

Members of the public wishing to speak during Public Comment or on Items of Business must register with the County Clerk prior to the beginning of the meeting.

AGENDA

BOARD OF FRANKLIN COUNTY COMMISSIONERS Wednesday, January 22, 2020 | 8:30 a.m.

TO BE HELD IN THE ANNEX COMMISSION CHAMBERS

A. ROLL CALL:

Waymire Howard Dunn Dickinson Stottlemire

B. PLEDGE OF ALLEGIANCE

C. INVOCATION:

1. Invocation Led By Pastor Todd Miller, Cherry Street Wesleyan Church, Ottawa, KS

D. CORRESPONDENCE & ORGANIZATIONAL BUSINESS

1. Update From Franklin County Conservation District. Keri Harris

E. PUBLIC COMMENT:

A citizen desiring to speak on an item not on the agenda may do so at this time. Discussion is limited to five minutes and the Commission will not take action or discuss items at this time. Discussion should be limited to matters of County Commission business and public comment is not permitted in regard to personnel matters or on pending legal matters. Items introduced under '**Public Comment**' may become agenda items at a later date.

F. CONSENT AGENDA:

Items listed on the '**Consent Agenda**' are considered routine and shall be enacted by one motion of the Board of Commissioners with no separate discussion. If separate discussion is desired by a member of the Governing Body, that item may be removed from the '**Consent Agenda**' and placed on the regular agenda '**Items of Business.**'

1. Consider And Approve Claim Vouchers And Tax Change Orders.
2. Consider And Approve Franklin County Commission Reorganization Minutes For January 13, 2019
3. Consider And Approve Franklin County Commission Meeting Minutes For January 15, 2020
4. Consider Approving The Solicitation For Bids For Culverts For Road &

Bridge And Chemicals For Noxious Weeds.

G. ITEMS OF BUSINESS:

1. Approval Of Rezoning Application #1909-1708 (Groshong) To Rezone Approximately 5.42 Acres From An A-1 (Agriculture) Zoning District To An R-E (Residential Estate) Zoning District. Larry Walrod, Planning And Building Director.

Documents:

[01222020-1708 groshong.pdf](#)

H. STAFF REPORTS

I. COMMISSIONER COMMENTS AND BOARD REPORTS

J. CONSIDER A MOTION FOR ADJOURNMENT

K. INFORMATION AND ANNOUNCEMENTS:

1. Upcoming Events

- Jan 22 - Commission Meeting @ 8:30
- Jan 29 - Commission Meeting @ 8:30
- Feb 5 - Commission Meeting @ 8:30
- Feb 10 - Commission Study Session @ 8:30
- Feb 12 - Commission Meeting @ 8:30
- Feb 19 - Commission Meeting @ 8:30
- Feb 19 - Joint Luncheon @ noon (City hosts)
- Feb 24 - Commission Study Session @ 8:30
- Feb 26 - Commission Meeting @ 8:30

Franklin County Agenda Cover Sheet



To: Franklin County Board of County Commissioners
From: Larry D. Walrod *LW*
Department: Planning & Building
Date: Wednesday, January 22, 2020

AGENDA ITEM NARRATIVE

Approval of Rezoning Application #1909-1708 (Groshong) to rezone approximately 5.42 acres from an A-1 (Agriculture) Zoning District to an R-E (Residential Estate) Zoning District.

BACKGROUND

The applicant is requesting to rezone approximately 5.42 acres from an A-1 (Agriculture) Zoning District to an R-E (Residential Estate) Zoning District. The property is located on the West side of Tennessee Road between Woodson Road and Thomas Road.

The purpose for the rezoning is to permit the division of approximately 5.42 acres, with the existing residence and outbuildings, from the remaining agricultural land.

The Planning Commission recommended approval of rezoning application #1909-1708 (Groshong) to rezone approximately 5.42 acres from an A-1 (Agriculture) Zoning District to an R-E (Residential Estate) Zoning District.

STAFF RECOMMENDATION

Staff recommends that the County Commissioners accept the Planning Commission's recommendation and adopt the attached resolution for the approval of rezoning application #1909-1708 (Groshong) to rezone approximately 5.42 acres from an A-1 (Agriculture) Zoning District to an R-E (Residential Estate) Zoning District and to amend the Official County Zoning Map accordingly.

SPECIFIC ACTION REQUESTED

An Affirmative motion in support of this item would read as follows: "I make a motion to approve rezoning application #1909-1708 (Groshong) to rezone approximately 5.42 acres from an A-1 (Agriculture) Zoning District to an R-E (Residential Estate) Zoning District and to amend the Official County Zoning Map accordingly".

