



Sedgwick County
Register of Deeds - Tonya Buckingham
Doc. #/Flm-Pg: 30175754

Receipt #: 2326918
Pages Recorded: 3

Recording Fee: \$0.00

Cashier: jluhele
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Date Recorded: 07/06/2022 01:49:26 PM



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

**IN THE MATTER OF THE VACATION OF A PORTION)
OF A PLATTED FRONT SETBACK AND PORTIONS OF)
A SIDEWALK, STREET, DRAINAGE, AND UTILITY)
EASEMENT)**

**GENERALLY LOCATED MIDWAY BETWEEN NORTH)
HOOVER ROAD AND NORTH RIDGE ROAD, ONE-HALF)
MILE NORTH OF WEST 37TH STREET NORTH AND)
SOUTHWEST OF THE NORTH SOLANO – WEST)
PALMETTO STREETS' INTERSECTION)**

VAC2021-00048

MORE FULLY DESCRIBED BELOW

VACATION ORDER

NOW on this 28th day of June, 2022, comes on for hearing the petition for vacation filed by Ronald J. and Loretta M. Young (owners) praying for the vacation of a portion of a platted front setback and portions of a platted sidewalk, street, drainage, and utility easement, to wit:

Portion of Platted Front Building Setback

A tract of land lying in a portion of a platted 20-foot Building Setback in Lot 18, Block 1, Estancia Second Addition, an addition to Wichita, Sedgwick County, Kansas, said tract of land being more particularly described as follows:

COMMENCING at the southeast corner of said Lot 18; thence on a platted bearing of N54°42'42"W, 27.98 feet to a point on a west line of said platted 20 foot Building Setback, and being the POINT OF BEGINNING, said point also being a point on a non-tangent curve to the left, said curve having a radius of 239.00 feet, a central angle of 10°08'27", a chord bearing of N16°27'23"W, and a chord distance of 42.25 feet; thence along said west line and said non-tangent curve to the left, 42.30 feet; thence N73°27'51"E, 1.00 foot; thence S16°32'09"E, 20.68 feet; thence N74°23'33"E, 7.54 feet; thence S15°36'27"E, 11.70 feet; thence S74°23'33"W, 4.90 feet; thence S15°36'27"E, 9.91 feet; thence S74°54'26"W, 3.35 feet to the POINT OF BEGINNING.

Portion of Platted Sidewalk, Street, Drainage, and Utility Easement

A tract of land lying in a portion of a platted 15-foot Sidewalk, Street, Drainage, and Utility Easement in Lot 18, Block 1, Estancia Second Addition, an addition to Wichita, Sedgwick County, Kansas, said tract of land being more particularly described as follows:

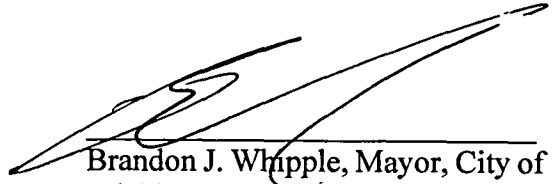
June 28, 2022
VAC2021-00048

COMMENCING at the southeast corner of said Lot 18; thence on a platted bearing of N36°35' 51"W, 33.84 feet to a point on a west line of said platted 15 foot Sidewalk, Street, Drainage, and Utility Easement, and being the POINT OF BEGINNING, said point also being a point on a non-tangent curve to the left, said curve having a radius of 244.00 feet, a central angle of 02°44'52", a chord bearing of N15°10'13"W, and a chord distance of 11.70 feet; thence along said west line and said non-tangent curve to the left, 11.70 feet; thence N74°23'33"E, 2.64 feet; thence S15°36'27"E, 11.70 feet; thence S74°23'33"W, 2.73 feet 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:

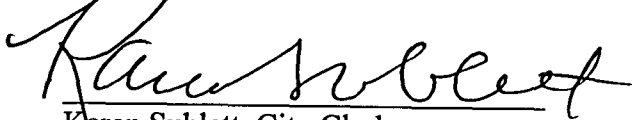
1. That due and legal notice has been given by publication, as required by law, in The Wichita Eagle on November 25, 2021, which was at least 20 days prior to the public hearing.
2. No private rights will be injured or endangered by the vacation of the described portion of the platted front setback and the described portions of the platted sidewalk, street, drainage and utility easement 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 front setback and the described portions of the platted sidewalk, street, drainage, and utility easement should be approved.

IT IS, THEREFORE, BY THE CITY COUNCIL, on this 28th day of June, 2022, ordered that the above-described portion of the platted front setback and the above described portions of the platted sidewalk, street, drainage, and utility easement are hereby vacated. IT IS FURTHER ORDERED that the City Clerk shall send this original Vacation Order to the Register of Deeds of Sedgwick County for recording.


Brandon J. Whipple, Mayor, City of
Wichita

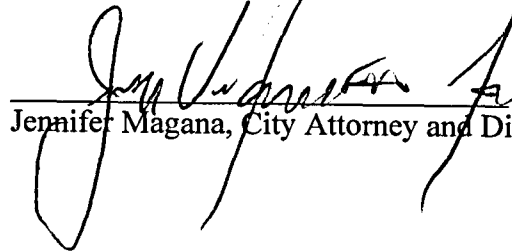


ATTEST:



Karen Sublett, City Clerk

Approved as to Form:



Jennifer Magana, City Attorney and Director of Law