

At this time the Courthouse is open to the public. Anyone wishing to attend will need to call ahead at 913-684-0417 to reserve a seat as the meeting room has limited capacity. We are encouraging everyone to continue to view the meeting live via YouTube.

Leavenworth County
Board of County Commissioners

Regular Meeting Agenda
300 Walnut Street, Suite 225
Leavenworth, KS 66048
September 29, 2021
9:00 a.m.

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE
- III. ROLL CALL
- IV. PUBLIC COMMENT: Public Comment shall be limited to 15 minutes at the beginning of each meeting for agenda items **only** and limited to three minutes per person. Comments at the end of the meeting shall be open to any topic of general interest to the Board of County Commissioners and limited to five minutes per person. There should be no expectation of interaction by the Commission during this time.

Anyone wishing to make comments either on items on the agenda or not are encouraged to provide their comments in writing no later than 8:00 AM the Monday immediately preceding the meeting. These comments will be included in the agenda packet for everyone to access and review. This allows the Commission to have time to fully consider input and request follow up if needed prior to the meeting.
- V. ADMINISTRATIVE BUSINESS:
- VI. CONSENT AGENDA: The items on the Consent Agenda are considered by staff to be routine business items. Approval of the items may be made by a single motion, seconded, and a majority vote with no separate discussion of any item listed. Should a member of the Governing Body desire to discuss any item, it will be removed from the Consent Agenda and considered separately.

a) Approval of the minutes of September 22, 2021

- b) Approval of the minutes of the work session of September 22, 2021
- c) Approval of the schedule for the week October 4, 2021
- d) Approval of the check register
- e) Approve and sign the OCB's

VII. FORMAL BOARD ACTION:

- a) Consider a motion to appoint a clerk to the Sherman Township Board.
- b) Consider a motion to approve to place the equipment listed by Public Works as surplus equipment and sell items on PurpleWave.
- c) Consider a motion to approve Resolution 2021-44, a rezone from RR-5 to RR-2.5 located on the east side of 242nd Street.
- d) Consider a motion to approve Resolution 2021-45, a rezone from RR-5 to RR-2.5 located at north of the 230th Street and Linwood Road intersection.
- e) Consider a motion to approve Resolution 2021-46, a text amendment to Article 32, recreation vehicles, of the 2006 Zoning and Subdivision Regulations

VIII. PRESENTATIONS AND DISCUSSION ITEMS: presentations are materials of general concern where no action or vote is requested or anticipated.

IX. ADDITIONAL PUBLIC COMMENT IF NEEDED

X. ADJOURNMENT

LEAVENWORTH COUNTY COMMISSIONERS MEETING SCHEDULE

Monday, September 27, 2021

Tuesday, September 28, 2021

9:00 a.m. Workforce Partnership Board Training Session via Zoom

12:00 p.m. MARC meeting via Zoom

Wednesday, September 29, 2021

9:00 a.m. Leavenworth County Commission meeting
• Commission Meeting Room, 300 Walnut, Leavenworth KS

Thursday, September 30, 2021

Friday, October 1, 2021

5:00 p.m. 15th Annual Meals on Wheels Benefit
• Church of the Open- Door Community Building, 4800 S. 20th St., Leavenworth, KS

ALL SUCH OTHER BUSINESS THAT MAY COME BEFORE THE COMMISSION

ALL MEETINGS ARE OPEN TO THE PUBLIC

COMMENTS SHOULD BE OF GENERAL INTEREST OF THE PUBLIC AND SUBJECT TO THE RULES OF DECORUM

*****September 22, 2021*****

The Board of County Commissioners met in a regular session on Wednesday, September 22, 2021. Commissioner Mike Smith, Commissioner Kaaz, Commissioner Culbertson, Commissioner Doug Smith and Commissioner Stieben are present; Also present: Mark Loughry, County Administrator; David Van Parys, Senior County Counselor; John Richmeier, Leavenworth Times

Residents: AW Himpel, John Matthews, Dennis Taylor

PUBLIC COMMENT:

There were no public comments.

ADMINISTRATIVE BUSINESS:

Mark Loughry reported an item on the agenda next week has a valid protest petition indicating a Commissioner will be not be in attendance for the meeting.

It was the consensus of the Board to continue the item with the valid protest petition to the following week and if any more petitions are received to move those.

Commissioner Doug Smith commented on the continuance of the appointment of the Sherman Township Clerk.

Commissioner Kaaz requested the check registry removed from the consent agenda.

A motion was made by Commissioner Culbertson and seconded by Commissioner Doug Smith to accept the consent agenda for Wednesday, September 22, 2021 minus the check registry.

Motion passed, 5-0.

A motion was made by Commissioner Culbertson and seconded by Commissioner Mike Smith to accept the check registry section of the consent agenda.

Motion passed, 3-0, Commissioner Kaaz and Commissioner Doug Smith abstained.

Bill Noll requested acceptance of the recommendation for the Bridge HP-19 replacement construction inspection services and award to Finney and Turnipseed.

A motion was made by Commissioner Kaaz and seconded by Commissioner Culbertson to accept the recommendation for the Bridge HP-19 replacement construction inspection services and award to Finney and Turnipseed not to exceed \$134,900.00.

Motion passed, 5-0.

Mr. Noll requested approval of Resolution 2021-41, placing a stop sign at 214th and Loring Road.

A motion was made by Commissioner Stieben and seconded by Commissioner Culbertson to approve Resolution 2021-41, placing a stop sign at the intersection of 214th and Loring Road.

Motion passed, 5-0.

Commissioner Culbertson addressed the intersection of CR 10 and CR 23 indicating the intersection has been reviewed and has the necessary signage.

Commissioner Doug Smith mentioned the Council on Aging fundraiser on October 1st.

A motion was made by Commissioner Doug Smith and seconded by Commissioner Culbertson to recess for a closed executive session meeting for the discussion of pending litigation involving the legal interests of the County as justified by K.S.A. 75-4319(B)(2) for consultation with legal counsel for the Board which would be deemed privileged in the attorney-client relationship and that the Board resume open meeting at 9:55 a.m. in the meeting room of the Board. Present in the executive meeting will be Commissioners Culbertson, Kaaz, Mike Smith, Doug Smith and Stieben, Senior County Counselor David Van Parys and County Administrator Mark Loughry.

Motion passed, 5-0.

The Board returned to regular session at 9:55 a.m. No action was taken and no decisions were made. The subject was limited to legal interests of the County.

Commissioner Kaaz attended the Port Authority meeting and the Leavenworth City Commission meeting.

Commissioner Doug Smith will attend the Basehor City Council meeting tonight and the Fairmount Township meeting tomorrow night.

A brief discussion took place regarding the review of the Comprehensive Plan and decided to schedule future work sessions.

Commissioner Stieben visited the Community Corrections Department and spoke with the director, Jamie VanHouten.

Commissioner Culbertson mentioned the Board has held evening meetings to ensure people who would like to attend would have an opportunity to do so. He indicated less people showed up to those meetings than the regular day meetings.

A motion was made by Commissioner Culbertson and seconded by Commissioner Kaaz to adjourn.

Motion passed, 5-0.

The Board adjourned at 10:04 a.m.

*****September 22, 2021*****

The Board of County Commissioners met in a work session on Wednesday, September 22, 2021. Commissioner Mike Smith, Commissioner Doug Smith, Commissioner Culbertson, Commissioner Kaaz and Commissioner Stieben are present; Also present: Mark Loughry, County Administrator; Bill Noll, Infrastructure and Construction Services; Representative from NetStandard, Inc.; John Richmeier, Leavenworth Times

A work session was held to discuss the American Recovery Plan funds.

The Board ended the work session at 11:30 a.m.

Draft

LEAVENWORTH COUNTY COMMISSIONERS MEETING SCHEDULE

Monday, October 4, 2021

Tuesday, October 5, 2021

Wednesday, October 6, 2021

9:00 a.m. Leavenworth County Commission meeting
• Commission Meeting Room, 300 Walnut, Leavenworth KS

