



## Rezoning Application Form (Includes PUD Rezoning and PUD Amendments)

City of Topeka Planning Department  
620 SE Madison, 3<sup>rd</sup> Floor (Unit #11)  
Topeka, KS 66607-1118  
Phone 785-368-3728 Fax 785-368-2535  
www.topeka.org/planning

### Requested Action and Site Information

Property Owner(s): United School District No. 501 (Attn: Larry Robbins, Deputy Superintendent of Operations)

Street Address: 624 SW 24th Street

City: Topeka State: KS Zip: 66611 E-mail: lrobbin@topeka.k12.ks.us

Work phone: (785) 295-3063 Home phone: \_\_\_\_\_ Fax: \_\_\_\_\_

Authorized Owner Representative (if any): Wal-Mart Real Estate Business Trust (Attn: Real Estate - Kansas)

Street Address: 2001 Southeast 10th Street

City: Bentonville State: AR Zip: 72716-0050 E-mail: \_\_\_\_\_

Work phone: \_\_\_\_\_ Home phone: \_\_\_\_\_ Fax: \_\_\_\_\_

Authorized Professional Agent (Engineer, Architect, Planner, Attorney, etc.) – if different from above  
Carlson Consulting Engineers, Inc.

Street Address: 7068 Ledgestone Commons

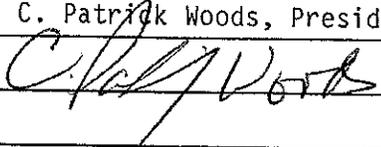
City: Bartlett State: TN Zip: 38133 E-mail: \_\_\_\_\_

Work phone: (901) 384-0404 Home phone: \_\_\_\_\_ Fax: (901) 384-0710

### Authorization

I (we) am (are) the owner(s) of record for the subject property and hereby authorize filing of this application and any agent listed in this application to represent the owner(s). I (we) allow posting of signage on the property by the City of Topeka for the requested zoning change. I (we) declare that all submitted information is complete and accurate. I (we) hereby acknowledge that all zoning application procedures have been reviewed and understood as part of this submittal.

Owner 1 Name: C. Patrick Woods, President, Board of Education

Owner 1 Signature:  Date: 6/6/13

Owner 2 Name: \_\_\_\_\_

Owner 2 Signature: \_\_\_\_\_ Date: \_\_\_\_\_

## Applicant Information

**Type of Application:**

1. Re-zoning from: M2, R1, & C4 to: PUD

2. If a Planned Unit Development (PUD) rezoning include proposed zoning district use group(s): \_\_\_\_\_

C4

**Address or Location of Property to be Re-Zoned:** SE California Avenue; Topeka, KS 66605

**Legal Description of Property\*:** lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_

lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_

*\*if unplatted, attach metes and bounds description (See attached metes and bounds description.)*

**Total Area** (acres or square feet): approximately 17.25 acres

**Existing Use(s) on the property:** Vacant

**How long has the existing use been active on the property?** Approximately 35 years, since the drive-in theater was removed.

**Proposed Use(s), if known** (please describe to ensure conformity to the proposed zoning district):

Approximately 160,000 square foot Walmart Supercenter with outdoor seasonal landscape sales in parking lot.

**Was a Pre-Application Meeting or Zoning Inquiry completed with Staff?** Yes If yes, when? 3-12-13

**Is neighborhood meeting required?** Yes If yes, indicate date, time, and place: July 24, 2013, 6:00 pm - 8:30 pm at Highland Park High School

**This application will not be scheduled for public hearings until all property taxes and any special assessments due are current.**

### PLANNING OFFICE USE ONLY

**Date submitted:** \_\_\_\_\_ **Date notice sent:** \_\_\_\_\_

**Application No.:** \_\_\_\_\_ **Date advertised:** \_\_\_\_\_

**Filing fee:** \_\_\_\_\_ **Receipt no.:** \_\_\_\_\_ **Date of hearing:** \_\_\_\_\_

**Property Taxes Current?** Yes \_\_\_ No \_\_\_ **Council district:** \_\_\_\_\_

**Parcel No.:** \_\_\_\_\_ **NIA/NA:** \_\_\_\_\_

**Items Missing?** Yes \_\_\_ No \_\_\_ **List any incomplete items:** \_\_\_\_\_

TRACT DESCRIBED BY METES AND BOUNDS BELOW:

