



**Franklin**  
COUNTY KANSAS

**Board of County Commissioners  
Franklin County, Kansas**

FILED FOR RECORD  
12/12/2024 10:10 AM  
VICKI HUGHES  
REGISTER OF DEEDS  
FRANKLIN COUNTY, KANSAS  
INSTRUMENT # 2024-03577

**Resolution 24- 35**

**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 Charles Duncan to rezone approximately 58.00 acres from the A-1, Agriculture District to the A-2, Transitional Agriculture District. The property described below lies outside any incorporated city and is described as follows:

THE NORTHWEST FRACTIONAL QUARTER OF SECTION 1, TOWNSHIP 16 SOUTH, RANGE 18 EAST, EXCEPT THE SOUTH 40.00 ACRES THEREOF, AND EXCEPT THE FOLLOWING TRACT: BEING A PART OF THE DEED RECORDED IN DEED BOOK 244 PAGE 584 ON FILE AT THE REGISTER OF DEEDS OFFICE IN FRANKLIN COUNTY, KANSAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 1, TOWNSHIP 16 SOUTH, RANGE 18 EAST OF THE SIXTH P.M., BEING MARKED WITH AN EXISTING IRON BAR WITH AN ALUM. CAP; THENCE NORTH 88 DEGREES 22 MINUTES 58 SECONDS EAST 15.68 FEET ON THE NORTH LINE OF THE NORTHEAST FRACTIONAL QUARTER TO AN EXISTING 1/2" IRON BAR; THENCE SOUTH 01 DEGREES 56 MINUTES 14 SECONDS EAST 349.97 FEET, TO AN EXISTING 1/2" IRON BAR; THENCE NORTH 88 DEGREES 22 MINUTES 58 SECONDS EAST 299.97 FEET TO AN EXISTING 1/2" IRON BAR; THENCE SOUTH 01 DEGREES 56 MINUTES 14 SECONDS EAST 594.66 FEET TO AN EXISTING 1/2" IRON BAR; THENCE SOUTH 88 DEGREES 22 MINUTES 58 SECONDS WEST 315.65 FEET TO THE EAST LINE OF THE NORTHWEST FRACTIONAL QUARTER, BEING MARKED WITH A 1/2" IRON BAR; THENCE SOUTH 01 DEGREES 56 MINUTES 14 SECONDS EAST 716.56 FEET TO THE NORTHEAST CORNER OF THE SOUTH 40 ACRES OF THE NORTHWEST FRACTIONAL QUARTER, BEING MARKED WITH A 1/2" IRON BAR; A THENCE SOUTH 87 DEGREES 30 MINUTES 50 SECONDS WEST 1058.72 FEET ON THE NORTH LINE OF SAID SOUTH 40 ACRES, BEING MARKED WITH A 1/2" IRON BAR; THENCE NORTH 01 DEGREES 56 MINUTES 14 SECONDS WEST 1677.25 FEET TO THE NORTH LINE OF THE NORTHWEST FRACTIONAL QUARTER, BEING MARKED WITH A COTTON SPINDLE; THENCE NORTH 88 DEGREES 22 MINUTES 58 SECONDS EAST 1058.69 FEET TO THE POINT OF BEGINNING, CONTAINING 45.00 ACRES MORE OR LESS, ALL IN FRANKLIN COUNTY, KANSAS AND EXCEPT LAND TAKEN FOR HIGHWAY RIGHT-OF-WAY AT THE NORTHWEST CORNER, CONTAINING 58.00 ACRES, MORE OR LESS, AFTER DEDUCTING ALL SAID EXCEPTIONS.

WHEREAS, pursuant to K.S.A. 12-757(b), the Franklin County Planning Commission has published in the official county newspaper on the October 23, 2024, notice of public hearing for said Zoning Change; and

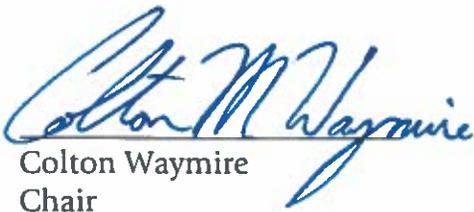
WHEREAS, pursuant to K.S.A. 12-757(b), the Franklin County Planning Commission held a public hearing on November 21, 2024 regarding said Zoning Change; and

WHEREAS, the Franklin County Planning Commission, on November 21, 2024 in regular session and by a unanimous vote of those members present, recommended approval of 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, find that the rezoning 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 from the A-1, Agriculture District to the A-2, Transitional Agriculture 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 11<sup>th</sup> day of December 2024. This action shall become effective upon publication in the official county newspaper.

  
Colton Waymire  
Chair

Received and recorded this the 11<sup>th</sup> day of December 2024.



  
Janet Paddock  
County Clerk