Thursday, October 7, 2021

Friday, October 8, 2021

ALL SUCH OTHER BUSINESS THAT MAY COME BEFORE THE COMMISSION

ALL MEETINGS ARE OPEN TO THE PUBLIC

COMMENTS SHOULD BE OF GENERAL INTEREST OF THE PUBLIC AND SUBJECT TO THE RULES OF DECORUM

START DATE: 09/18/2021 END DATE: 09/24/2021

TYPES OF CHECKS SELECTED: * ALL TYPES

		P.O.NUMBER	CHECK#							
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-001-5-53-215	4013-01994 UNIFORM RENTALS NOX	76.71		
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-001-5-53-215	4013-01994 UNIFORM RENTALS NOX	76.71		
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-001-5-53-215	4013-01994 UNIFORM RENTALS NOX	76.71		
								*** VENDOR	4120 TOTAL	230.13
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	998.89		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	655.53		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	1,282.89		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	419.69		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	339.46		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	1,615.39		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	1,140.39		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-213	EMS VEH MAINT SUPPLIES	195.02		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	782.45		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	345.10		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	1,223.58		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	342.82		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	398.68		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	1,534.73		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	559.94		
1513	ADVANCED AUTOMOTIVE	ADVANCED AUTOMOTIVE	322256	94118 AP	09/24/2021	1-001-5-05-306	EMS VEH MAINT SUPPLIES	337.53		
								*** VENDOR	1513 TOTAL	12,172.09
20588	ADVANTAGE	ADVANTAGE PRINTING	322257	94119 AP	09/24/2021	1-001-5-49-341	ACCT 108 GENERAL ELECTION BALL	3,558.10		
20588	ADVANTAGE	ADVANTAGE PRINTING	322257	94119 AP	09/24/2021	1-001-5-49-341	ACCT 108 GENERAL ELECTION BALL	3,229.43-		
								*** VENDOR	20588 TOTAL	328.67
1523	BOB BARKER	BOB BARKER CO INC	322258	94120 AP	09/24/2021	1-001-5-07-359	LEAKS4 JAIL SUPPLIES	890.10		
340	BROOKS-JEFFREY	BROOKS-JEFFREY MARKETING INC	322262	94124 AP	09/24/2021	1-001-5-07-262	LVSOKS ANNUAL HOSTING WEB PACK	2,995.00		
283	BUSETTI ROBERT	ROBERT BUSETTI	322264	94126 AP	09/24/2021	1-001-5-07-219	DENTIST FOR INMATES	350.00		
2450	CASEY ASSOCIATES	CASEY ASSOCIATES	322265	94127 AP	09/24/2021	1-001-5-19-257	DIST CT PAPERVISION SOFTWARE-A	378.00		
24545	CDW GOVERN	CDW GOVERNMENT INC	322266	94128 AP	09/24/2021	1-001-5-07-362	3773122 KODAK SCANNER (LVSO)	630.50		
24545	CDW GOVERN	CDW GOVERNMENT INC	322266	94128 AP	09/24/2021	1-001-5-21-300	3773122 MS GSA OFFICE STD *ELC	6,402.97		
24545	CDW GOVERN	CDW GOVERNMENT INC	322266	94128 AP	09/24/2021	1-001-5-21-300	3773122 PHONES CABLES CARD SCA	31,657.56		
								*** VENDOR	24545 TOTAL	38,691.03
5637	CLEARWATER ENTERPRIS	CLEARWATER ENTERPRISES,LLC	322238	94112 AP	09/21/2021	1-001-5-05-215	20642-0317B242442108 GAS SERVI	4.30		
5637	CLEARWATER ENTERPRIS	CLEARWATER ENTERPRISES,LLC	322238	94112 AP	09/21/2021	1-001-5-14-220	20642-12094264312108 GAS SERVI	1,110.55		
5637	CLEARWATER ENTERPRIS	CLEARWATER ENTERPRISES,LLC	322238	94112 AP	09/21/2021	1-001-5-32-392	20642-12019296502108 GAS SERVI	1,597.96		
								*** VENDOR	5637 TOTAL	2,712.81
1104	DIGITAL DOLPHIN	DIGITAL DOLPHIN SUPPLIES	322268	94130 AP	09/24/2021	1-001-5-31-301	BLDGS&GROUNDS:TONER, DIVIDER T	69.99		
1104	DIGITAL DOLPHIN	DIGITAL DOLPHIN SUPPLIES	322268	94130 AP	09/24/2021	1-001-5-31-301	BLDGS&GROUNDS:TONER, DIVIDER T	12.00		
								*** VENDOR	1104 TOTAL	81.99
3998	DREXEL TEC	DREXEL TECHNOLOGIES INC	322270	94132 AP	09/24/2021	1-001-5-42-301	28927 INKET PLOTTER PAPER	96.90		
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-001-5-11-253	516725 FBN4290492 9/3/21	413.25		
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-001-5-41-271	516725 FBN4290492 9/3/21	360.85		
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-001-5-41-271	516725 FBN4290492 9/3/21	359.77		
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-001-5-41-271	516725 FBN4290492 9/3/21	368.98		
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-001-5-41-271	516725 FBN4290492 9/3/21	354.63		
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-001-5-41-271	516725 FBN4290492 9/3/21	327.10		
								*** VENDOR	516725 TOTAL	2,184.58
1227	EVANS REAL	EVANS REAL ESTATE CO	322271	94133 AP	09/24/2021	1-001-5-07-222	VOLUNTEER INSURANCE TO 9/8/22	1,319.00		
86	EVERGY	EVERGY KANSAS CENTRAL INC	322272	94134 AP	09/24/2021	1-001-5-53-219	ELEC SVC NOXIOUS WEED	298.01		
1011	FEDEX	FEDEX	322273	94135 AP	09/24/2021	1-001-5-19-302	2389-587-1 TRANSPORTATION CHAR	32.49		
2410	FIRST CALL INC	FIRST CALL INC	322274	94136 AP	09/24/2021	1-001-5-13-211	JUNE TRANSPORTS INV 13598	130.00		
2410	FIRST CALL INC	FIRST CALL INC	322274	94136 AP	09/24/2021	1-001-5-13-211	JUNE TRANSPORTS INV 13598	130.00		

START DATE: 09/18/2021 END DATE: 09/24/2021

TYPES OF CHECKS SELECTED: * ALL TYPES

			P.O.NUMBER	CHECK#					
2410	FIRST CALL INC	FIRST CALL INC	322274	94136 AP	09/24/2021	1-001-5-13-211	JUNE TRANSPORTS INV 13598	130.00	
2410	FIRST CALL INC	FIRST CALL INC	322274	94136 AP	09/24/2021	1-001-5-13-211	JUNE TRANSPORTS INV 13598	130.00	
2410	FIRST CALL INC	FIRST CALL INC	322274	94136 AP	09/24/2021	1-001-5-13-211	JUNE TRANSPORTS INV 13598	130.00	
2410	FIRST CALL INC	FIRST CALL INC	322274	94136 AP	09/24/2021	1-001-5-13-211	JUNE TRANSPORTS INV 13598	250.00	
							*** VENDOR		
							2410 TOTAL		900.00
971	GALLS	GALLS	322276	94138 AP	09/24/2021	1-001-5-07-350	5289255 SHERIFF UNIFORMS	855.00	
971	GALLS	GALLS	322276	94138 AP	09/24/2021	1-001-5-07-350	5289255 SHERIFF UNIFORMS	35.00	
							*** VENDOR		
							971 TOTAL		890.00
22605	HINCKLEY S	HINCKLEY SPRINGS	322279	94141 AP	09/24/2021	1-001-5-11-208	17137512660768 FILTRATION SYST	39.50	
99	JUROR								

warrants by vendor

TYPES OF CHECKS SELECTED: * ALL TYPES

P.O.NUMBER CHECK#

99 JUROR

warrants by vendor

START DATE: 09/18/2021 END DATE: 09/24/2021

TYPES OF CHECKS SELECTED: * ALL TYPES

			P.O.NUMBER	CHECK#						
99	JUROR									
							*** VENDOR	99 TOTAL		3,940.52
394	KANSAS CITY EMERGENC	KANSAS CITY EMERGENCY PHYSICIA	322394	94256 AP	09/24/2021	1-001-5-07-219	INMATE MEDICAL BILL		90.35	
1842	KONE INC	KONE INC	322398	94260 AP	09/24/2021	1-001-5-31-220	AUGUST ELEVATOR MAINTENANCE		129.86	
1842	KONE INC	KONE INC	322398	94260 AP	09/24/2021	1-001-5-32-262	AUGUST ELEVATOR MAINTENANCE		519.46	
							*** VENDOR	1842 TOTAL		649.32
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-001-5-19-301	DIST CT CLERK - OFFICE SUPPLIE		1,076.20	
17244	MARLOW WHI	MARLOW WHITE UNIFORM CO	322403	94265 AP	09/24/2021	1-001-5-07-350	SHERIFF - UNIFORM		87.95	
2059	MIDWEST OFFICE TECH	MIDWEST OFFICE TECHNOLOGY INC	322404	94266 AP	09/24/2021	1-001-5-01-201	OPK595_K COPIER CHARGES		370.24	
2059	MIDWEST OFFICE TECH	MIDWEST OFFICE TECHNOLOGY INC	322404	94266 AP	09/24/2021	1-001-5-03-301	OPL223_K COURTHOUSE COPIER MAI		18.90	
							*** VENDOR	2059 TOTAL		389.14
482	OZARK MOUNTAIN CLEAN	OZARK MOUNTAIN CLEANING	322239	94113 AP	09/21/2021	1-001-5-31-290	INTERIOR/EXTERIOR WINDOW CLEAN		1,369.45	
482	OZARK MOUNTAIN CLEAN	OZARK MOUNTAIN CLEANING	322239	94113 AP	09/21/2021	1-001-5-32-209	INTERIOR/EXTERIOR WINDOW CLEAN		2,047.50	
							*** VENDOR	482 TOTAL		3,416.95
7098	QUILL CORP	QUILL CORP	322410	94272 AP	09/24/2021	1-001-5-07-301	8333027 OFFICE/JAIL SUPPLIES		118.80	
7098	QUILL CORP	QUILL CORP	322410	94272 AP	09/24/2021	1-001-5-07-359	8333027 OFFICE/JAIL SUPPLIES		45.26	
							*** VENDOR	7098 TOTAL		164.06
25224	SAFETY REM	SAFETY REMEDY	322412	94274 AP	09/24/2021	1-001-5-53-307	ACCT 486 WIPES, SFETY GLASSES		48.81	
252	STANION WHOLESALE EL	STANION WHOLESALE ELECTRIC CO	322415	94277 AP	09/24/2021	1-001-5-07-359	27656 LED LIGHT FIXTURES FOR J		2,090.03	
8350	STANLEY CONVERGENT	STANLEY CONVERGENT SECURITY SO	322416	94278 AP	09/24/2021	1-001-5-07-362	10700928 REPL TOUCHSCREEN (SHF		595.00	
376	SYMMETRY	ATHENS ENERGY SERVICES HOLDING	322240	94114 AP	09/21/2021	1-001-5-33-392	413714 GAS SVC CUSHING BLDG		215.81	
22972	TRANSFER STATION	TRANSFER STATION	322417	94279 AP	09/24/2021	1-001-5-07-350	ACCT 158 B&G (SHF TICKET) UNIF		14.00	
141	WILLIAMS,MEGAN	MEGAN T WILLIAMS	322420	94282 AP	09/24/2021	1-001-5-11-240	APPEAL BRIEF 21-123695-A		600.00	
100	WITNESS LIST									

