

March 13, 1987

Mark G. Ayesh
c/o Scholfield Management, Inc.
11212 E. Kellogg
Wichita, KS 67207

Re: V-1445 - Request to vacate a portion of alley
right-of-way located south of Kellogg and east of
Woodlawn.

Dear Mr. Ayesh:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, Thursday, March 12, 1987, the above-captioned vacation request was considered. The action of the Committee was to recommend that this vacation be approved subject to:

- A. The Vacation Order shall retain the vacated alley right-of-way as a drainage and utility easement.
- B. Any relocation or reconstruction of utilities necessitated by this vacation shall be at the sole expense of the applicant.
- C. All proceedings shall be without cost to the City, County, or any utility company.
- D. The applicant shall obtain, by separate instrument, the dedication of alley right-of-way to cover the roadway to the south of the application area that is being used as an alley.

For your reference, we have enclosed a copy of a portion of the County Clerk's Quarter Section map. From this map you can identify the ownership affected by item "D" of this letter. We have also enclosed copies of the forms necessary to make the required dedications. Baughman Company prepared the drawing displayed at the Subdivision meeting which depicted where the alley dedication is needed. Given the complexity of the legal descriptions needed on the alley dedication forms, we suggest you contact a land surveying firm to prepare the legals. If we can be of further assistance, please do not hesitate to call us.

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This matter will be forwarded to the Planning Commission for its consideration on Thursday, March 19, 1987 at 1:30 p.m.

If you have any questions, please call.

Sincerely,

Forrest L. Nagley
Senior Planner

FLN:dlk

Enclosures

cc: First National Bank, Trustee, 105 N. Main, Wichita, KS 67202
Robert Gump, 6603 E. Kellogg, Wichita, KS 67207

February 3, 1987

Mr. Steve Hatchett
S S & H Enterprises
11212 East Kellogg
Wichita, Kansas 67207

RE: Property at 6601 East Kellogg

Dear Mr. Hatchett:

It has recently been brought to my attention that S S & H Enterprises recently purchased the property at 6601 East Kellogg from N. J. Abraham. This property includes Lot 1, Bird Addition and a portion of Reserve A, Eastridge Second Addition.

I would point out to you that there are three applications filed on this property by the former owner, Mr. Abraham, that still require completion before the property can be fully utilized in conformance with the City regulations. Mr. Abraham filed a zoning change application (Z-2313) for "LC" zoning; a vacation application (V-1098) for the alley separating Lot 1, Bird Addition from that part of Reserve "A" Eastridge Second Addition; and a Board of Zoning Appeals exception application (BZA 11-81) for the expansion of the automobile sales business.

It was noted last week that the property has been occupied as an automobile sales lot including that portion of the property covered by the above three applications. Rather than having Central Inspection issue citations on the property, I am taking this opportunity to advise you that this matter can be resolved by completing the applications and conforming to the conditions established by the Board of Zoning Appeals.

In order to utilize the existing applications to authorize full use of the property, I am requesting that you contact this office as soon as possible. I will be happy to review these applications with you or your representative at your convenience, so give me a call at 268-4421.

Sincerely,

Glen E. Lytle
Special Assistant for Zoning

GEL/lw

cc: Joe Donnelly, Housing Code Administrator, Central Inspection

PL/0025/1

'BLVD.

WOODLAWN

VAC HAMPTON RESERVE

KELLOGG

ENGLEWOOD

2 ND.

4
ADD.

BIRD

ADD.

GUMP
ADD.

GANT

ADD.

ST.

EAST
KELLOGG

STREET
ADD.

EASTRIDGE

ORME

RESERVE A

2 ND.

COTTONWOOD

HUNTER

ADD.

RESERVE B

EASTRIDGE

RESERVE D

EASTRIDGE

ADD.