



**Franklin**  
COUNTY KANSAS

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

FILED FOR RECORD  
05/07/2025 01:43 PM  
VICKI HUGHES  
REGISTER OF DEEDS  
FRANKLIN COUNTY, KANSAS  
INSTRUMENT # 2025-01241

**Resolution 25- 10**

**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 Raymond Shumate to rezone approximately 4.68 acres, described as Tract 1, from the A-1, Agricultural Zone to the R-E, Residential Estate Zone and to rezone approximately 2.00 acres, described as Tract 2, from the A-1, Agricultural Zone to the R-E, Residential Estate Zone and to rezone approximately 4.00 acres, described as Old Tract, from the R-3A, Single Family Residential Three Acre Zone to the R-E, Residential Estate Zone and to rezone 13.09 acres, described as Tract B, from the A-1, Agricultural Zone to the R-E, Residential Estate Zone and to rezone 5.97 acres, described as Tract 4, from the R-E, Residential Estate Zone to the A-1, Agriculture Zone. The properties described below lie outside any incorporated city and is described as follows:

**TRACT 1**

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTH HALF OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 20 EAST OF THE SIXTH P.M.; THENCE NORTH 88° 14'58" EAST 654.29 FEET ON THE NORTH LINE OF SAID SOUTH HALF OF THE SOUTHWEST FRACTIONAL QUARTER; THENCE SOUTH 02° 14'27" EAST 308.93 FEET; THENCE SOUTH 87° 45'33" WEST 654.29 FEET TO THE WEST LINE OF SAID QUARTER; THENCE NORTH 02° 14'27" WEST 314.57 FEET TO THE POINT OF BEGINNING, CONTAINING 4.68 ACRES MORE OR LESS, ALL IN FRANKLIN COUNTY, KANSAS.

**TRACT 2**

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTH HALF OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 20 EAST OF THE SIXTH P.M.; THENCE SOUTH 02° 14'27" EAST 600.57 FEET ON THE WEST LINE OF SAID QUARTER. TO THE TRUE POINT OF BEGINNING; THENCE NORTH 87° 45'33" EAST 654.29 FEET; THENCE SOUTH 02° 14'27" EAST 133.15 FEET; THENCE SOUTH 87° 45'33" WEST 654.29 FEET TO THE WEST LINE OF SAID QUARTER; THENCE NORTH 02° 14'27" WEST 133.15 FEET TO THE POINT OF BEGINNING, CONTAINING 2.00 ACRES MORE OR LESS, ALL IN FRANKLIN COUNTY, KANSAS.

**Old Tract**

ALL THAT PART OF THE SOUTH HALF OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 20 EAST, FRANKLIN COUNTY, KANSAS, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST FRACTIONAL QUARTER OF SAID SECTION 31; THENCE NORTH 2 DEGREES 14 MINUTES 27 SECONDS WEST, ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 723.84 FEET, TO THE POINT OF BEGINNING; THENCE NORTH 2 DEGREES 14 MINUTES 27 SECONDS WEST, ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 286.00 FEET; THENCE NORTH 87 DEGREES 45 MINUTES 33

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SECONDS EAST, A DISTANCE OF 654.29 FEET; THENCE SOUTH 2 DEGREES 14 MINUTES 27 SECONDS EAST, PARALLEL TO THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 286.00 FEET; THENCE SOUTH 87 DEGREES 45 MINUTES 33 SECONDS WEST, A DISTANCE OF 654.29 FEET, TO THE POINT OF BEGINNING.

NEW TRACT B

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTH HALF OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 20 EAST OF THE SIXTH P.M.; THENCE SOUTH 02° 14' 27" EAST 733.72 FEET ON THE WEST LINE OF SAID QUARETER TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88° 45' 33" EAST 959.98 FEET; THENCE SOUTH 02° 14' 27" EAST 597.62 FEET TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 88° 10' 21" WEST 960.00 FEET TO THE WEST LINE OF SAID QUARTER; THENCE NORTH 02° 14' 27" WEST 590.69 FEET TO THE POINT OF BEGINNING CONTAING 13.09 ACRES, MORE OR LESS, ALL IN FRANKLIN COUNTY KANSAS.

TRACT 4

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 6, TOWNSHIP 18 SOUTH, RANGE 20 EAST OF THE SIXTH P.M.; THENCE NORTH 88° 10' 21" EAST 745.00 FEET ON THE NORTH LINE OF SALD NORTHWEST FRACTIONAL QUARTER, TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 88° 10' 21" EAST 486.98 FEET ON SALD NORTH LLNE; THENCE SOUTH 02° 21' 38" EAST 534.50 FEET; THENCE SOUTH 88° 23' 01" WEST 488.00 FEET; THENCE NORTH 02° 15' 10" WEST 532.69 FEET TO THE POINT OF BEGINNING, CONTAINING 5.97 ACRES MORE OR LESS, ALL IN FRANKLIN COUNTY, KANSAS.

WHEREAS, pursuant to K.S.A. 12-757(b), the Franklin County Planning Commission has published in the official county newspaper on the November 20, 2024, notice of public hearing for said Zoning Change; and

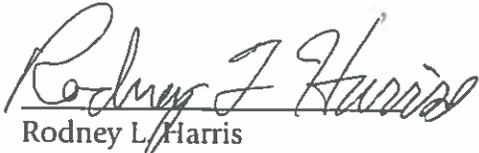
WHEREAS, pursuant to K.S.A. 12-757(b), the Franklin County Planning Commission held a public hearing on December 19, 2024 regarding said Zoning Change; and

WHEREAS, the Franklin County Planning Commission, on December 19, 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 tracts the A-1, Agricultural Zone to the R-E, Residential Estate Zone and from the R-3A, Single Family Residential Three Acre Zone to the R-E, Residential Estate Zone and from the R-E, Residential Estate Zone to the A-1, Agriculture Zone and that the Official Zoning District Map of Franklin County, Kansas be amended to reflect the approved zoning changes.

PASSED AND ADOPTED by the Franklin County Board of County Commissioners this 30<sup>th</sup> day of April 2025. This action shall become effective upon publication in the official county newspaper.

  
Rodney L. Harris  
Chair

Received and recorded this 30<sup>th</sup> day of April 2025.



  
Janet Paddock  
County Clerk