warrants by vendor

TYPES OF CHECKS SELECTED: * ALL TYPES

		P.O.NUMBER	CHECK#							
100	WITNESS LIST							*** VENDOR	100 TOTAL	400.00
								TOTAL FUND 001		78,368.44
24545	CDW GOVERN	CDW GOVERNMENT INC	322237	94111 AP	09/21/2021	1-115-5-00-409	3773122	HARD DRIVES LAPTOPS,WE	4,400.64	
24545	CDW GOVERN	CDW GOVERNMENT INC	322237	94111 AP	09/21/2021	1-115-5-00-409	3773122	HARD DRIVES LAPTOPS,WE	3,356.70	
24545	CDW GOVERN	CDW GOVERNMENT INC	322237	94111 AP	09/21/2021	1-115-5-00-409	3773122	HARD DRIVES LAPTOPS,WE	390.66	
								*** VENDOR	24545 TOTAL	8,148.00
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-410	516725	FBN4290492 9/3/21	712.32	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-410	516725	FBN4290492 9/3/21	712.32	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-415	516725	FBN4290492 9/3/21	266.28	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-418	516725	FBN4290492 9/3/21	432.82	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-418	516725	FBN4290492 9/3/21	499.16	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-423	516725	FBN4290492 9/3/21	375.80	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	544.47	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	571.62	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	547.86	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	340.04	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	383.86	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	379.50	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	323.80	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	381.49	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	424.03	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	278.56	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	377.72	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	719.20	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-115-5-00-434	516725	FBN4290492 9/3/21	395.28	
								*** VENDOR	516725 TOTAL	8,666.13
293	STALKER RADAR	APPLIED CONCEPTS INC	322414	94276 AP	09/24/2021	1-115-5-00-408	660482	COP TRAX II IN CAR VIDE	21,921.00	
								TOTAL FUND 115		38,735.13
24545	CDW GOVERN	CDW GOVERNMENT INC	322266	94128 AP	09/24/2021	1-118-5-00-405	3773122	CISCO UC PHONE	335.92	
								TOTAL FUND 118		335.92
3998	DREXEL TEC	DREXEL TECHNOLOGIES INC	322270	94132 AP	09/24/2021	1-119-5-00-252	24896	SEPT SVC CONTRACT PLOTTE	96.59	
6379	KANSAS STA	KANSAS STATE UNIVERSITY GLOBAL	322396	94258 AP	09/24/2021	1-119-5-00-253		ROD SCHOOL HOURS TOWARD CERTIF	30.00	
6379	KANSAS STA	KANSAS STATE UNIVERSITY GLOBAL	322396	94258 AP	09/24/2021	1-119-5-00-253		ROD SCHOOL HOURS TOWARD CERTIF	30.00	
								*** VENDOR	6379 TOTAL	60.00
3	OTHER COUNTY OFFICE	BASEHOR CHAMBER OF COMMERCE	322408	94270 AP	09/24/2021	1-119-5-00-253		BOOTH RENTAL FALL FESTIVAL PFA	25.00	
								TOTAL FUND 119		181.59
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-126-5-00-221	516725	FBN4290492 9/3/21	14.77	
1708	SHERIFF - SECURITY	LEAV CO SHERIFF-SECURITY	322413	94275 AP	09/24/2021	1-126-5-00-224		COMMUNITY CORRECTIONS SECURITY	460.61	
								TOTAL FUND 126		475.38
30287	KS SENTENC	KANSAS SENTENCING COMMISSION	322399	94261 AP	09/24/2021	1-127-5-00-201	SB123	PAYMENT	1,425.00	
								TOTAL FUND 127		1,425.00

warrants by vendor

TYPES OF CHECKS SELECTED: * ALL TYPES

				P.O.NUMBER	CHECK#						
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-133-5-00-215	9-39	4013-01993	UNIFORMS,SHOP	245.75	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-133-5-00-215	9-39	4013-01993	UNIFORMS,SHOP	476.75	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-133-5-00-215	9-39	4013-01993	UNIFORMS,SHOP	77.00-	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-133-5-00-215	9-39	4013-01993	UNIFORMS,SHOP	820.67	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-133-5-00-312	9-39	4013-01993	UNIFORMS,SHOP	205.61	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-133-5-00-312	9-39	4013-01993	UNIFORMS,SHOP	212.54	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-133-5-00-312	9-39	4013-01993	UNIFORMS,SHOP	220.14	
									*** VENDOR	4120 TOTAL	2,104.46
117	BUILDEX, LLC	HAMM INC (FORMERLY BUILDEX)	322263	94125 AP	09/24/2021	1-133-5-00-303	9-40	430742	ROAD SEAL	23,037.56	
117	BUILDEX, LLC	HAMM INC (FORMERLY BUILDEX)	322263	94125 AP	09/24/2021	1-133-5-00-303	9-40	430742	ROAD SEAL	2,881.42	
									*** VENDOR	117 TOTAL	25,918.98
27101	CENTRAL PO	CENTRAL POWER SYSTEMS & SERVIC	322267	94129 AP	09/24/2021	1-133-5-00-360	9-41	17159	FILTER, GASKET CASE	143.12	
5637	CLEARWATER ENTERPRIS	CLEARWATER ENTERPRISES,LLC	322238	94112 AP	09/21/2021	1-133-5-00-304	9-34	20642-5600012108	GAS SERV	8.77	
277	DLT SOLUTIONS LLC	DLT SOLUTIONS LLC	322269	94131 AP	09/24/2021	1-133-5-00-211	9-42	AUTOCAD, ACLT, CIVIL 3D S		4,128.85	
86	EVERGY	EVERGY KANSAS CENTRAL INC	322272	94134 AP	09/24/2021	1-133-5-00-251	9-36	ELEC SVC CO SHOP ET AL		875.05	
86	EVERGY	EVERGY KANSAS CENTRAL INC	322272	94134 AP	09/24/2021	1-133-5-00-251	9-36	ELEC SVC CO SHOP ET AL		151.21	
86	EVERGY	EVERGY KANSAS CENTRAL INC	322272	94134 AP	09/24/2021	1-133-5-00-251	9-36	ELEC SVC CO SHOP ET AL		28.72	
86	EVERGY	EVERGY KANSAS CENTRAL INC	322272	94134 AP	09/24/2021	1-133-5-00-251	9-36	ELEC SVC CO SHOP ET AL		66.94	
									*** VENDOR	86 TOTAL	1,121.92
2588	FOLEY EQUIPMENT	FOLEY EQUIPMENT	322275	94137 AP	09/24/2021	1-133-5-00-360	9-43	016993	TROUBLESHOOT DIESE	376.53	
434	HAMM QUARR	HAMM QUARRIES	322277	94139 AP	09/24/2021	1-133-5-00-361	9-44	300467	AB3	143.57	
369	HOLLIDAY	HOLLIDAY SAND & GRAVEL CO	322280	94142 AP	09/24/2021	1-133-5-00-318	9-45	218331	ROCK,DUST CONTROL	485.83	
369	HOLLIDAY	HOLLIDAY SAND & GRAVEL CO	322280	94142 AP	09/24/2021	1-133-5-00-318	9-45	218331	ROCK,DUST CONTROL	3,675.55	
369	HOLLIDAY	HOLLIDAY SAND & GRAVEL CO	322280	94142 AP	09/24/2021	1-133-5-00-361	9-45	218331	ROCK,DUST CONTROL	445.68	
369	HOLLIDAY	HOLLIDAY SAND & GRAVEL CO	322280	94142 AP	09/24/2021	1-133-5-00-361	9-45	218331	ROCK,DUST CONTROL	660.82	
369	HOLLIDAY	HOLLIDAY SAND & GRAVEL CO	322280	94142 AP	09/24/2021	1-133-5-00-361	9-45	218331	ROCK,DUST CONTROL	431.86	
									*** VENDOR	369 TOTAL	5,699.74
191	HOME DEPOT	HOME DEPOT USA	322281	94143 AP	09/24/2021	1-133-5-00-364	9-50	1111680	TOWELETTES, HAND	112.08	
456	KIRBY-SMITH	KIRBY-SMITH MACHINERY INC	322397	94259 AP	09/24/2021	1-133-5-00-227	9-46	LEAVE002	BROOM RENTAL SER	2,630.00	
456	KIRBY-SMITH	KIRBY-SMITH MACHINERY INC	322397	94259 AP	09/24/2021	1-133-5-00-227	9-46	LEAVE002	BROOM RENTAL SER	2,850.00	
									*** VENDOR	456 TOTAL	5,480.00
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-133-5-00-362	9-47	ACCT 495	BM2	17,466.24	
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-133-5-00-362	9-47	ACCT 495	BM2	14,730.41	
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-133-5-00-362	9-47	ACCT 495	BM2	13,520.24	
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-133-5-00-362	9-47	ACCT 495	BM2	13,390.91	
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-133-5-00-362	9-47	ACCT 495	BM2	16,068.42	
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-133-5-00-362	9-47	ACCT 495	BM2	23,517.02	
									*** VENDOR	1351 TOTAL	98,693.24
2666	MISC REIMBURSEMENTS	KAREN DYSTER	322405	94267 AP	09/24/2021	1-133-5-00-303	9-53	TAR REMOVAL -	DEMPSEY RD	340.00	
2666	MISC REIMBURSEMENTS	MALLORY GALLET	322406	94268 AP	09/24/2021	1-133-5-00-303	9-52	TAR REMOVAL	DEMPSEY RD	180.00	
									*** VENDOR	2666 TOTAL	520.00
24	NATIONAL SIGN	NATL SIGN CO INC	322407	94269 AP	09/24/2021	1-133-5-00-363	9-48	KSCLEA	SIGN MATERIAL	3,860.40	
418	PREMIER TRUCK	PENSKE COMMERCIAL VEHICLES US	322409	94271 AP	09/24/2021	1-133-5-00-360	9-49	8052255000	BOLT,LAMPS,SWI	95.91	
418	PREMIER TRUCK	PENSKE COMMERCIAL VEHICLES US	322409	94271 AP	09/24/2021	1-133-5-00-360	9-49	8052255000	BOLT,LAMPS,SWI	8.32	
418	PREMIER TRUCK	PENSKE COMMERCIAL VEHICLES US	322409	94271 AP	09/24/2021	1-133-5-00-360	9-49	8052255000	BOLT,LAMPS,SWI	31.01	
									*** VENDOR	418 TOTAL	135.24
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-133-5-00-303	9-51	CRS-1HM	ROAD SEAL	11,887.92	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-133-5-00-303	9-51	CRS-1HM	ROAD SEAL	11,440.44	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-133-5-00-303	9-51	CRS-1HM	ROAD SEAL	11,511.72	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-133-5-00-303	9-51	CRS-1HM	ROAD SEAL	11,586.76	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-133-5-00-303	9-51	CRS-1HM	ROAD SEAL	11,040.22	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-133-5-00-303	9-51	CRS-1HM	ROAD SEAL	10,909.80	

