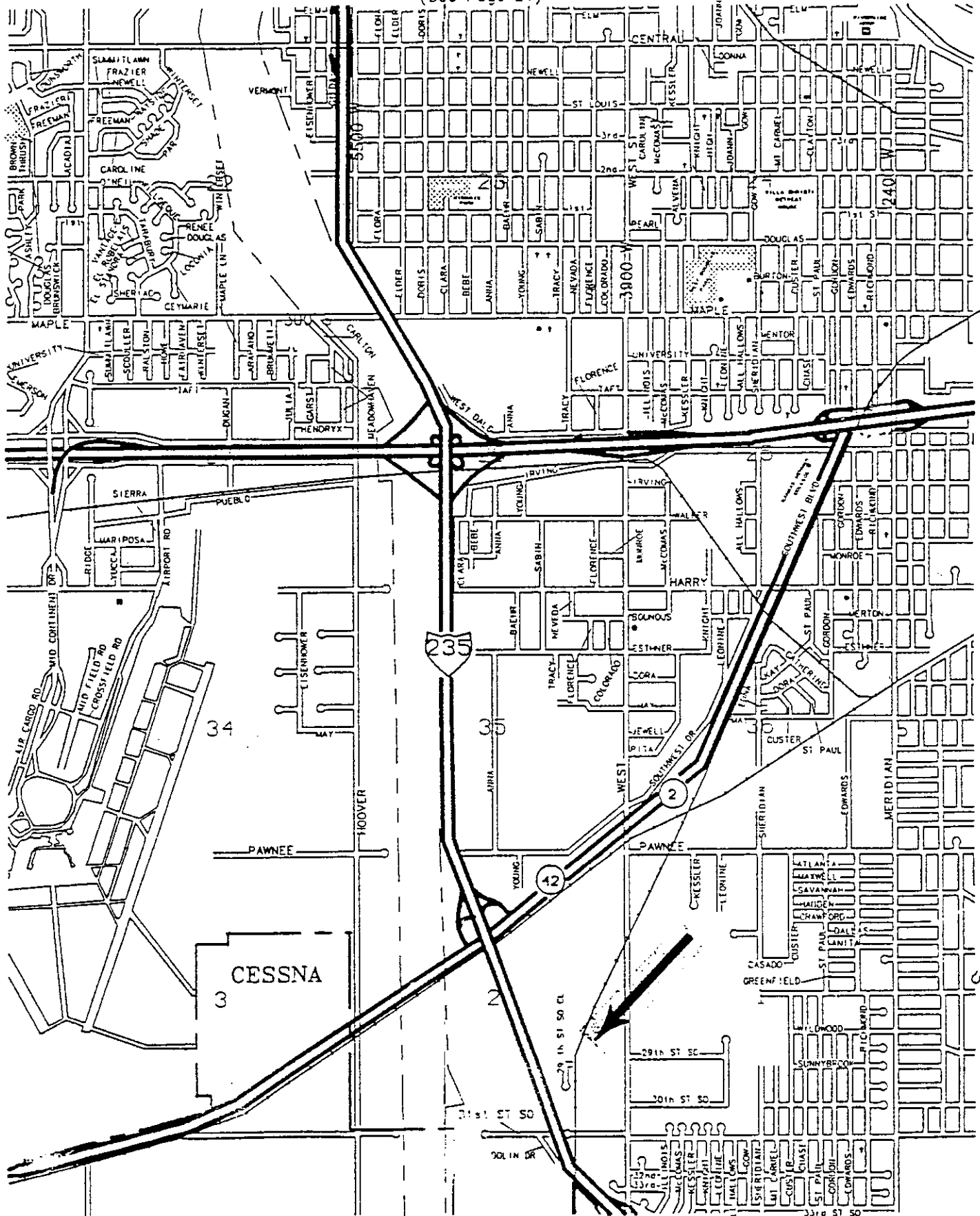
16. BUDGET OFFICER

17. CITY MANAGER

APPROVED BY

DATE

(See Page 21)

