

County Commissioners Minutes

June 16, 2025 at 9am

The Board of County Commissioners met in regular session in the Commission room of the Sumner County Courthouse. Those present were Chairman Jim Newell, Commissioner John Cooney and Commissioner Steve Warner. Also present was County Clerk Debra A. Norris and 80th House Representative Bill Rhiley. The meeting opened with the Pledge of Allegiance.

The Commission reviewed the minutes of June 2, 2025. After discussion, they unanimously approved June 2, as amended. The Commission reviewed and unanimously approved minutes of June 9 and 10.

County Counselor Doug Pfalzgraf provided general review and updates.

The Commission discussed a trade of cemetery lots from a marker row to a monument row. After discussion, the Commission authorized the trade.

Financial Advisor Elliott Jackson spoke to the Commission on issues of concern of budget preparation for 2026.

Michelle Callison and Sharon Phipps, Senior Services, discussed services provided to the public, including the Provide a Ride Program.

County Advisor Jack Potucek provided a general review and updates.

At 10:59 a.m., upon unanimous vote, the

Commission entered into executive session for 10 minutes with Advisor Potucek to discuss non-elected personnel. At 11:09 a.m., the Commission reconvened in open session. Chairman Newell advised no binding action was taken.

There being no further business, the Board of County Commissioners adjourned at 11:19 a.m.

June 17, 2025 at 9am

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Maintenance Director Joe Struble informed the Commission of the need to remove bushes around the Raymond Frye Complex due to excess rain leaking into the building. After discussion, the Commission authorized the removal of the bushes.

At 9:30 a.m., the Commission held a public hearing on zoning case No. 06PC-25 with Planning and Zoning Director Jon Bristor, Assistant Director Barry Fleming and Zoning President Bruce Weber. The

application by American Warrior Farms, Inc., owner, requesting to install a cell tower. The tract contains 69 acres located at 700-block West 20th St South, Milan. The Planning Commission with 7 members present approved the zoning request. After discussion, the Commission unanimously approved and adopted Resolution No. 2025-13.

A second zoning case, No. 07PC-25, with the same parties present. The application by Golden Tri State Land & Investments, owner, with Todd Hornbaker, Agent requesting a short form plat, for four (4) Rural District tracts for a subdivision to be known as Turtle Creek Estates. The tract contains 114.2 acres subdivision contains 116 acres, located at 1300 block North Clearwater Road, Clearwater. Several neighbors' present provided opposition to the request. The Planning Commission with seven members present denied the zoning request 6 yes and 1 no. After discussion, believing that the applicant met all requirements, the Commission unanimously approved the zoning case, adopting Resolution No. 2025-14.

Director Bristor presented a permit for supervised display of fireworks from Dalton Murphy for July 3, with July 4 as a weather delay date. After review and discussion, Chairman Newell was unanimously

authorized to sign the permit.

The Commission reviewed Resolution No 2020-11, Sale, Distribution and Discharge of fireworks in the unincorporated territory of Sumner County. Section II.2 states, "...Fireworks may be possessed and discharged in the unincorporated areas of Sumner County from 8:00 a.m. to 12:00 midnight on July 1st through July 4th, provided; however in the event the 4th of July falls on a Thursday or Friday, the discharge or use of Fireworks is permitted with the same hours as above until midnight Saturday following the 4th..."

Register of Deeds Jessica Anderson discussed her requested 2026 budget.

At 11:07 a.m., upon unanimous vote, the Commission entered into executive session for 30 minutes with County Advisor Jack Potucek and Attorney David Cooper for an attorney/client privileged matter. Clerk Norris, Treasurer Danna Cook, Deputy Treasurer Jennifer Helpingstine and Financial Advisor Elliott Jackson. At 11:37 a.m., the Commission reconvened in open session. No binding action was taken.

The Commission reviewed and unanimously approved current year abatement orders for \$284.76.

There being no further business, the Board of County Commissioners adjourned at 11:39 a.m.