TYPES OF CHECKS SELECTED: * ALL TYPES

		P.O.NUMBER	CHECK#						
						*** VENDOR	1241 TOTAL	68,376.86	
						TOTAL FUND 133		216,823.76	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-136-5-00-221	516725 FBN4290492 9/3/21	14.77	
1708	SHERIFF - SECURITY	LEAV CO SHERIFF-SECURITY	322413	94275 AP	09/24/2021	1-136-5-00-205	COMMUNITY CORRECTIONS SECURITY	153.54	
1708	SHERIFF - SECURITY	LEAV CO SHERIFF-SECURITY	322413	94275 AP	09/24/2021	1-136-5-00-225	COMMUNITY CORRECTIONS SECURITY	153.54	
1708	SHERIFF - SECURITY	LEAV CO SHERIFF-SECURITY	322413	94275 AP	09/24/2021	1-136-5-00-235	COMMUNITY CORRECTIONS SECURITY	153.53	
						*** VENDOR	1708 TOTAL	460.61	
						TOTAL FUND 136		475.38	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-137-5-00-203	9-9 4013-01993 UNIFORM RENTALS	110.47	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-137-5-00-203	9-9 4013-01993 UNIFORM RENTALS	110.47	
4120	ACE IMAGEWEAR	AAA LAUNDRY & LINEN SUPPLY CO	322254	94116 AP	09/24/2021	1-137-5-00-203	9-9 4013-01993 UNIFORM RENTALS	110.47	
						*** VENDOR	4120 TOTAL	331.41	
434	HAMM QUARR	HAMM QUARRIES	322277	94139 AP	09/24/2021	1-137-5-00-312	9-10 300467 RIPRAP, AB3	1,485.18	
434	HAMM QUARR	HAMM QUARRIES	322277	94139 AP	09/24/2021	1-137-5-00-312	9-10 300467 RIPRAP, AB3	1,727.99	
						*** VENDOR	434 TOTAL	3,213.17	
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-137-5-00-325	9-11 ACCT 495 BM2	21,205.64	
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	322400	94262 AP	09/24/2021	1-137-5-00-325	9-11 ACCT 495 BM2	13,679.23	
						*** VENDOR	1351 TOTAL	34,884.87	
3900	S & S ALLOY STEEL, I	S & S ALLOY STEEL, INC	322411	94273 AP	09/24/2021	1-137-5-00-320	9-12 1649 METAL FOR MOWERS	18.00	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,198.30	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,442.54	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	922.88	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,383.02	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	10,979.10	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,499.84	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,050.38	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,311.74	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,594.88	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,151.36	
1241	VANCE BROS	VANCE BROS INC	322419	94281 AP	09/24/2021	1-137-5-00-325	9-13 ACCT 437 CRS-1HM, FREIGHT	11,278.08	
						*** VENDOR	1241 TOTAL	113,812.12	
						TOTAL FUND 137		152,259.57	
2621	BOOKER TERRY	TERRY BOOKER	322261	94123 AP	09/24/2021	1-145-5-00-256	MEALS RESERVED 9/1/21 - 9/17/2	5,706.90	
2621	BOOKER TERRY	TERRY BOOKER	322261	94123 AP	09/24/2021	1-145-5-00-256	MEALS RESERVED 9/1/21 - 9/17/2	7,563.30	
2621	BOOKER TERRY	TERRY BOOKER	322261	94123 AP	09/24/2021	1-145-5-00-256	MEALS RESERVED 9/1/21 - 9/17/2	9,317.70	
2621	BOOKER TERRY	TERRY BOOKER	322261	94123 AP	09/24/2021	1-145-5-00-256	MEALS RESERVED 9/1/21 - 9/17/2	.10	
						*** VENDOR	2621 TOTAL	22,588.00	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-00-254	CO ON AGING - PROGRAM CONTINGE	47.90	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-00-254	CO ON AGING - PROGRAM CONTINGE	269.76	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-00-254	CO ON AGING - PROGRAM CONTINGE	207.11	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-00-345	C1 & C2 CONSUMABLES (PKGING)	52.91	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-00-345	C1 & C2 CONSUMABLES (PKGING)	182.30	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-05-301	C1 & C2 CONSUMABLES (PKGING)	35.28	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-06-301	C1 & C2 CONSUMABLES (PKGING)	23.78	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-06-321	C1 & C2 CONSUMABLES (PKGING)	34.35	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-07-302	C1 & C2 CONSUMABLES (PKGING)	4.64	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	322401	94263 AP	09/24/2021	1-145-5-07-321	C1 & C2 CONSUMABLES (PKGING)	23.78	
						*** VENDOR	4755 TOTAL	881.81	
537	LEAV TIMES	LEAVENWORTH TIMES	322402	94264 AP	09/24/2021	1-145-5-00-209	COA 1 YEAR SUBSCRIPTION	165.83	

START DATE: 09/18/2021 END DATE: 09/24/2021

TYPES OF CHECKS SELECTED: * ALL TYPES

		P.O.NUMBER	CHECK#							
537	LEAV TIMES	LEAVENWORTH TIMES	322402	94264 AP	09/24/2021	1-145-5-00-209	ACCT 206 PUBLIC HEARING NOTICE		27.00	
								*** VENDOR	537 TOTAL	192.83
								TOTAL FUND 145		23,662.64

516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-153-5-00-401	516725 FBN4290492 9/3/21		852.81	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-153-5-00-401	516725 FBN4290492 9/3/21		470.19	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-153-5-00-401	516725 FBN4290492 9/3/21		558.87	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-153-5-00-401	516725 FBN4290492 9/3/21		499.59	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-153-5-00-401	516725 FBN4290492 9/3/21		869.38	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-153-5-00-401	516725 FBN4290492 9/3/21		413.25	
516725	ENTERPRISE (ACH)	ENTERPRISE FM TRUST	322205	13	09/19/2021	1-153-5-00-401	516725 FBN4290492 9/3/21		220.18	
								*** VENDOR	516725 TOTAL	3,884.27
								TOTAL FUND 153		3,884.27

26195	ADVANCE AUTO PARTS	GENERAL PARTS DISTRIBUTION	322255	94117 AP	09/24/2021	1-160-5-00-213	670030 DEF (TRANSFER STATION)		40.44	
26195	ADVANCE AUTO PARTS	GENERAL PARTS DISTRIBUTION	322255	94117 AP	09/24/2021	1-160-5-00-213	670030 DEF (TRANSFER STATION)		40.90	
								*** VENDOR	26195 TOTAL	81.34
24545	CDW GOVERN	CDW GOVERNMENT INC	322237	94111 AP	09/21/2021	1-160-5-00-213	3773122 TRIPP KEYSpan USB SERI		102.32	
								TOTAL FUND 160		183.66

8661	KANSAS SECURED-LV	KANSAS SECURED TITLE - LEAVENW	322253	1591 AP	09/22/2021	1-171-5-05-301	9-4 O&E REPORTS-INFORMATIONAL		800.00	
								TOTAL FUND 171		800.00

398	NETSTANDARD INC	NETSTANDARD INC	322252	10087 AP	09/23/2021	1-172-5-00-107	ARPA9 1.7 VITAL SERVICES		3,350.00	
								TOTAL FUND 172		3,350.00

8661	KANSAS SECURED-LV	KANSAS SECURED TITLE - LEAVENW	322395	94257 AP	09/24/2021	1-189-5-00-2	9-2 INF REPORT UPDATE BELL EST		425.00	
								TOTAL FUND 189		425.00

5637	CLEARWATER ENTERPRIS	CLEARWATER ENTERPRISES,LLC	322238	94112 AP	09/21/2021	1-195-5-00-290	20642-0305A864302108 GAS SERVI		.75	
2	WATER DEPT	WATER DEPT	322241	94115 AP	09/21/2021	1-195-5-00-290	WATER SVC TRANSFER STATION		44.02	
								TOTAL FUND 195		44.77

4821	USGS	US GEOLOGICAL SURVEY	322418	94280 AP	09/24/2021	1-198-5-18-201	JOINT FUNDING-AUTO STREAMGAUGE		1,275.00	
								TOTAL FUND 198		1,275.00

18885	HAYNES EQU	HAYNES EQUIPMENT CO	322278	94140 AP	09/24/2021	1-210-5-00-2	SVC CALL - GILMAN RD		676.89	
18885	HAYNES EQU	HAYNES EQUIPMENT CO	322278	94140 AP	09/24/2021	1-210-5-00-2	SVC CALL - GILMAN RD		694.15	
18885	HAYNES EQU	HAYNES EQUIPMENT CO	322278	94140 AP	09/24/2021	1-210-5-00-2	SVC CALL GILMAN RD		831.42	
								*** VENDOR	18885 TOTAL	2,202.46
								TOTAL FUND 210		2,202.46

2570	BOND ESCROW REFUND	CODY WALLACE	322259	94121 AP	09/24/2021	1-503-5-00-2	REF ENTRANCE PERMIT 195TH ST		100.00	
2570	BOND ESCROW REFUND	DANIEL BROWN	322260	94122 AP	09/24/2021	1-503-5-00-2	REF ENTRANCE PERMIT HEMPHILL R		100.00	
								*** VENDOR	2570 TOTAL	200.00
								TOTAL FUND 503		200.00

								TOTAL ALL CHECKS		525,107.97

TYPES OF CHECKS SELECTED: * ALL TYPES

FUND SUMMARY

001	GENERAL	78,368.44
115	EQUIPMENT RESERVE	38,735.13
118	TREASURER TECH FUND	335.92
119	ROD TECHNOLOGY	181.59
126	COMM CORR ADULT	475.38
127	COMM CORR ADULT NON GRANT	1,425.00
133	ROAD & BRIDGE	216,823.76
136	COMM CORR JUVENILE	475.38
137	LOCAL SERVICE ROAD & BRIDGE	152,259.57
145	COUNCIL ON AGING	23,662.64
153	PUBLIC WORKS,EQUIP.RESERVE FUND	3,884.27
160	SOLID WASTE MANAGEMENT	183.66
171	S TAX CAP RD PROJ: 2015 SERIES	800.00
172	AMERICAN RECOVERY PLAN	3,350.00
189	TONGANOXIE TWP TRAFFIC IMPACT	425.00
195	JUVENILE DETENTION	44.77
198	SPECIAL GRANTS	1,275.00
210	SEWER DISTRICT 1: HIGH CREST	2,202.46
503	ROAD & BRIDGE BOND ESCROW	200.00
	TOTAL ALL FUNDS	525,107.97

Consent Agenda 9/29/21
Checks dated 9/18-9/24

Leavenworth County Request for Board Action

Date: 9/29/21

To: Board of County Commissioners

From: Public Works

Department Head Approval:

Additional Reviews as needed:

Budget Review **Administrator Review** **Legal Review**

Action Requested: We are requesting the approval to place the following equipment on the surplus list and subsequently sell the items on PurpleWave. The 2019 Bobcat Trackloader equipment #101, 2017 Massey Ferguson side mower tractor equipment #103, and 2015 Tiger Boom Mower Truck #106.