A tract of land in the North Half of the Southwest Quarter of Section 9, Township 12 South, Range 16 East of the 6th Principal Meridian, including Lots 19 and 20 of Block A of of Community Plaza Subdivision, in Topeka, Shawnee County, Kansas, described as follows:

Beginning at a point being 200 feet North and 50 feet East of the Southwest corner of the North Half of the Southwest Quarter of said Section 9; thence North 00 degrees 01 minutes 01 seconds West, a distance of 106.51 feet; thence North 89 degrees 58 minutes 59 seconds East, a distance of 269.88 feet; thence North 00 degrees 01 minute 01 second West, a distance of 744.10 feet; thence North 88 degrees 24 minutes 00 seconds East, a distance of 589.92 feet; thence North 00 degrees 00 minutes 08 seconds East, a distance of 240.10 feet; thence North 88 degrees 24 minutes 00 seconds East, a distance of 134.81 feet; thence South 00 degrees 04 minutes 59 seconds East, a distance of 1283.40 feet to a point on the Southern line of said North Half of the Southwest Quarter; thence along said Southern line, South 88 degrees 25 minutes 07 seconds West, a distance of 386.26 feet to a point; thence departing said southern line, North 00 degrees 05 minutes 18 seconds West, a distance of 199.20 feet; thence South 88 degrees 28 minutes 52 seconds West, a distance of 609.74 feet to the point of beginning.



## Rezoning Application Form (Includes PUD Rezoning and PUD Amendments)

City of Topeka Planning Department  
620 SE Madison, 3<sup>rd</sup> Floor (Unit #11)  
Topeka, KS 66607-1118  
Phone 785-368-3728 Fax 785-368-2535  
www.topeka.org/planning

### Requested Action and Site Information

Property Owner(s): Elwanda M. Rogers, Trustee of the Elwanda M. Rogers Revocable Trust and

DR-DL Building (Attn: Shawn Cather)

Street Address: 5013 Davis Boulevard

City: North Richland Hills State: TX Zip: 76180 E-mail: srogers@dlrogers.com

Work phone: (817) 428-2077, ext. 110 Home phone: \_\_\_\_\_ Fax: (817) 428-7254

Authorized Owner Representative (if any): Wal-Mart Real Estate Business Trust (Attn: Real Estate - Kansas)

Street Address: 2001 Southeast 10th Street

City: Bentonville State: AR Zip: 72716-0050 E-mail: \_\_\_\_\_

Work phone: \_\_\_\_\_ Home phone: \_\_\_\_\_ Fax: \_\_\_\_\_

Authorized Professional Agent (Engineer, Architect, Planner, Attorney, etc.) - if different from above

Carlson Consulting Engineers, Inc.

Street Address: 7068 Ledgestone Commons

City: Bartlett State: TN Zip: 38133 E-mail: \_\_\_\_\_

Work phone: (901) 384-0404 Home phone: \_\_\_\_\_ Fax: (901) 384-0710

### Authorization

I (we) am (are) the owner(s) of record for the subject property and hereby authorize filing of this application and any agent listed in this application to represent the owner(s). I (we) allow posting of signage on the property by the City of Topeka for the requested zoning change. I (we) declare that all submitted information is complete and accurate. I (we) hereby acknowledge that all zoning application procedures have been reviewed and understood as part of this submittal.

Owner 1 Name: Elwanda M Rogers, Trustee

Owner 1 Signature: Elwanda M Rogers

Date: 6-4-13

Owner 2 Name: \_\_\_\_\_

Owner 2 Signature: \_\_\_\_\_ Date: \_\_\_\_\_



## Rezoning Application Form (Includes PUD Rezoning and PUD Amendments)

City of Topeka Planning Department  
620 SE Madison, 3<sup>rd</sup> Floor (Unit #11)  
Topeka, KS 66607-1118  
Phone 785-368-3728 Fax 785-368-2535  
www.topeka.org/planning