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2026

NOTICE OF HEARING TO EXCEED REVENUE NEUTRAL RATE AND BUDGET HEARING

The governing body of
Udall Public Library District
Cowley County

will meet on July 7, 2025 at 6:30 pm at Udall Area Public Library for the purpose of hearing and answering objections of taxpayers relating to the proposed use of all funds, the amount of tax to be levied and the revenue neutral rate. Detailed budget information is available at 107 S Main, Udall, KS 67146 and will be available at this hearing.

SUPPORTING COUNTIES
Cowley County (home county) Sumner County

BUDGET SUMMARY

Proposed Budget 2026 Expenditures and Amount of Current Year Estimate for 2025 Ad Valorem Tax establish the maximum limits of the 2026 budget. Estimated Tax Rate is subject to change depending on the final assessed valuation.

	Prior Year Actual for 2024		Current Year Estimate for 2025		Proposed Budget Year for 2026		
FUND	Expenditures	Actual Tax Rate*	Expenditures	Actual Tax Rate*	Budget Authority for Expenditures	Amount of 2025 Ad Valorem Tax	Proposed Estimated Tax Rate*
General					61,925	50,100	1.150
Debt Service							
Employee Benefits							
Totals	0	0.000	0	0.000	61,925	50,100	1.150
Revenue Neutral Rate **							0.000
Less: Transfers	0		0		0		
Net Expenditures	0		0		61,925		
Total Tax Levied	0		0		XXXXXXX		
Assessed Valuation	0		0		43,554,111		
Outstanding Indebtedness.							
Jan 1,	2023		2024		2025		
G.O. Bonds	0		0		0		
Revenue Bonds	0		0		0		
Other	0		0		0		
Lease Pur. Princ.	0		0		0		
Total	0		0		0		
*Tax rates are expressed in mills.							
**Revenue Neutral Rate as defined by KSA 79-2988							
Lulita Hopkins							
Library Board Treasurer							

CH-3804290

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Published in Wellington Daily News
June 26, 2025

WEED CUTTING NOTICES

To: the following described properties

Property | Owner(s)
2015 N. Madison St. | Michael Murphy
715 N. Gardner St. | Karlyss Debuhr
111 E. 15th St. | Meritrust Credit Union

All in the City of Wellington: Within 10 days of publication of this notice, upon failure to cut said weeds, the City of Wellington will cut the same, and all costs, including administration costs, will be assessed on tax roll against the above described property. No further notice shall be given prior to removal of the weeds during the calendar year. All regulations as per Ordinance No. 4082 adopted March 15, 2012.

If you wish to report a weed violation, please contact the Building & Codes department before noon on Friday in order to make the coming week's publication. Any reports received after noon on Friday will be included in the following week's notice.

City Clerk's Office: 620-326-2811
Building & Codes Department: 620-326-3871

3605330

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Published in Wellington Daily News
June 26, 2025

(First Published in the Wellington Daily News, 26 , June 2025)

NOTICE OF ZONING ORDINANCE AMENDMENT BEFORE THE PLANNING COMMISSION OF THE CITY OF WELLINGTON, KANSAS

Notice is hereby given that on **Tuesday, July 22, 2025**, the Wellington Planning Commission, in the Council Chambers of the City Administration Building, 317 South Washington, Wellington, Kansas, at **6:00 p.m.** will hold a public hearing to consider a zoning ordinance amendment

Applicant: Jason Bice, 1735 West 119th, Milan KS 67106
Jimmy Glazer, 402 North Terrace Dr., Wellington KS 67152

Loca- tion: 1403 West 8th St., Wellington, KS 67152

Legal : A parcel described as Tract "A" less West 150 feet located in Shadybrook Addition, City of Wellington, Sumner County, KS

Request: Zoning Ordinance Amendment to current permitted uses in a **Planned Urban Development** Zoning Classification.

Any comments or questions may be directed to the Building & Codes Department located at 317 South Washington, or by telephone at (620) 326 3871, no later than 5:00 p.m. on the date of the meeting, or you may appear in person to express your views on the day of the meeting.

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