Recommendation: Approve

Analysis:

We have had multiple issues with the 2019 Bobcat Track loader since delivery on 2/28/2019. It has had seven major warrantied repairs. The machine started throwing the tracks off on 9/20/2019 and was in the dealership shop for this reason on multiple occasions. The dealership technician stated that our machine is not the only one that is having this issue. On 1/15/20 the dealership decided to install shorter length tracks on the machine instead of the same size as original equipment. This change has stopped the machine from throwing the tracks. Now it is currently causing the machine to abnormally wear the inside of the carrier rollers on the machine. The machine has also been in the dealership during the same timeframe to troubleshoot hydraulic pressure and / or machine horsepower problems. The dealership found metal debris in the hydraulic system on two different occasions and the system was repaired and flushed. The machine still doesn't have enough hydraulic pressure or horsepower to run our forestry head correctly. The head bogs down and stalls when we are trying to grind down smaller sized trees and stumps. During the last service call, before the warranty ran out, the technician stated on the workorder that the machine seemed to be working better but the drum didn't seem to be spinning at ultimate operating speed. This statement was not seen by our shop until I requested the warranty work invoices last week. This machine is currently out of warranty and will need to be repaired correctly or replaced for us to be able to run our forestry attachment. We paid \$58,000 for this machine its current private purchase cost is \$91,000. We are hopeful that we can sell this machine on PurpleWave and recoup nearly the full purchase price in the current market. If approved we would bid a new 100hp machine for lease that has a full warranty. This machine has been our shop 21 times for non-warranty work since it was purchased two years ago.

We have had multiple machine failures with 2017 Massey Furguson machine since we received delivery when purchased new. The water pump pulley came off the motor twice causing radiator damage, we have had the machine go into limp mode due to faulty sensors on numerous occasions, the hydraulic reservoir cracked and started leaking, several mower mounting bolts and pivot pins are failing, as well as other misc. failures. The total cost of repairs that were covered under warranty for the items listed above totaled \$20,843.29. This machine's warranty is due to expire in May of 2022. We are wanting to replace this machine with a standard tractor with a ten-foot pull behind mower that will allow is to mow roadsides faster as well as reaching farther out from the road than our current mower does. The current side mower only has a five-foot deck. We can bid a replacement tractor to lease with a full warranty and purchase the mower separately.

On the 2015 Tiger Boom Mower there is recurring issue with the boom pivot arm failing in different areas including the main pivot pin breaking and bending due to stress, the main boom section has also cracked and replaced. These failures are due to the truck not being able to leave the shoulder of the road far enough and the boom being extended out to its maximum extension. We have had to rebuild the hydraulic motor as well as replace spindle bearings and seals on multiple occasions. The cost of these repairs for the mower attachment, not including the warranty work done, is approximately \$15,000 dating from 9/4/15 to 9/9/21. We are requesting the sale of this unit so that we can replace it with a tractor with a 24' boom mower attached. This will allow the operator to move the machine off the roadway and closer to the work area alleviating the stress on the boom arm eliminating most mechanical failures and reach the edge of the right-of-way. Because of the attachment the replacement for this machine will need purchased.

Alternatives:

Budgetary Impact:

- Not Applicable
- Budgeted item with available funds
- Non-Budgeted item with available funds through prioritization
- Non-Budgeted item with additional funds requested

Total Amount Requested:

Additional Attachments:

**Leavenworth County
Request for Board Action
Resolution 2021-44
Rezoning from RR-5 to RR-2.5**

Date: September 29, 2021
To: Board of County Commissioners
From: Planning & Zoning Staff

Department Head Review: Amy Allison, Reviewed

Additional Reviews as needed:

Budget Review **Administrator Review** **Legal Review**

Action Requested: Approve Resolution 2021-44, a request to rezone a tract of land located in the Southeast Quarter of Section 13, Township 11 South, Range 20 East of the 6th P.M, in Leavenworth County, Kansas from RR-5 to RR-2.5.

Analysis: The property is located on the east side of 242nd Street. The property is currently zoned as Rural Residential-5. The applicants are requesting the zoning be changed to RR-2.5, which would allow up to two lots to be established as opposed to one. The Future Land Use Map identifies this area as Residential (RR-2.5) and therefore the request is in conformance with the Comprehensive Plan.

Recommendation: The Planning Commission voted 9-0 to recommend approval Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5.

Alternatives:

1. Approve Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5, with Findings of Fact; or
2. Deny Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5, with Findings of Fact; or
3. Revise or Modify the Planning Commission Recommendation to Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5, with Findings of Fact; or
4. Remand the case back to the Planning Commission.

Budgetary Impact:

- Not Applicable
- Budgeted item with available funds
- Non-Budgeted item with available funds through prioritization
- Non-Budgeted item with additional funds requested

Total Amount Requested: \$0.00

Additional Attachments: Staff Report, Plat, Planning Commission Minutes

DEV-21-119 Willis Rezoning



Legend

- Address Point
- Parcel Number
- Lot Line
- Parcel
- ⊞ City Limit Line
- Major Road
- <all other values>
- 70
- Road
- + Railroad

1 in. = 100ft.



200.0 0 100.00 200.0 Feet

This Cadastral Map is for informational purposes only. It does not purport to represent a property boundary survey of the parcels shown and shall not be used for conveyances or the establishment of property boundaries.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes

**Resolution 2021-44
Case No. DEV-21-119
Rezoning from RR-5 to RR-2.5**

Staff Report – Board of County Commissioners

September 29, 2021

GENERAL INFORMATION:

**Applicant/
Property Owner:** Brad Willis
17326 242nd Street
Tonganoxie, KS 66086

Agent: Herring Surveying Company
315 N. 5th Street
Leavenworth, KS 66048

Legal Description: A tract of land in the Southeast Quarter of Section 13, Township 11 South, Range 20 East of the 6th P.M, in Leavenworth County, Kansas.

Location: 17326 242nd Street, Tonganoxie, KS 66086

Parcel Size: ± 5 acres

Zoning/Land Use: RR-5, Rural Residential 5-acre minimum size parcels

Comprehensive Plan: This parcel is within the Residential land use category.

Parcel ID No.: 206-13-0-00-00-013.00

Planner: Joshua Gentzler

REPORT:

Planning Commission Recommendation

The Planning Commission voted 9-0 to recommend approval of Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5.

Request

The applicant is requesting to rezone a parcel of land from RR-5 to RR-2.5.

Adjacent Land Use

The surrounding properties are residences and farms on varying sized parcels ranging from 5 acres to over 153 acres in size.

Flood Plain

There is Special Flood Hazard Area, Zone A, on this parcel per FEMA Firm Map 20103C0300G July 16, 2015.

Utilities/Services

Sewer: Private septic system
Fire: Tonganoxie
Water: RWD 13
Electric: FreeState

Access/Streets

The property is accessed by 242nd Street. This road is a County local with a gravel surface ± 24' wide.

Agency Comments

See attached comments – Memo – Kyle Anderson – Planning and Zoning, July 29, 2021
See attached comments – Memo – Lauren Anderson – Public Works, August 12, 2021

Factors to be considered

The following factors are to be considered by the Planning Commission and the Board of County Commission when approving or disapproving this Rezoning request:

1. Character of the neighborhood: The character of the neighborhood is rural; agricultural uses and rural residences.
2. Zoning and uses of nearby property: The surrounding properties are zoned RR-5, Rural Residential 5-acre minimum size parcels. The uses are rural residences and agricultural use.
3. Suitability of the property for the uses to which it has been restricted: The property is within an area suitable for rural residences and agricultural uses.
4. Extent to which removal of the restrictions will detrimentally affect nearby property: The area is not likely to be detrimentally affected.
5. Length of time the property has been vacant as zoned: The property is not vacant.
6. Relative gain to economic development, public health, safety and welfare: The proposed use will allow for a subsequent subdivision of the property into 2 separate parcels which would create the opportunity for the development of another home.
7. Conformance to the Comprehensive Plan: The Future Land Use Map indicates this area as Residential.
8. Staff recommendation is for the approval of the rezoning request.

Staff Comments

The property is located on the east side of 242nd Street. The property is currently zoned as Rural Residential-5. The applicants are requesting the zoning be changed to RR-2.5, which would allow up to two lots to be established as opposed to one. The Future Land Use Map identifies this area as Residential (RR-2.5) and therefore the request is in conformance with the Comprehensive Plan.

ACTION OPTIONS:

1. Approve Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5, with Findings of Fact; or
2. Deny Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5, with Findings of Fact; or
3. Revise or Modify the Planning Commission Recommendation to Resolution 2021-44 (Case No. DEV-21-119), Rezoning from RR-5 to RR-2.5, with Findings of Fact; or
4. Remand the case back to the Planning Commission.

