



Franklin

COUNTY KANSAS

1855

BOARD OF COUNTY COMMISSIONERS
FRANKLIN COUNTY, KANSAS

RESOLUTION NO. 21- 46

A RESOLUTION AMENDING THE
OFFICIAL ZONING DISTRICT MAP OF FRANKLIN COUNTY, KANSAS

WHEREAS, the Franklin County Planning Commission of Franklin County, Kansas, received an application for a Zone Change from Jacob & Kendra Guyett to (Guyett) to rezone approximately 4.05 acres from A-1 (Agriculture) District to R-3A (Single Family Residential Three Acre) District and to grant a rule exception as provided in Article 8, Section 8-1.01 of the County Subdivision Regulations to permit a reduction in the lot length-to-width ratio and lot frontage. The property described below lies outside any incorporated city and is described as follows:

NEW TRACT:

All that part of the Southeast Quarter Fractional Section 36, Township 17 South, Range 18 East, Franklin County Kansas more particularly described as follows: Commencing at the Southeast Corner of the Southeast Quarter of said Section 36; THENCE North $01^{\circ}52'24''$ West along the East line of the Southeast Quarter of said Section 36 a distance of 1782.28 feet to the Point of Beginning; THENCE South $87^{\circ}53'39''$ West parallel to the South line of the North Half of the Southeast Quarter of said Section 36 a distance of 307.25 feet; THENCE North $01^{\circ}52'23''$ West a distance of 288.00 feet; THENCE North $87^{\circ}53'41''$ East a distance of 26.00 feet; THENCE North $27^{\circ}39'31''$ East a distance of 163.40 feet; THENCE North $01^{\circ}52'23''$ West a distance of 100.00 feet; THENCE South $87^{\circ}53'39''$ West parallel to the South line of the North Half of the Southeast Quarter of said Section 36 a distance of 130.00 feet; THENCE North $01^{\circ}52'23''$ West a distance of 245.16 feet; THENCE North $87^{\circ}53'39''$ East parallel to the South line of the North Half of the Southeast Quarter of said Section 36 a distance of 230.70 feet; THENCE South $01^{\circ}52'23''$ East a distance of 475.00 feet; THENCE North $87^{\circ}53'39''$ East parallel to the South line of the North Half of the Southeast Quarter of said Section 36 a distance of 100.00 feet to a point on the East line of the Southeast Quarter of said Section 36; THENCE South $01^{\circ}52'24''$ East along said East line a distance of 300.00 feet to the Point of Beginning, containing 4.05 acres, more or less, subject to any part thereof in roads.

WHEREAS, pursuant to K.S.A. 12-757(b), the Franklin County Planning Commission has published in the official county newspaper on the August 24, 2021, notice of public hearing for said Zoning Change; and

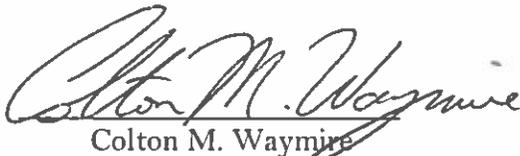
WHEREAS, pursuant to K.S.A. 12-757(b), the Franklin County Planning Commission held a public hearing on September 16, 2021 regarding said Zoning Change; and

WHEREAS, the Franklin County Planning Commission, on September 16, 2021 in regular session and by a unanimous vote of those members present, approved said Zoning Change request based upon certain findings of fact, whereby recommending that the Official Zoning District Map of Franklin County, Kansas be amended; and

WHEREAS, the Franklin County Board of County Commissioners, after duly reviewing the recommendation of the Planning Commission and considering all public comments and concerns regarding said Zoning Change and Rule Exception, find that the rezoning and rule exception of said property would not be detrimental to the surrounding properties and would be in compliance with the provisions of K.S.A. 12-753, the purpose and intent of the Franklin County Comprehensive Plan and the general welfare of the citizens of Franklin County.

NOW, THEREFORE, BE IT RESOLVED, that the Franklin County Board of County Commissioners does hereby approve the rezoning of the above described tract of land from A-1 (Agriculture) District to R-3A (Single Family Residential Three Acre) including a rule exception as provided in Article 8, Section 8-1.01 of the County Subdivision Regulations to permit a reduction in the lot length-to-width ratio and lot frontage and that the Official Zoning District Map of Franklin County, Kansas be amended to reflect the approved zoning change.

PASSED AND ADOPTED by the Franklin County Board of County Commissioners this 27th day of October, 2021. This action shall become effective upon publication in the official county newspaper.


Colton M. Waymire
Chair

Received and recorded this the 27th day of October, 2021.




Janet Paddock
County Clerk

FILED FOR RECORD
TIME 12:40 P.M.

(Original compared with record)

Miss.
OCT 27 2021
Book 302 Page 70 Fee _____ }

REGISTER OF DEEDS, FRANKLIN CO., KS
INSTRUMENT # 4943