### Requested Action and Site Information

Property Owner(s): Elwanda M. Rogers, Trustee of the Elwanda M. Rogers Revocable Trust and

DR-DL Building (Attn: Shawn Cather)

Street Address: 5013 Davis Boulevard

City: North Richland Hills State: TX Zip: 76180 E-mail: srogers@dlrogers.com

Work phone: (817) 428-2077, ext. 110 Home phone: \_\_\_\_\_ Fax: (817) 428-7254

Authorized Owner Representative (if any): Wal-Mart Real Estate Business Trust (Attn: Real Estate - Kansas)

Street Address: 2001 Southeast 10th Street

City: Bentonville State: AR Zip: 72716-0050 E-mail: \_\_\_\_\_

Work phone: \_\_\_\_\_ Home phone: \_\_\_\_\_ Fax: \_\_\_\_\_

Authorized Professional Agent (Engineer, Architect, Planner, Attorney, etc.) – if different from above

Carlson Consulting Engineers, Inc.

Street Address: 7068 Ledgestone Commons

City: Bartlett State: TN Zip: 38133 E-mail: \_\_\_\_\_

Work phone: (901) 384-0404 Home phone: \_\_\_\_\_ Fax: (901) 384-0710

### Authorization

I (we) am (are) the owner(s) of record for the subject property and hereby authorize filing of this application and any agent listed in this application to represent the owner(s). I (we) allow posting of signage on the property by the City of Topeka for the requested zoning change. I (we) declare that all submitted information is complete and accurate. I (we) hereby acknowledge that all zoning application procedures have been reviewed and understood as part of this submittal.

Owner 1 Name: \_\_\_\_\_

Owner 1 Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Owner 2 Name: D.L. Rogers Corp. successor in interest to DR-DL Building

Owner 2 Signature: Shawn Doyen Cather Date: June 4, 2013

## Applicant Information

**Type of Application:**

1. Re-zoning from: C2 to: PUD
  
2. If a Planned Unit Development (PUD) rezoning include proposed zoning district use group(s):  
C4

**Address or Location of Property to be Re-Zoned:** 2620 SE California Avenue; Topeka, KS 66605

**Legal Description of Property\*:** lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_  
lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_

*\*If unplatted, attach metes and bounds description (See attached metes and bounds description.)*

**Total Area (acres or square feet):** approximately 0.525 acres

**Existing Use(s) on the property:** Parking Lot

**How long has the existing use been active on the property?** at least since drive-in restaurant building was demolished approximately 6 years ago.

**Proposed Use(s), if known (please describe to ensure conformity to the proposed zoning district):**  
Approximately 160,000 square foot Walmart Supercenter with outdoor seasonal landscape sales in parking lot.

**Was a Pre-Application Meeting or Zoning Inquiry completed with Staff?** Yes If yes, when? 3-12-13

**Is neighborhood meeting required?** Yes If yes, indicate date, time, and place: July 24, 2013, 6:00 pm - 8:30 pm at Highland Park High School

**This application will not be scheduled for public hearings until all property taxes and any special assessments due are current.**

### **PLANNING OFFICE USE ONLY**

**Date submitted:** \_\_\_\_\_ **Date notice sent:** \_\_\_\_\_

**Application No.:** \_\_\_\_\_ **Date advertised:** \_\_\_\_\_

**Filing fee:** \_\_\_\_\_ **Receipt no.:** \_\_\_\_\_ **Date of hearing:** \_\_\_\_\_

**Property Taxes Current?** Yes \_\_\_ No \_\_\_ **Council district:** \_\_\_\_\_

**Parcel No.:** \_\_\_\_\_ **NIA/NA:** \_\_\_\_\_

**Items Missing?** Yes \_\_\_ No \_\_\_ **List any incomplete items:** \_\_\_\_\_

TRACT DESCRIBED BY METES AND BOUNDS BELOW:

A tract of land being part of Lots 15 and 16 of Block A of Community Plaza Subdivision, in the North Half of the Southwest Quarter of Section 9, Township 12 South, Range 16 East of the 6th Principal Meridian, in Topeka, Shawnee County, Kansas, being more particularly described as follows:

Beginning at the Southwestern corner of Lot 16, thence along the Eastern line of California Avenue, North 00 degrees 01 minute 01 second West, a distance of 100.00 feet to the corner common to Lots 14 and 15 of said Subdivision; thence along the line between Lots 14 and 15, North 89 degrees 58 minutes 59 seconds East, a distance of 230.00 feet to a point; thence South 00 degrees 01 minute 01 second East, a distance of 100.00 feet to a point on the line between Lots 16 and 17 of said Subdivision; thence along said line, thence South 89 degrees 58 minutes 59 seconds West, a distance of 230.00 feet to the point of beginning.



## Rezoning Application Form (Includes PUD Rezoning and PUD Amendments)

City of Topeka Planning Department  
620 SE Madison, 3<sup>rd</sup> Floor (Unit #11)  
Topeka, KS 66607-1118  
Phone 785-368-3728 Fax 785-368-2535  
www.topeka.org/planning

### Requested Action and Site Information

Property Owner(s): Darrell E. Simnitt Trust and J. Richard Lake and Patricia Lake

Street Address: 110 W 5th Street

City: Holton State: KS Zip: 66436 E-mail: \_\_\_\_\_

Work phone: (785) 272-8790 Home phone: (785) 231-0374 Fax: \_\_\_\_\_

Authorized Owner Representative (if any): Wal-Mart Real Estate Business Trust (Attn: Real Estate - Kansas)

Street Address: 2001 Southeast 10th Street

City: Bentonville State: AR Zip: 72716-0050 E-mail: \_\_\_\_\_

Work phone: \_\_\_\_\_ Home phone: \_\_\_\_\_ Fax: \_\_\_\_\_

Authorized Professional Agent (Engineer, Architect, Planner, Attorney, etc.) – if different from above

Carlson Consulting Engineers, Inc.

Street Address: 7068 Ledgestone Commons

City: Bartlett State: TN Zip: 38133 E-mail: \_\_\_\_\_

Work phone: (901) 384-0404 Home phone: \_\_\_\_\_ Fax: (901) 384-0710

### Authorization

I (we) am (are) the owner(s) of record for the subject property and hereby authorize filing of this application and any agent listed in this application to represent the owner(s). I (we) allow posting of signage on the property by the City of Topeka for the requested zoning change. I (we) declare that all submitted information is complete and accurate. I (we) hereby acknowledge that all zoning application procedures have been reviewed and understood as part of this submittal.

Owner 1 Name: J RICHARD LAKE

Owner 1 Signature: [Signature] Date: 6/4/13

Owner 2 Name: Patricia Lake

Owner 2 Signature: [Signature] Date: 6/5/13

Darrell E. Simnitt Trust  
Darrell E. Simnitt Trust

## Applicant Information

**Type of Application:**

1. Re-zoning from: M2 & PUD to: PUD

2. If a Planned Unit Development (PUD) rezoning include proposed zoning district use group(s): \_\_\_\_\_

C4

Address or Location of Property to be Re-Zoned: SE Colonial Drive; Topeka, KS 66605

Legal Description of Property\*: lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_

lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_

*\*If unplatted, attach metes and bounds description (See attached metes and bounds description.)*

Total Area (acres or square feet): approximately 9.97 acres

Existing Use(s) on the property: Vacant

How long has the existing use been active on the property? \_\_\_\_\_

Proposed Use(s), if known (please describe to ensure conformity to the proposed zoning district):

Approximately 160,000 square foot Walmart Supercenter with outdoor seasonal landscape sales in parking lot.

Was a Pre-Application Meeting or Zoning Inquiry completed with Staff? Yes If yes, when? 3-12-13

Is neighborhood meeting required? Yes If yes, indicate date, time, and place: July 24, 2013, 6:00 pm - 8:30 pm at Highland Park High School

This application will not be scheduled for public hearings until all property taxes and any special assessments due are current.