ATTACHMENTS:

Narrative
Location/Aerial Maps
Memorandums

REZONING APPLICATION

Leavenworth County Planning Department
300 Walnut, St., Suite 212
County Courthouse
Leavenworth, Kansas 66048
913-684-0465

Office Use Only

Township: _____ Date Received: _____
Planning Commission Date _____
Case No. _____ Date Paid _____
Zoning District _____ Comprehensive Plan Land Use Designation _____

APPLICANT/AGENT INFORMATION

NAME Joe Herring - Herring Surveying Company
ADDRESS 315 North 5th Street
CITY/ST/ZIP Leavenworth, KS 66048
PHONE 913-651-3858
EMAIL herringsurveying@outlook.com
CONTACT PERSON Joe

OWNER INFORMATION (If different)

NAME Brad Willis
ADDRESS 17326 242nd Street
CITY/ST/ZIP Tonganoxie KS 66086
PHONE N/A
EMAIL N/A
CONTACT PERSON N/A

PROPOSED USE INFORMATION

Proposed Land Use RR and AG
Current Zoning RR-5 Requested Zoning RR 2.5
Reason for Requesting Rezoning Match comp plan and split property into 2 Tracts

PROPERTY INFORMATION

Address of Property 17326 242nd Street
Parcel Size 5 acres
Current use of the property Rural Residential and AG
Present Improvements or structures House and Barn
PID 206-13-0-00-00-013

I, the undersigned am the (*owner*), (*duly authorized agent*), (*Circle One*) of the aforementioned property situated in the unincorporated portion of Leavenworth County, Kansas. By execution of my signature, I do hereby officially apply for rezoning as indicated above.

Signature _____ Date July 22, 2021

ATTACHMENT A

ENTERED IN TRANSFER RECORD IN
MY OFFICE THIS DAY 07/21/2021

Janet Klasmaker
COUNTY CLERK

Doc #: 2021R08912
TERRILOIS MASHBURN
REGISTER OF DEEDS
LEAVENWORTH COUNTY, KANSAS
RECORDED ON:
07/21/2021 03:09:27 PM
RECORDING FEE: 38.00
PAGES: 2

Continental Title Company: 21412942

Warranty Deed
(Individuals)

This indenture, Made this 20th day of July, 2021, between, Joseph Dean Zuber and Melody Ann Zuber, a married couple of Leavenworth County, in the State of Kansas, party(ies) of the first part, and Bradley Willis, a single person, of Leavenworth County, in the State of KS, party(ies) of the second part.

WITNESSETH, that the said party(ies) of the first part, in Consideration of the sum of TEN Dollars and other valuable considerations, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell and convey unto said party(ies) of the second part, his/her/their successors and/or assigns, all of the following described real estate, situated in the County of Leavenworth and State of Kansas to wit:

Legal Description: Tract of land in the Southeast Quarter of Section 13, Township 11 South, Range 20 East of the 6th PM, Leavenworth County, Kansas, more fully described as follows: Commencing at the Southwest corner of said Southeast Quarter; thence North 02°29'06" West for a distance of 490.62 feet along the West line of said Southeast Quarter to the TRUE POINT OF BEGINNING; thence continuing North 02°29'06" West for a distance of 467.02 feet along said West line; thence North 88°04'07" East for a distance of 467.02 feet; thence South 02°29'06" East for a distance of 467.02 feet; thence South 88°04'07" West for a distance of 467.02 feet to the point of beginning. Also known as Tract 1 as shown on Certificate of Survey recorded May 20, 2021 as Document No. 2021S043.

Note: Subject to easements, reservations, restrictions, if any of record.

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining forever.

And said party(ies) of the first part, for itself, and its successors and assigns, does hereby covenant, promise and agree, to and with said party(ies) of the second part, that at the delivery of these presents, it is lawfully seized in its own right of an absolute and indefeasible estate of inheritance, in fee simple, of and in all and singular the able granted and described premises, with the appurtenances; that the same are free, clear, discharged and unencumbered of and from all former and other grants, titles, charges, states, judgments, taxes, assessments and encumbrances, of what nature and kind so ever, and that it will Warrant and Forever Defend the same unto said party(ies) of the second part, his/her/their heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

From: [Amanda Tarwater](#)
Sent: Wednesday, July 28, 2021 10:24 AM
To: [Gentzler, Joshua](#)
Subject: Re: DEV-21-119 Rezoning Willis Request - 17326 242nd Street

Notice: This email originated from outside this organization. Do not click on links or open attachments unless you trust the sender and know the content is safe.

FreeState Electric has no objection to this request.

Thank you,

Amanda Tarwater
Member Accounts Coordinator



1-800-794-1989 | www.freestate.coop

From: "Gentzler, Joshua" <JGentzler@leavenworthcounty.gov>
Date: Tuesday, July 27, 2021 at 2:30 PM
To: 'Timothy Smith' <chief1860@ttrfd.com>, "RWD 13 (linda@jfrwd13.com)" <linda@jfrwd13.com>, Amanda Tarwater <amanda.holloway@freestate.coop>, "Anderson, Kyle" <KAnderson@leavenworthcounty.gov>, "Anderson, Lauren" <LAnderson@leavenworthcounty.gov>, "Magaha, Chuck" <CMagaha@leavenworthcounty.gov>, "Miller, Jamie" <JMiller@leavenworthcounty.gov>, Mitch Pleak <MPleak@olsson.com>, "Thorne, Eric" <ethorne@leavenworthcounty.gov>, "Van Parys, David" <DVanParys@leavenworthcounty.gov>
Subject: DEV-21-119 Rezoning Willis Request - 17326 242nd Street

Warning: This message originated outside of the FEC organization. Do not click links or open attachments unless you have validated the sender and know the content is safe. <=""
span="">

Good afternoon,

The Department of Planning and Zoning has received an application for a Rezoning regarding a property at 17326 242nd Street, Tonganoxie, KS 66086. This is a request to rezone a 5-acre portion of parcel 206-13-0-00-00-013.00.

The Planning Staff would appreciate your written input in consideration of the above request. Please review the attached information and forward any comments to us by Tuesday, August 3rd.

If you have any questions or need additional information, please contact me at (913) 684-0464 or at JGentzler@LeavenworthCounty.Gov.

From: [Anderson, Kyle](#)
Sent: Thursday, July 29, 2021 1:04 PM
To: [Gentzler, Joshua](#)
Subject: RE: DEV-21-119 Rezoning Willis Request - 17326 242nd Street

We have not received any complaints on this property.

Kyle Anderson
Environmental Technician/Code Enforcement
Leavenworth County Planning & Zoning
300 Walnut St. Ste. 212
Leavenworth, KS 66048
913-684-1084

From: Gentzler, Joshua
Sent: Tuesday, July 27, 2021 2:30 PM
To: 'Timothy Smith' <chief1860@ttrfd.com>; RWD 13 (linda@jfrwd13.com) <linda@jfrwd13.com>; Amanda Holloway (Amanda.holloway@freestate.coop) <Amanda.holloway@freestate.coop>; Anderson, Kyle <KAnderson@leavenworthcounty.gov>; Anderson, Lauren <LAnderson@leavenworthcounty.gov>; Magaha, Chuck <CMagaha@leavenworthcounty.gov>; Miller, Jamie <JMiller@leavenworthcounty.gov>; Mitch Pleak <MPleak@olsson.com>; Thorne, Eric <ethorne@leavenworthcounty.gov>; Van Parys, David <DVanParys@leavenworthcounty.gov>
Subject: DEV-21-119 Rezoning Willis Request - 17326 242nd Street

Good afternoon,

The Department of Planning and Zoning has received an application for a Rezoning regarding a property at 17326 242nd Street, Tonganoxie, KS 66086. This is a request to rezone a 5-acre portion of parcel 206-13-0-00-00-013.00.

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If you have any questions or need additional information, please contact me at (913) 684-0464 or at JGentzler@LeavenworthCounty.Gov.

Thank you,

Joshua Gentzler
Planner II
[Planning & Zoning](#)
Leavenworth County
913.684.0464

From: [Joe Osborn](#)
Sent: Thursday, July 29, 2021 5:34 PM
To: [Gentzler, Joshua](#)
Cc: [Jefferson County RWD #13](#)
Subject: DEV-21-119 Rezoning Willis Request - 17326 242nd Street

Notice: This email originated from outside this organization. Do not click on links or open attachments unless you trust the sender and know the content is safe.

Joshua,
I talked with Mr. Willis and he said the property has a well on it and will not need a meter from the water district. If you need anything else please let me know.

Thank you,

Joe Osborn
District Manager
joe@jfrwd13.com
1951 Wellman Rd.
Lawrence Ks, 66044
785-813-3589

From: [Anderson, Lauren](#)
Sent: Thursday, August 12, 2021 11:54 AM
To: [Gentzler, Joshua](#); 'Timothy Smith'; [RWD 13 \(linda@jfrwd13.com\)](#); [Amanda Holloway \(Amanda.holloway@freestate.coop\)](#); [Anderson, Kyle](#); [Magaha, Chuck](#); [Miller, Jamie](#); [Mitch Pleak](#); [Thorne, Eric](#); [Van Parys, David](#)
Subject: RE: DEV-21-119 Rezoning Willis Request - 17326 242nd Street

This request meets the comprehensive plan. Public Works has no comment on the rezoning request.

Lauren

From: Gentzler, Joshua <JGentzler@leavenworthcounty.gov>
Sent: Tuesday, July 27, 2021 2:30 PM
To: 'Timothy Smith' <chief1860@ttrfd.com>; RWD 13 (linda@jfrwd13.com) <linda@jfrwd13.com>; Amanda Holloway (Amanda.holloway@freestate.coop) <Amanda.holloway@freestate.coop>; Anderson, Kyle <KAnderson@leavenworthcounty.gov>; Anderson, Lauren <LAnderson@leavenworthcounty.gov>; Magaha, Chuck <CMagaha@leavenworthcounty.gov>; Miller, Jamie <JMiller@leavenworthcounty.gov>; Mitch Pleak <MPleak@olsson.com>; Thorne, Eric <ethorne@leavenworthcounty.gov>; Van Parys, David <DVanParys@leavenworthcounty.gov>
Subject: DEV-21-119 Rezoning Willis Request - 17326 242nd Street

Good afternoon,

The Department of Planning and Zoning has received an application for a Rezoning regarding a property at 17326 242nd Street, Tonganoxie, KS 66086. This is a request to rezone a 5-acre portion of parcel 206-13-0-00-00-013.00.

The Planning Staff would appreciate your written input in consideration of the above request. Please review the attached information and forward any comments to us by Tuesday, August 3rd.

If you have any questions or need additional information, please contact me at (913) 684-0464 or at JGentzler@LeavenworthCounty.Gov.

Thank you,

Joshua Gentzler
Planner II
[Planning & Zoning](#)
Leavenworth County
913.684.0464

Allison, Amy

From: DONNA BOSLEY <rdbosley@sbcglobal.net>
Sent: Wednesday, September 15, 2021 9:55 AM
To: PZ
Subject: Rezoning

Notice: This email originated from outside this organization. Do not click on links or open attachments unless you trust the sender and know the content is safe.

Dear Planning and Zoning,

I am sure there is a valid reason behind the five acre minimum rule in certain locations, and two and a half acres in others. Allowing individuals to petition a change from five to two and one half acres is opening Pandora's box if it hasn't already.

I strongly oppose the rezoning of DEV 21-119 and DEV 21-107. Both of these locations are near our property and our home.

If rezoning is granted in these locations, we hope that in the future we will be given the same consideration when it comes to dividing our property.

To reiterate our position, we oppose the rezoning and ask that you stay with the 5 acre rule.

Richard and Donna Bosley
23894 Evans Road
Tonganoxie
913-369-2669

RESOLUTION 2021-44

A resolution of the Leavenworth County Kansas Board of Commissioners, authorizing a rezoning from RR-5 to RR-2.5 on the following described property:

A tract of land in the Southeast Quarter of Section 13, Township 11 South, Range 20 East of the 6th P.M, in Leavenworth County, Kansas more commonly known as 17326 242nd Street.

WHEREAS, it is hereby found and determined that a request for a Rezoning as described above was filed with the Secretary of the Leavenworth County Planning Commission, on the 23rd day of July, 2021, and

WHEREAS, it is hereby found that the Leavenworth County Planning Commission, after notice as required by law, did conduct a public hearing upon the granting of such request (DEV-21-119) for a Rezoning on the 8th day of September, 2021; and

WHEREAS, it is hereby found that the Leavenworth County Planning Commission, based upon specific findings of fact incorporated by reference herein, did recommend that the Rezoning be approved; and

WHEREAS, the Board of County Commissioners considered, in session on the 29th day of September, 2021, the recommendation of the Leavenworth County Planning Commission.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Leavenworth County, Kansas, that:

1. Based upon the recommendation and findings of fact of the Leavenworth County Planning Commission; and,
2. Based upon the findings of fact adopted by the Board of County Commissioners in regular session on the 29th day of September, 2021, and incorporated herein by reference;

That request for rezoning as described above, also known as 17326 242nd Street, Parcel Identification Number 206-13-0-00-00-013.00, is hereby granted.

Adopted this 29th day of September, 2021
Board of County Commission
Leavenworth, County, Kansas

Mike Smith, Chairman

ATTEST

Jeff Culbertson, Member

Janet Klasinski

Vicky Kaaz, Member

Doug Smith, Member

Mike Stieben, Member

**Leavenworth County
Request for Board Action
Resolution 2021-45
Rezoning from RR-5 to RR-2.5**

Date: September 29, 2021
To: Board of County Commissioners
From: Planning & Zoning Staff

Department Head Review: Amy Allison, Reviewed

Additional Reviews as needed:

Budget Review **Administrator Review** **Legal Review**

Action Requested: Approve Resolution 2021-45, a request to rezone a tract of land from RR-5 to RR-2.5.

Analysis: The proposed rezoning is located ¼ mile north of the 230th Street and Linwood Rd intersection. The property is currently zoned as RR-5. The applicant is requesting approval of a rezoning to RR-2.5. The applicant has not indicated any interest to develop the site into a subdivision at this time. The property is currently vacant per the applicant's presentation.

The parcel is within an area marked as County Road 1 on the Future Land Use map but is adjacent to land designated Residential. The applicant's request matches the Future Land Use map. Staff is generally in support of the request.

Recommendation: The Planning Commission voted 9-0 to recommend approval of Case No.DEV-21-121, rezone from RR-5 to RR-2.5.

Alternatives:

1. Approve Resolution 2021-45 (Case No. DEV-21-121), Rezoning of Parcel No. 224-17-0-00-00-006.00 from RR-5 to RR-2.5, With Findings of Fact; or
2. Deny Resolution 2021-45 (Case No. DEV-21-21), Rezoning of Parcel No. 224-17-0-00-00-006.00 from RR-5 to RR-2.5, With Findings of Fact; or
3. Revise or Modify the Planning Commission Recommendation to Resolution 2021-45 (Case No. DEV-21-121), Rezoning of Parcel No. 224-17-0-00-00-006.00 from RR-5 to RR-2.5, With Findings of Fact; or
4. Remand the case back to the Planning Commission.

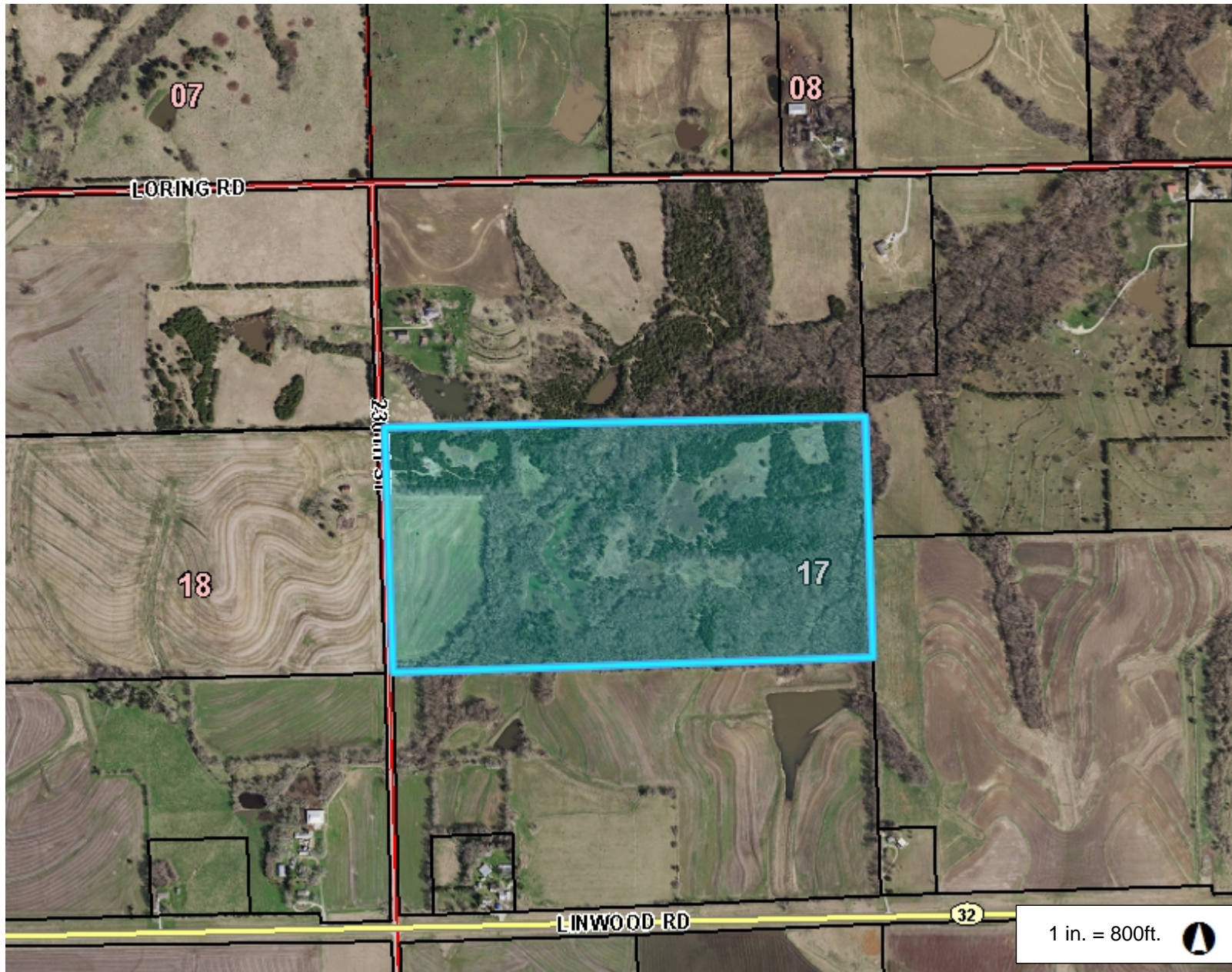
Budgetary Impact:

- Not Applicable
- Budgeted item with available funds
- Non-Budgeted item with available funds through prioritization
- Non-Budgeted item with additional funds requested

Total Amount Requested: \$0.00

Additional Attachments: Staff Report, Plat, Planning Commission Minutes

DEV-21-121 Rezone



Legend

- Parcel Number
- Parcel
- City Limit Line
- Major Road
 - <all other values>
 - 70
- Road
- Railroad
- Section
- Section Boundaries
- County Boundary

1,600.0 0 800.00 1,600.0 Feet

This Cadastral Map is for informational purposes only. It does not purport to represent a property boundary survey of the parcels shown and shall not be used for conveyances or the establishment of property boundaries.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes

**Resolution 2021-45
Case No. DEV-21-121
Rezoning from RR-5 to RR-2.5**

Staff Report – Board of County Commissioners

September 29, 2021

GENERAL INFORMATION:

**Applicant/
Property Owner:** Joe Herring on behalf of Don Willming – Dawn Real Estate Holdings
15506 Metro Avenue
Bonner Springs, KS 66012

Legal Description: A tract of land in the South Half of the Northwest Quarter of Section 17,
Township 12 South, Range 21 East of the 6th P.M, in Leavenworth County,
Kansas.

Location: 00000 230th Street, approximately 1.5 miles South of I-70

Parcel Size: ± 80 acres

Zoning/Land Use: RR-5, Rural Residential 5-acre minimum size parcels

Comprehensive Plan: This parcel is within the Rural Residential 2.5-acre land use category.

Parcel ID No.: 224-17-0-00-00-006.00

Planner: Amy Allison

REPORT:

Planning Commissioner Recommendation

The Planning Commission voted 9-0 to recommend approval of Resolution 2021-45 (Case No.DEV-21-121), rezone from RR-5 to RR-2.5.

Request

The applicant is requesting to rezone a parcel of land from Rural Residential 5-acre to Rural Residential 2.5-acre.

