

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
DEPARTMENT

CITY HALL — TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202-1688  
(316) 268-4421  
FAX (316) 268-4390

March 11, 1999

Southwestern Bell Telephone Company  
c/o Dave Hollis  
1206 E Waterman  
Wichita, KS 67211

Re: V-2161 - Request to vacate building setback

Dear Mr. Hollis:

At the Thursday, March 11, 1999, meeting of the Metropolitan Area Planning Commission the above-referenced vacation request was approved subject to the conditions recommended by the Subdivision Committee and stated in our letter of March 5, 1999. This case will be scheduled for final action by the Wichita City Council at the first appropriate date after all conditions have been met.

If you have any questions about this matter, please call -- 268-4495.

Sincerely,

  
Keith Gooch  
Senior Planner

KG:le

cc: Mike Lindebak, City Engineer, Public Works Dept., Mail Stop 1-71  
Babar Khan, Municipal Engineers, P.A., 254 Laura, Suite 201, Wichita, KS 67211  
Oscar & Jewell Hidalgo, 4756 Ellis, Wichita, KS 67216  
Earp Meat Co., 6550 Kansas Avenue, Kansas City, KS 66111

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PHONE (316) 268-4421  
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March 5, 1999

Southwestern Bell Telephone Company  
c/o Dave Hollis  
1206 E Waterman  
Wichita, KS 67211

Re: V-2161 - Request to vacate building setback

Dear Mr. Hollis:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, March 4, 1999, the above-captioned vacation request was considered. The action of the Committee was to recommend that this vacation be approved subject to:

- A. The applicant shall file a variance to reduce the front yard setback from 20 feet to 10 feet.
- B. Any relocation or reconstruction of utilities made necessary by this vacation shall be the responsibility of the applicant.

This matter is set for public hearing by the Metropolitan Area Planning Commission on Thursday, March 11, 1999, at 1:00 p.m. in the Planning Conference Room, Tenth Floor, City Hall, 455 North Main, Wichita, Kansas. If you have any questions, please call at 268-4421.

Sincerely,

  
Keith Gooch

Senior Planner

KG:le

cc: Mike Lindebak, City Engineer, Public Works Department, Mail Stop 1-71  
Babar Khan, Municipal Engineers, P.A., 254 Laura, Suite 201, Wichita, KS 67211  
Oscar & Jewell Hidalgo, 4756 Ellis, Wichita, KS 67216  
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The applicant is requesting to vacate a portion of a building setback. The building as constructed encroached into the 35 foot building setback.

Consider the request based upon information provided by Staff.

- A. The applicant shall file a variance to reduce the front yard setback from 20 feet to 10 feet.
- B. **City Public Works** needs to comment on the acceptability of this vacation and if any substitute easements and/or dedications should be required.
- C. The **Utility Representatives** need to comment on the acceptability of this vacation and any requirements.
- D. Any relocation or reconstruction of utilities made necessary by this vacation shall be the responsibility of the applicant.

SUBDIVISION COMMITTEE'S RECOMMENDED ACTION: