



Sedgwick County
Register of Deeds - Tonya Buckingham
Doc.#/Flm-Pg: 30012455

Receipt #: 2204231
Pages Recorded: 2

Recording Fee: \$0.00

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Authorized By: *Tonya Buckingham*
Date Recorded: 12/03/2020 03:42:23 PM



**BEFORE THE CITY COUNCIL OF THE
CITY OF WICHITA, SEDGWICK COUNTY, KANSAS**

**IN THE MATTER OF THE VACATION OF A PORTION)
OF PLATTED FRONT SIDE SETBACK TO REDUCE)
IT FROM FIVE FEET TO ZERO FEET)**

**GENERALLY LOCATED WITHIN ON-HALF MILE)
SOUTH OF EAST 31ST STREET SOUTH AND WITHIN)
ONE-HALF MILE EAST OF SOUTH ROCK ROAD)**

VAC2020-00035

MORE FULLY DESCRIBED BELOW)

VACATION ORDER

NOW on this 24th day of November, 2020, comes on for hearing the petition for vacation filed by Rocky Ford, LLC (owner), praying for the vacation of described portion of platted five-foot front setback, to wit:

That part of Reserve "A", R.F. Addition, Wichita, Sedgwick County, Kansas described as follows: Beginning at the most Easterly corner common to said Reserve "A" and Lot 1, Block A, in said R.F. Addition; thence N67°12'59"W coincident with a segment of the East line of said Reserve "A", (and coincident with the Northeast line of said Lot 1), 130.00 feet to a deflection corner in the East line of said Reserve "A", said deflection corner also being the Northwest corner of said Lot 1; thence continuing N67°12'59"W coincident with the Northwesterly prolongation of the last described course, 24.39 feet to the intersection with a segment of the Northwest line of said Reserve "A"; thence N28°52'29"E coincident with said segment of said Northwest line, 90.88 feet to a deflection corner in said Northwest line; thence S89°20'56"E coincident with a segment of the Northwest line of said Reserve "A", 74.97 feet to a deflection corner in said Northwest line; thence continuing S89°20'56"E coincident with the Easterly prolongation of the last described course, 62.61 feet to the intersection with a segment of the East line of said Reserve "A"; thence Southerly and Southeasterly coincident with said segment of the East line of said Reserve "A", being a non-tangent curve to the right, through a central angle of 13°52'29" and having a radius of 593.00 feet, an arc distance of 143.60 feet, (having a chord length of 143.25 feet bearing S15°50'46"W), to the point of beginning.

The City Council, after being duly and fully informed as to fully understand the true nature of this petition and the propriety of granting the same, makes the following findings:


1. That due and legal notice has been given by publication, as required by law, in The Wichita Eagle on October 1, 2020, which was at least 20 days prior to the public hearing.
2. No private rights will be injured or endangered by the vacation of the described portion of the platted five-foot front setback, and the public will suffer no loss or inconvenience thereby.
3. In justice to the petitioner(s), the prayer of the petition ought to be granted.
4. No written objection to said vacation has been filed with the City Clerk by any owner or adjoining owner who would be a proper party to the petition.
5. The vacation of the described portion of the platted five-foot front setback, should be approved.

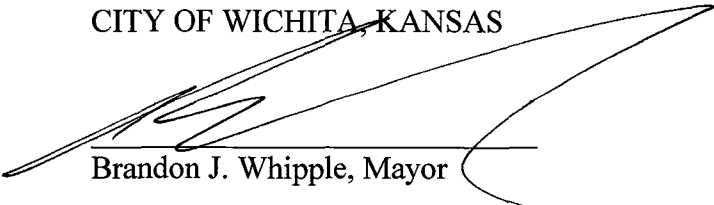
IT IS, THEREFORE, BY THE CITY COUNCIL, on this 24th day of November, 2020, ordered that the described portion of the platted five-foot front setback is hereby vacated. IT IS FURTHER ORDERED that the City Clerk shall send this original Vacation Order to the Register of Deeds of Sedgwick County.

CITY OF WICHITA, KANSAS

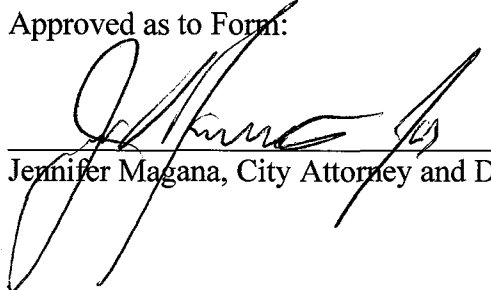


ATTEST:


Katen Sublett, City Clerk


Brandon J. Whipple, Mayor

Approved as to Form:


Jennifer Magana, City Attorney and Director of Law