### PLANNING OFFICE USE ONLY

Date submitted: \_\_\_\_\_

Date notice sent: \_\_\_\_\_

Application No.: \_\_\_\_\_

Date advertised: \_\_\_\_\_

Filing fee: \_\_\_\_\_ Receipt no.: \_\_\_\_\_

Date of hearing: \_\_\_\_\_

Property Taxes Current? Yes \_\_\_ No \_\_\_

Council district: \_\_\_\_\_

Parcel No.: \_\_\_\_\_

NIA/NA: \_\_\_\_\_

Items Missing? Yes \_\_\_ No \_\_\_ List any incomplete items: \_\_\_\_\_

TRACT DESCRIBED BY METES AND BOUNDS BELOW:

A TRACT OF LAND BEING ALL OF LOT 3 OF BLOCK A OF BEACON HEIGHTS SUBDIVISION, A SUBDIVISION RECORDED IN BOOK 24 PAGE 8 OF THE SHAWNEE COUNTY RECORDS AND PART OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 12 SOUTH, RANGE 16 EAST OF THE 6TH PRINCIPAL MERIDIAN, IN TOPEKA, SHAWNEE COUNTY, KANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWESTERN CORNER OF LOT 3, BEING ALSO THE SOUTHWESTERN CORNER OF LOT 1 OF SAID SUBDIVISION, THENCE ALONG THE LINE BETWEEN LOTS 1 AND 3, SOUTH 60 DEGREES 24 MINUTES 32 SECONDS EAST, A DISTANCE OF 292.82 FEET; THENCE ALONG THE WESTERN LINE OF COLONIAL DRIVE, FIFTY FEET WIDE, ALONG A CURVE TO THE LEFT, WITH A RADIUS OF 270.00 FEET, AN ARC LENGTH OF 47.87 FEET, HAVING A CHORD BEARING OF SOUTH 24 DEGREES 30 MINUTES 43 SECONDS WEST AND A CHORD DISTANCE OF 47.81 FEET; THENCE IN A SOUTHERLY DIRECTION WITH A COMPOUND TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 467.28 FEET, AN ARC LENGTH OF 148.35 FEET, HAVING A CHORD BEARING OF SOUTH 10 DEGREES 20 MINUTES 17 SECONDS WEST AND A CHORD DISTANCE OF 147.73 FEET; THENCE IN A SOUTHERLY DIRECTION WITH A COMPOUND TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 294.03 FEET, AN ARC LENGTH OF 295.81 FEET, HAVING A CHORD BEARING OF SOUTH 27 DEGREES 34 MINUTES 42 SECONDS EAST AND A CHORD DISTANCE OF 283.49 FEET; THENCE SOUTH 56 DEGREES 23 MINUTES 59 SECONDS EAST, A DISTANCE OF 12.00 FEET; THENCE ALONG A CURVE TO THE LEFT, WITH A RADIUS OF 787.33 FEET, AN ARC LENGTH OF 474.55 FEET, HAVING A CHORD BEARING OF SOUTH 73 DEGREES 40 MINUTES 00 SECONDS EAST AND A CHORD DISTANCE OF 467.39 FEET; THENCE SOUTH 01 DEGREES 20 MINUTES 55 SECONDS EAST, A DISTANCE OF 299.42 FEET; THENCE SOUTH 88 DEGREES 25 MINUTES 07 SECONDS WEST, A DISTANCE OF 803.90 FEET; THENCE NORTH 00 DEGREES 04 MINUTES 59 SECONDS WEST, A DISTANCE OF 1,044.31.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 437,192 SQUARE FEET OR 10.04 ACRES, MORE OR LESS.



**Rezoning Application Form**  
(Includes PUD Rezoning and PUD Amendments)

City of Topeka Planning Department  
620 SE Madison, 3<sup>rd</sup> Floor (Unit #11)  
Topeka, KS 66607-1118  
Phone 785-368-3728 Fax 785-368-2535  
www.topeka.org/planning

**Requested Action and Site Information**

Property Owner(s): Kathryn D. Reinsch and William A. Reinsch

Street Address: PO Box 5987 2630 SE CALIFORNIA AVE

City: Topeka State: KS Zip: 66605 E-mail: raccoonretreat@yahoo.com

Work phone: \_\_\_\_\_ Home phone: (785) 408-6479 Fax: \_\_\_\_\_

Authorized Owner Representative (if any): Wal-Mart Real Estate Business Trust (Attn: Real Estate - Kansas)

Street Address: 2001 Southeast 10th Street

City: Bentonville State: AR Zip: 72716-0050 E-mail: \_\_\_\_\_

Work phone: \_\_\_\_\_ Home phone: \_\_\_\_\_ Fax: \_\_\_\_\_

Authorized Professional Agent (Engineer, Architect, Planner, Attorney, etc.) – if different from above  
Carlson Consulting Engineers, Inc.