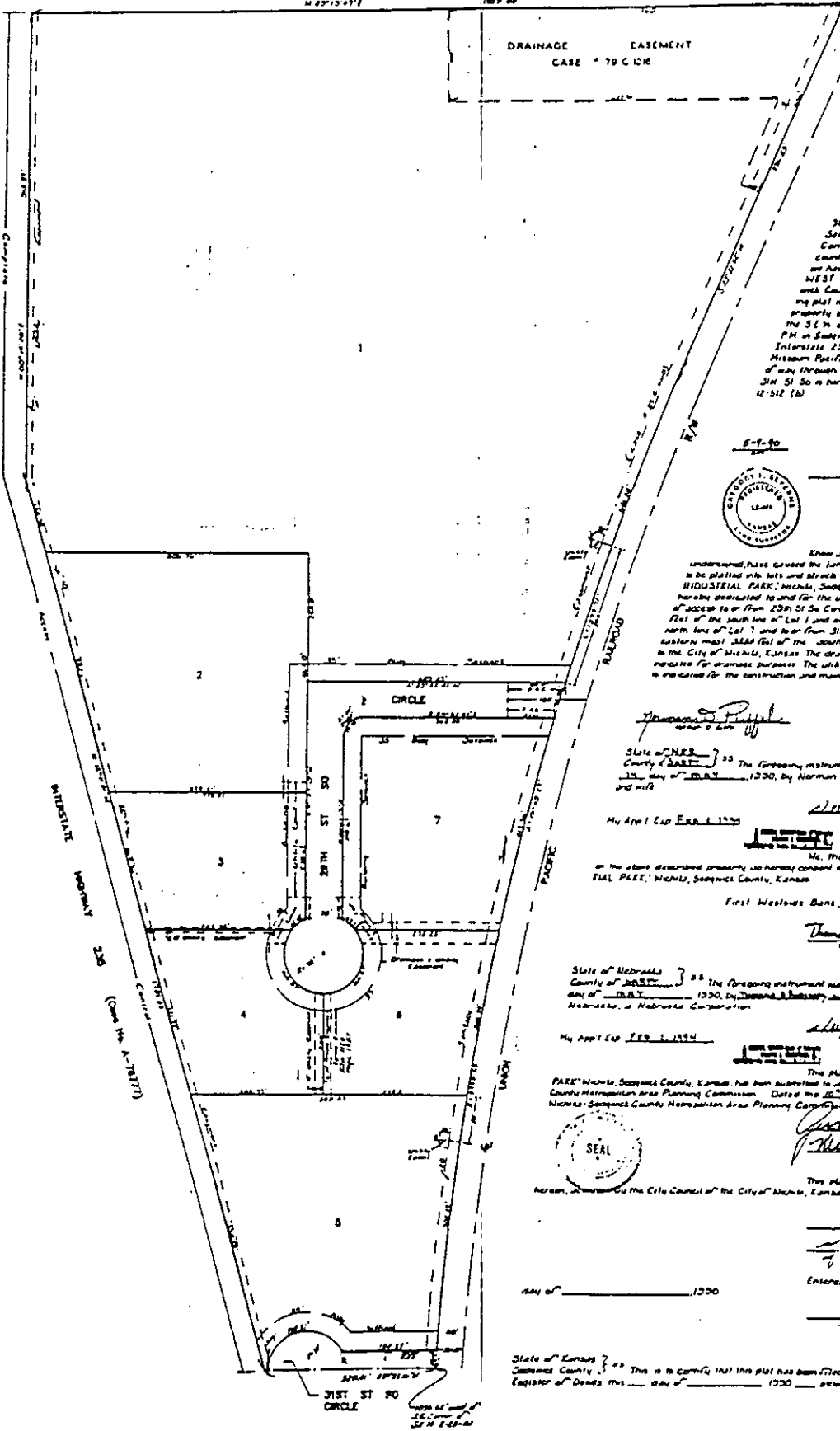


(See Page 36)

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METRO WEST INDUSTRIAL PARK

WICHITA, SEDGWICK COUNTY, KANSAS.



State of Kansas } ss Mr. Baughman
Sedgewick County } ss Mr. Baughman
Company, P.A., Surveyors of Sedgewick
County and state do hereby certify that
we have surveyed and platted "METRO
WEST INDUSTRIAL PARK" Nichols, Sedgewick
County, Kansas, and that the accompanying
plat is a true and correct exhibit of the
tract surveyed and described as that part of
the SE 1/4 of Sec. 2, Twp 28-S, R-14-W of the 4th
PM in Sedgewick County, Kansas lying east of the
Interstate 235 right of way and west of the
Missouri Pacific Railroad Company 100-foot right
of way through said SE 1/4
31st St 30 is hereby being located by virtue of KSA
12-312 (b)

5-9-90
Baughman Company, P.A.
Robert Seider Surveyor
Seal of Sedgewick County, Kansas

Know all men by these presents that we, the
undersigned, have caused the plat hereinafter
to be platted with lots and blocks to be known as "METRO WEST
INDUSTRIAL PARK" Nichols, Sedgewick County, Kansas. The blocks are
hereby dedicated to and for the use of the public. All sources of
access to or from 23rd St 30 Circle over and across the east 104th St
lot of the south line of Lot 1 and over and across the east 87th St of the
north line of Lot 1 and from 31st St 30 Circle over and across the
eastern most 336th lot of the south line of Lot 5 are hereby granted
to the City of Nichols, Kansas. The drainage easements are hereby granted
in perpetuity for drainage purposes. The utility easements are hereby granted
in perpetuity for the construction and maintenance of all public utilities.

Norman D. Kipfler and *James J. Kipfler*
Husband and Wife

State of Kansas } ss
County of Sedgewick } ss
The foregoing instrument was acknowledged before me this
15th day of May, 1990, by Norman D. Kipfler and James J. Kipfler, husband
and wife

My Appl. Exp. FEB. 1, 1994
William A. Constanza Notary Public

He, the undersigned, holder of a mortgage
in the above described property, do hereby consent to the plat of "METRO WEST INDUSTRIAL
PARK" Nichols, Sedgewick County, Kansas

First Westlake Bank, Omaha, Nebraska a Nebraska Corporation
Thomas D. Reinhard Vice President

State of Nebraska } ss
County of Nebraska } ss
The foregoing instrument was acknowledged before me this 22nd
day of May, 1990, by *Thomas D. Reinhard*, Vice President of First Westlake Bank Omaha,
Nebraska, a Nebraska Corporation

My Appl. Exp. FEB. 1, 1994
William A. Constanza Notary Public

The plat of "METRO WEST INDUSTRIAL
PARK" Nichols, Sedgewick County, Kansas has been submitted to and approved by the Nichols - Sedgewick
County Metropolitan Area Planning Commission. Dated the 22nd day of May, 1990
Nichols - Sedgewick County Metropolitan Area Planning Commission

James J. Kipfler Chairman
Norman D. Kipfler Secretary

This plat approved and all dedications upon
thereof, were before the City Council of the City of Nichols, Kansas, this 22nd day of August, 1990

Robert Seider Mayor
James J. Kipfler City Clerk

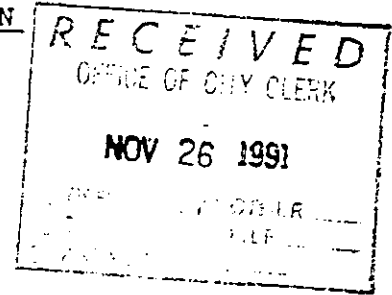
Entered on transfer record this _____
_____ County Clerk

State of Kansas } ss
Sedgewick County } ss
This is to certify that this plat has been filed for record in the office of the
Register of Deeds this _____ day of _____, 1990, at _____, and is duly recorded

Register of Deeds

Deputy

RAILROAD TRAFFIC SIGNALIZATION
PETITION



To the Mayor and City Council
Wichita, Kansas

Dear Council Members:

1. We, the undersigned owners of record as below designated, of lots, parcels, and tracts of real property lying within the area described generally as follows:

METRO WEST INDUSTRIAL PARK ADDITION
LOTS 1 THROUGH 7

do hereby petition, pursuant to the provisions of K.S.A. 1980 Supp.12-6a01 et seq., as follows:

(a) That there be constructed and maintained a Signalized Railroad Crossing Warning Device on 29th Street South at the Union Pacific Railroad Crossing only when the Metro West Industrial Park Addition is near full capacity and the traffic generated from the area warrants the need for the warning device to be installed. That plans for the project shall be furnished by the City Engineer.

(b) That the estimated and probable cost of foregoing improvements and maintenance thereof being Fifty Thousand Dollars (\$50,000.00) with 100 percent payable by the improvement district.

(c) That the land or area above described be constituted as an improvement district against which shall be assessed 100 percent of the total actual cost of the improvement for which the improvement district is liable.

(d) That the method of assessment of all cost of the improvement for which the improvement district shall be liable shall be on a square foot basis.

(e) Signature on this petition are made with full knowledge and understanding that said signatures constitute a waiver of any assistance available through the Special Assessment Deferral Program, in accordance with City of Wichita Ord. No. 38-6a04.

2. It is requested that the improvement hereby petitioned be made without notice and hearing, which, but for this request, would be required by K.S.A. 12-6a04.

3. That names may not be withdrawn from this petition by the signers thereof after the Governing Body commences consideration of the petition or later than seven (7) days after filing, whichever occurs first.

4. That when this petition has been filed with the City Clerk and it has been certified that the signatures thereon are according to the records of the Register of Deeds of Sedgwick County, Kansas, the petition may be found sufficient if signed by either (1) a majority of the resident owners of record of property liable for assessment under the proposal, or (2) the resident owners of record of more than one-half of the area liable for assessment under the proposal, or (3) the owners of record (whether resident or not) of more than one-half of the area liable for assessment under the proposal. The Governing Body is requested to proceed in the manner provided by statute to the end that the petitioned improvements may be expeditiously completed and placed in use.

WITNESS our signatures attached with respect to each of which is indicated the property owned and the date of signing.

<u>LEGAL DESCRIPTION</u>	<u>SIGNATURE</u>	<u>DATE</u>
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<u>METRO WEST INDUSTRIAL PARK ADDITION</u>		
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LOTS 1 THROUGH 7.		
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	<i>Norman D. Ruffel</i>	11/23/91
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AN ABSTACTOR'S CERTIFICATE OF OWNERSHIP MUST ACCOMPANY THIS PETITION

AFFIDAVIT

The undersigned, being first duly sworn on his oath, states: That he circulated the attached petition and that the signatures thereon are the genuine signatures of the persons they purport to be to the best of his knowledge and belief, being signed either in the presence of the undersigned or in the presence of one of the resident owners whose signature appears on the petition.

Robert W. G.
Name

35 SW 4
Address

262 721
Telephone No.

Sworn to and subscribed before me this 26th day of November, 1941.

Robert M. Nelson
City Clerk

First Published in the Daily Reporter on _____

RESOLUTION NO. _____

RESOLUTION

RESOLUTION OF FINDINGS OF ADVISABILITY AND RESOLUTION AUTHORIZING CONSTRUCTION OF SIGNALIZED RAILROAD CROSSING WARNING DEVICE ON 29TH STREET SOUTH AT THE UNION PACIFIC RAILROAD CROSSING TO METRO WEST INDUSTRIAL PARK ADDITION PROJECT NO. 472-82166 (AT 29TH ST. SOUTH, WEST OF WEST ST.) IN THE CITY OF WICHITA, KANSAS, PURSUANT TO FINDINGS OF ADVISABILITY MADE BY THE GOVERNING BODY OF THE CITY OF WICHITA, KANSAS.

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF WICHITA, KANSAS, THAT THE FOLLOWING FINDINGS AS TO THE ADVISABILITY OF CONSTRUCTING OF SIGNALIZED RAILROAD CROSSING WARNING DEVICE ON 29TH STREET SOUTH AT THE UNION PACIFIC RAILROAD CROSSING TO SERVE METRO WEST INDUSTRIAL PARK ADDITION IN THE CITY OF WICHITA, KANSAS, ARE HEREBY MADE TO-WIT:

SECTION 1. That it is necessary and in the public interest to construct Signalized Railroad Crossing Warning Device on 29th Street South at the Union Pacific Railroad Crossing to serve Metro West Industrial Park Addition.

Said signalized railroad crossing warning device shall be constructed of the material in accordance with plans and specifications provided by the City Engineer.

SECTION 2. That the cost of said improvements provided for in Section 1 hereof is estimated to be Fifty Thousand Dollars (\$50,000.00), with 100 percent payable by the improvement district.

SECTION 3. That all costs of said improvements attributable to the improvement district, when ascertained, shall be assessed against the land lying within the improvement district described as follows:

METRO WEST INDUSTRIAL PARK ADDITION

Lots 1 through 7

SECTION 4. That the method of apportioning all costs of said improvements attributable to the improvement district to the owners of land liable for assessment therefor shall be on a square foot basis.

Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis.

SECTION 5. That payment of said assessments may indefinitely be deferred as against those property owners eligible for such deferral available through the Special Assessment Deferral Program.

SECTION 6. That the City Engineer shall prepare plans and specifications for said improvement and a preliminary estimate of cost therefor, which plans, specifications, and a preliminary estimate of cost shall be presented to this Body for its approval.

SECTION 7. The advisability of the improvements set forth above is hereby established as authorized by K.S.A. 1980 Supp. 12-6a01 et seq.

SECTION 8. Be it further resolved that the above described improvement is hereby authorized and declared to be necessary in accordance with the findings of the Governing Body as set out in this resolution.

SECTION 9. That the City Clerk shall make proper publication of this resolution, which shall be published once in the official City paper and which shall be effective from and after said publication.

ADOPTED at Wichita, Kansas, _____.

BOB KNIGHT, MAYOR

ATTEST:

PAT BURNETT
DEPUTY CITY CLERK

(SEAL)