ATTACHMENTS

Aerial photos (3)
Survey
Resolution





12
79.8 Ac(c)

11
12.6 Ac(c)

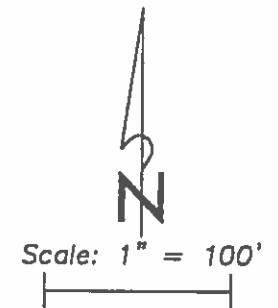
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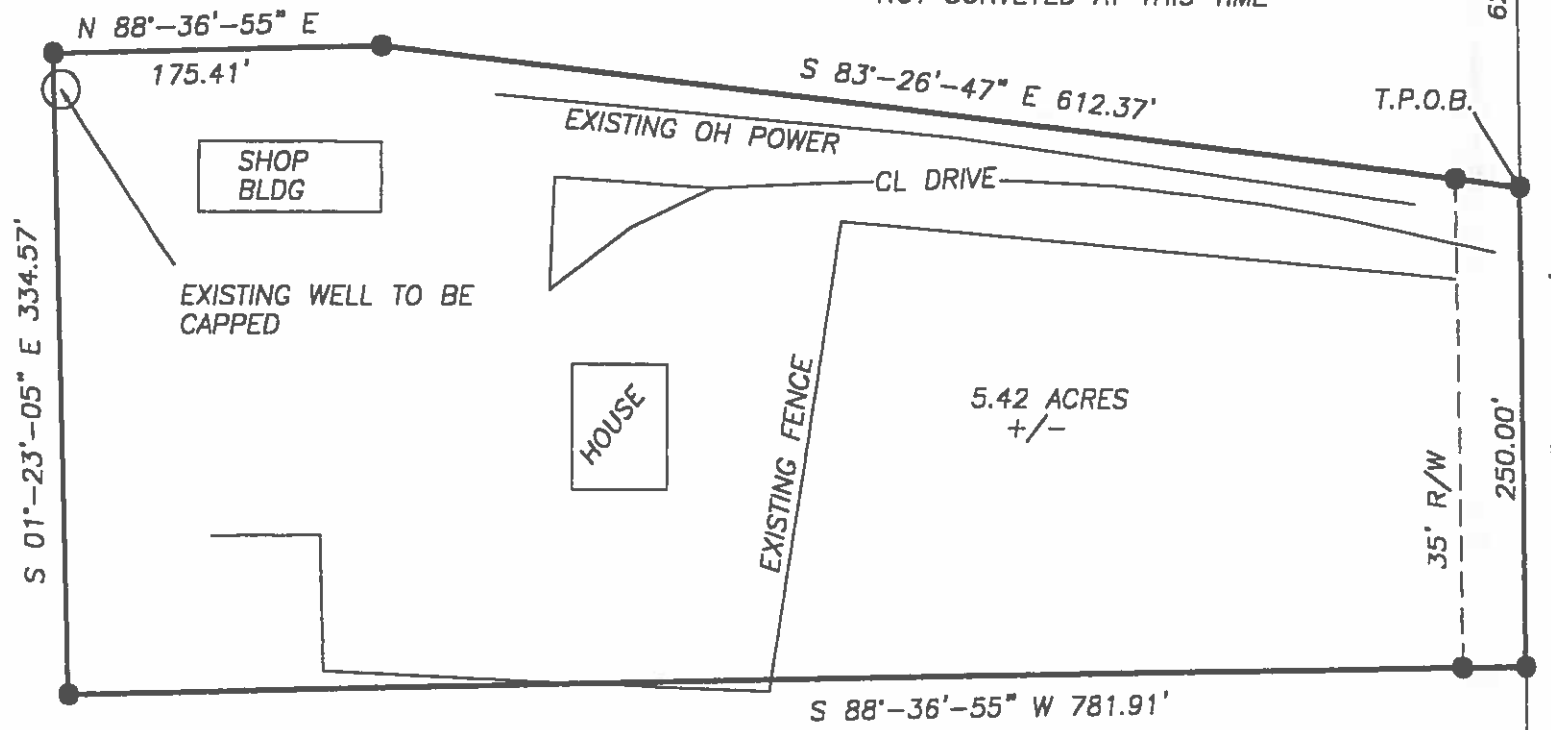
NEW TRACT LEGAL:
 COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 15 SOUTH, RANGE 20 EAST OF THE SIXTH P.M., THENCE SOUTH 01 DEGREES 23 MINUTES 05 SECONDS EAST 622.81 FEET ON THE EAST LINE OF SAID SOUTHEAST QUARTER, TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 01 DEGREES 23 MINUTES 05 SECONDS EAST 250.00 FEET, THENCE SOUTH 88 DEGREES 36 MINUTES 55 SECONDS WEST 781.91 FEET; THENCE NORTH 01 DEGREES 23 MINUTES 05 SECONDS WEST 334.57 FEET; THENCE SOUTH 88 DEGREES 36 MINUTES 55 SECONDS EAST 175.41 FEET; THENCE SOUTH 83 DEGREES 26 MINUTES 47 SECONDS EAST 612.37 FEET TO THE POINT OF BEGINNING, CONTAINING 5.42 ACRES MORE OR LESS, ALL IN FRANKLIN COUNTY, KANSAS.



