



Wichita-Sedgwick County Metropolitan Area Planning Department

June 19, 2020

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

Ref: VAC2020-00015: City vacation of a portion of a platted utility easement to allow development on property zoned PUD Planned Unit Development (PUD-57); generally located on the north side of West Maple Street and 1,800 feet east of South Ridge Road.

Phil,

At the Thursday, June 18, 2020, meeting of the Metropolitan Area Planning Commission (MAPC), the above-referenced vacation request was approved subject to the following conditions:

- (1) An updated site plan that reflects the legal description of the area to be vacated shall be submitted to Planning prior to this case being schedule for City Council for final approval.
- (2) 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.
- (3) 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 18, 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: Central Community Church of God of Wichita KS Inc, Justin Mohr, 6100 W Maple, Wichita KS 67209
First Church of God of Wichita KS Inc, 6100 W Maple, Wichita KS 67209
Willo-Esque HOA & LC Investment, PO Box 12166, Wichita KS 67277