Street Address: 7068 Ledgestone Commons

City: Bartlett State: TN Zip: 38133 E-mail: \_\_\_\_\_

Work phone: (901) 384-0404 Home phone: \_\_\_\_\_ Fax: (901) 384-0710

**Authorization**

I (we) am (are) the owner(s) of record for the subject property and hereby authorize filing of this application and any agent listed in this application to represent the owner(s). I (we) allow posting of signage on the property by the City of Topeka for the requested zoning change. I (we) declare that all submitted information is complete and accurate. I (we) hereby acknowledge that all zoning application procedures have been reviewed and understood as part of this submittal.

Owner 1 Name: Kathryn D Reinsch

Owner 1 Signature: [Signature] Date: 5 June 2013

Owner 2 Name: WILLIAM A REINSCH

Owner 2 Signature: [Signature] Date: 5 JUN 2013

### Applicant Information

**Type of Application:**

1. Re-zoning from: C4 to: PUD

2. If a Planned Unit Development (PUD) rezoning include proposed zoning district use group(s):

C4

Address or Location of Property to be Re-Zoned: 2630 SE California Avenue; Topeka, KS 66605

Legal Description of Property\*: lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_

lot(s) \_\_\_\_\_ block \_\_\_\_\_ subdivision \_\_\_\_\_

*\*if unplatted, attach metes and bounds description (See attached metes and bounds description.)*

Total Area (acres or square feet): approximately 0.639 acres

Existing Use(s) on the property: Child daycare / learning center

How long has the existing use been active on the property? \_\_\_\_\_

Proposed Use(s), if known (please describe to ensure conformity to the proposed zoning district):

Approximately 160,000 square foot Walmart Supercenter with outdoor seasonal landscape

sales in parking lot.

Was a Pre-Application Meeting or Zoning Inquiry completed with Staff? Yes If yes, when? 3-12-13

Is neighborhood meeting required? Yes If yes, indicate date, time, and place: July 24, 2013, 6:00 pm - 8:30 pm  
at Highland Park High School

This application will not be scheduled for public hearings until all property taxes and any special assessments due are current.

#### HEARING INFORMATION

Date submitted: \_\_\_\_\_

Date notice sent: \_\_\_\_\_

Application No.: \_\_\_\_\_

Date advertised: \_\_\_\_\_

Filing fee: \_\_\_\_\_ Receipt no.: \_\_\_\_\_

Date of hearing: \_\_\_\_\_

Property Taxes Current? Yes \_\_\_ No \_\_\_

Council district: \_\_\_\_\_

Parcel No.: \_\_\_\_\_

N/A/N/A: \_\_\_\_\_

Items Missing? Yes \_\_\_ No \_\_\_ List any incomplete items: \_\_\_\_\_

TRACT DESCRIBED BY METES AND BOUNDS BELOW:

Lots 17 and 18

A tract of land being Lots 17 and 18 of Block A of Community Plaza Subdivision, in the North Half of the Southwest Quarter of Section 9, Township 12 South, Range 16 East of the 6th Principal Meridian, in Topeka, Shawnee County, Kansas, being more particularly described as follows:

Beginning at the Southwestern corner of Lot 18, thence along the Eastern line of California Avenue, North 00 degrees 01 minute 01 second West, a distance of 100.00 feet to the corner common to Lots 16 and 17 of said Subdivision; thence along the line between Lots 16 and 17, North 89 degrees 58 minutes 59 seconds East, a distance of 269.88 feet to a point; thence South 00 degrees 01 minute 01 second East, a distance of 100.00 feet to the corner common to Lots 18 and 19 of said Subdivision; thence along the line between Lots 18 and 19, thence South 89 degrees 58 minutes 59 seconds West, a distance of 269.88 feet to the point of beginning.