LEGEND:
 ● 1/2" X 24" IRON BAR W/ CAP 1208 SET THIS SURVEY
 ○ MONUMENT AS NOTED

Surveyor's Notes
 1. The bearings shown hereon are based on East Line of S.E. Quarter Section 23 Assumed S 01'-23'-05" E
 2. No underground or above ground utilities were located or shown this survey. by agreement with client.
 3. There are no known discrepancies between ownership or possession, fences, easements, setback, structures, gaps or overlaps unless shown.
 4. No Easements or setbacks shown by agreement with client.
 5. Reference survey
 BY TODD BURROUGHS PS 1187
 SURVEY 1559
 FRANKLIN COUNTY PUBLIC WORKS

NOTE:
 PARENT TRACT BEING THE NORTH HALF OF THE S.E. 1/4 SECTION 23-15-20 NOT SURVEYED AT THIS TIME



ALL DISTANCE SHOWN ARE MEASURED UNLESS OTHERWISE NOTED
 THIS SURVEY DOES NOT CERTIFY OWNERSHIP

S.E. CORNER
 N.E. QUARTER
 SEC. 23-15-20
 FD EXISTING
 1/2" RON BAR

TENNESSEE ROAD
 S 01'-23'-05" E 2641.08'

S.E. CORNER
 S.E. QUARTER
 SEC. 23-15-20
 FD EXISTING
 5/8" RON BAR

This survey has been reviewed and approved for filing, pursuant to K.S.A. 58-2005 for content only and is in compliance with this act. No other warranties are extended or implied.

Approved by: _____ Date: _____
 JAMES D. SCHMITZ PS 727

CERTIFICATE OF SPLIT APPROVAL
 STATE OF KANSAS
 FRANKLIN COUNTY
 I hereby certify that this (SPLIT) has been examined and found to comply with the Subdivision Regulation of Franklin County, Kansas, and is, therefore, approved for recording.
 Signed the _____ day of _____

LARRY D. WALROD PLANNING DIRECTOR

CATES SURVEYING INC.
 Bryon K. Cates PS 1208
 Professional Surveying Services
 790 Pawnee Rd. Pomona, KS 66076
 Phone 785-566-3391 Fax 785-566-3391

I Bryon K. Cates, A Professional Land Surveyor in the State of Kansas do hereby certify that this Plat represents the true and accurate results of a survey conducted on the ground under my direct supervision on DECEMBER 27, 2019

SURVEY PERFORMED BY: Bryon K. Cates P.S. #1208

SURVEY ORDERED BY RAY GROSHONG
 IN THE S.E. 1/4 SECTION 23-15-20 FR. CO.

JOB# 19091860FA

SCALE: 1" = 100'

**BOARD OF COUNTY COMMISSIONERS
OF
FRANKLIN COUNTY, KANSAS**

RESOLUTION NO. 20- _____

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 Ray Groshong to rezone approximately 5.42 acres, described as New Tract, from an A-1 (Agriculture) Zoning District to an R-E (Residential Estate) Zoning District. The property described below lies outside any incorporated city and is described as follows:

NEW TRACT:

Commencing at the Northeast Corner of the Southeast Quarter of Section 23, Township 15 South, Range 20 East of the Sixth P.M., THENCE South 01 degrees 23 minutes 05 seconds East 622.81 feet on the East line of said Southeast Quarter, to the True Point of Beginning; THENCE continuing South 01 degrees 23 minutes 05 seconds East 250.00 feet; THENCE South 88 degrees 36 minutes 55 seconds West 781.91 feet; THENCE North 01 degrees 23 minutes 05 seconds West 334.57 feet; THENCE South 88 degrees 36 minutes 55 seconds East 175.41 feet; THENCE South 83 degrees 26 minutes 47 seconds East 612.37 feet to the Point of Beginning, containing 5.42 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 September 24, 2019, notice of public hearing for said Zoning Change Request; and

WHEREAS, pursuant to K.S.A. 12-757(b), the Franklin County Planning Commission held a public hearing on October 17, 2019 regarding said Zoning Change Request; and

WHEREAS, the Franklin County Planning Commission, on October 17, 2019 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, 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 of land from an "A-1" Agriculture District to an "R-E" Residential Estate District 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 22nd day of January, 2020. This action shall become effective upon publication in the official county newspaper.

Colton M. Waymire
Chairman

Received and recorded this the 22nd day of January, 2020.

Janet Paddock
County Clerk