Adjacent Land Use

The surrounding properties are residences and farms on varying sized parcels ranging from 4.5 acres to over 140 acres in size.

Flood Plain

There are no Special Flood Hazard Area X on this parcel per FEMA Firm Map 20103C0325G, effective July 16, 2015.

Utilities/Services

Sewer: Private septic system
Fire: Reno Township FD
Water: RWD #10
Electric: Evergy

Access/Streets

The property is accessed by 230th Street. This road is a County Local Road with a gravel surface ± 20' wide.

Agency Comments

See attached comments – Memo – Kyle Anderson – Planning and Zoning, July 29, 2021
See attached comments – Memo – Lauren Anderson – Public Works, August 12, 2021
See attached comments – Memo – Name – Gary Bennett - Rural Water District #10, July 27, 2021
See attached comments – Email – Name – Ross Harris – Evergy, July 29, 2021

Factors to be considered

The following factors are to be considered by the Planning Commission and the Board of County Commission when approving or disapproving this Rezoning request:

1. Character of the neighborhood: The character of the neighborhood is rural; agricultural uses and rural residences.
2. Zoning and uses of nearby property: The surrounding properties are zoned RR-5, Rural Residential 5-acre minimum size parcels. The uses are rural residences and agricultural use.
3. Suitability of the property for the uses to which it has been restricted: The property is within an area zoned for residential use.
4. Extent to which removal of the restrictions will detrimentally affect nearby property: The area will not likely be detrimentally affected by the request.
5. Length of time the property has been vacant as zoned: The property has not been developed but has been used for agricultural purposes.
6. Relative gain to economic development, public health, safety and welfare: Rezoning of the property would allow for up to 32 rural residential lots.
7. Conformance to the Comprehensive Plan: The Future Land Use Map indicates this area as Rural Residential – 2.5.
8. Staff recommendation is for the approval of the rezoning request.

Staff Comments

The property is located on the east side of 230th Street, approximately ¼ mile north of the 230th street and Linwood Rd intersection. The property is currently zoned RR-5. The applicant is requesting the property be rezoned to RR-2.5. The applicant indicated a barn currently resides on the property. While staff could not find a record of the barn in question, should the property be developed into rural residential lots, the barn will need to be brought into conformance with the current zoning and subdivision regulations.

ACTION OPTIONS:

1. Approve Resolution 2021-45 (Case No. DEV-21-121), Rezoning of Parcel No. 224-17-0-00-00-006.00 from RR-5 to RR-2.5, With Findings of Fact; or
2. Deny Resolution 2021-45 (Case No. DEV-21-21), Rezoning of Parcel No. 224-17-0-00-00-006.00 from RR-5 to RR-2.5, With Findings of Fact; or
3. Revise or Modify the Planning Commission Recommendation to Resolution 2021-45 (Case No. DEV-21-121), Rezoning of Parcel No. 224-17-0-00-00-006.00 from RR-5 to RR-2.5, With Findings of Fact; or
4. Remand the case back to the Planning Commission.

ATTACHMENTS:

Narrative
Location/Aerial Maps
Memorandums

REZONING APPLICATION

Leavenworth County Planning Department
300 Walnut, St., Suite 212
County Courthouse
Leavenworth, Kansas 66048
913-684-0465

Office Use Only

Township: _____ Date Received: _____
Planning Commission Date _____
Case No. _____ Date Paid _____
Zoning District _____ Comprehensive Plan Land Use Designation _____

APPLICANT/AGENT INFORMATION

OWNER INFORMATION (If different)

NAME Joe Herring - Herring Surveying Company NAME Don Willming - Dawn Real Estate Holdings
ADDRESS 315 North 5th Street ADDRESS 15506 Metro Avenue
CITY/ST/ZIP Leavenworth, KS 66048 CITY/ST/ZIP Bonner Springs, KS 66012
PHONE 913-651-3858 PHONE N/A
EMAIL herringsurveying@outlook.com EMAIL N/A
CONTACT PERSON Joe CONTACT PERSON N/A

PROPOSED USE INFORMATION

Proposed Land Use Rural Residential and AG
Current Zoning RR-5 Requested Zoning RR 2.5
Reason for Requesting Rezoning Match Comp Plan

PROPERTY INFORMATION

Address of Property 00000 230th Street
Parcel Size 80 Acres
Current use of the property AG
Present Improvements or structures Barn
PID 224-17-0-00-00-006

I, the undersigned am the *(owner)*, *(duly authorized agent)*, *(Circle One)* of the aforementioned property situated in the unincorporated portion of Leavenworth County, Kansas. By execution of my signature, I do hereby officially apply for rezoning as indicated above.

Signature _____ Date July 22, 2021

ATTACHMENT A

AFFIDAVIT

Authorization of Contractors or Individuals to Act as Agents of a Landowner
COUNTY OF LEAVENWORTH
STATE OF KANSAS

We/I Donald Willming and _____

Being dully sworn, dispose and say that we/I are the owner(s) of said property located at -
12946 230th St, Linwood, KS 66048 and that we authorize the following people or firms to act in our interest with the Leavenworth County Planning and Zoning Department for a period of one calendar year. Additionally, all statements herein contained in the information herewith submitted are in all respects true and correct to the best of our knowledge and belief.

Authorized Agents (full name, address & telephone number)

1) Joseph A. Herring - Herring Surveying Company 315 N. 5th Street, Leavenworth, KS 66048, 913-651-3858

2) Signed and entered this 23rd day of July, 2021.

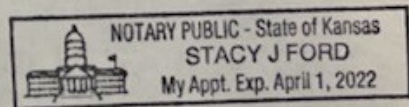
Donald Willming, 15506 Metro Ave, Bonna Springs, KS
Le6012
Print Name, Address, Telephone

Dr Willm 913-915-1024
Signature

STATE OF KANSAS)
) SS
COUNTY OF LEAVENWORTH)

Be it remember that on this 23rd day of July, 2021, before me, a notary public in and for said County and State came Donald Willming to me personally known to be the same persons who executed the forgoing instrument of writing, and duly acknowledged the execution of same. In testimony whereof, I have hereunto set my hand and affixed my notary seal the day and year above written.

NOTARY PUBLIC Stacy J Ford
My Commission Expires: April 1, 2022



(seal)



First American Title™

ALTA Commitment for Title Insurance

ISSUED BY

First American Title Insurance Company

Schedule A

Transaction Identification Data for reference only:

Issuing Agent: **Security 1st Title**
Issuing Office: **15510 State Ave #10A**
Basehor, KS 66007
ALTA Universal ID: **1179591**
Commitment Number: **2412308**
Property Address: **230th St.**
Linwood, KS 66052

Buyer: **Dawn Real Estate Holdings No. 1, LLC, a Kansas limited liability company**
Title Officer: **Lexi Smith**
Phone: **785-856-2900**
Email: **lsmith@security1st.com**
Escrow Officer: **Betsy Radell**
Phone: **913-325-2472**
Email: **bradell@security1st.com**

SCHEDULE A

1. Commitment Date: **November 24, 2020, at 7:00 a.m**
2. Policy to be Issued: Owner's
 - (a) ALTA® Owner's Policy

Proposed Insured: **Dawn Real Estate Holdings No. 1, LLC, a Kansas limited liability company**
Proposed Policy Amount: **\$560,000.00**
3. The estate or interest in the Land described or referred to in this Commitment is **Fee Simple**
4. The Title is, at the Commitment Date, vested in:
Scott David Krehbiel and Kelly Renee Krehbiel, Trustees under the Scott and Kelly Krehbiel Revocable Joint Living Trust dated June 1, 2012
5. The Land is described as follows:
The South Half of the Northwest Quarter of Section 17, Township 12, Range 21 East, in Leavenworth County, Kansas.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions.

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Allison, Amy

From: Anderson, Kyle
Sent: Thursday, July 29, 2021 1:09 PM
To: Gentzler, Joshua
Subject: RE: DEV-21-121 Willming Rezoning - 230th Street

We have not received any complaints on this property.

Kyle Anderson
Environmental Technician/Code Enforcement
Leavenworth County Planning & Zoning
300 Walnut St. Ste. 212
Leavenworth, KS 66048
913-684-1084

From: Gentzler, Joshua
Sent: Tuesday, July 27, 2021 2:37 PM
To: 'LTorneden@RTSD21.com' <LTorneden@RTSD21.com>; Bennett9@embarqmail.com; 'Tyler.rebel@evergy.com' <Tyler.rebel@evergy.com>; Anderson, Kyle <KAnderson@leavenworthcounty.gov>; Anderson, Lauren <LAnderson@leavenworthcounty.gov>; Magaha, Chuck <CMagaha@leavenworthcounty.gov>; Miller, Jamie <JMiller@leavenworthcounty.gov>; Mitch Pleak <MPleak@olsson.com>; Thorne, Eric <ethorne@leavenworthcounty.gov>; Van Parys, David <DVanParys@leavenworthcounty.gov>
Subject: DEV-21-121 Willming Rezoning - 230th Street

Good afternoon,

The Department of Planning and Zoning has received an application for a Rezoning regarding a property on the east side of 230th Street, approximately 1400 feet north of Linwood Road, in Linwood, KS 66052.

The Planning Staff would appreciate your written input in consideration of the above request. Please review the attached information and forward any comments to us by Tuesday, August 3rd.

If you have any questions or need additional information, please contact me at (913) 684-0464 or at JGentzler@LeavenworthCounty.gov.

Thank you,

Joshua Gentzler
Planner II
[Planning & Zoning](#)
Leavenworth County
913.684.0464

Allison, Amy

From: Anderson, Lauren
Sent: Thursday, August 12, 2021 11:51 AM
To: Gentzler, Joshua; Allison, Amy
Subject: RE: DEV-21-121 Willming Rezoning - 230th Street

This request meets the comprehensive plan. Public Works has no comment on the rezoning request.

Thanks,
Lauren

From: Gentzler, Joshua <JGentzler@leavenworthcounty.gov>
Sent: Tuesday, July 27, 2021 2:37 PM
To: 'LTorneden@RTSD21.com' <LTorneden@RTSD21.com>; Bennett9@embarqmail.com; 'Tyler.rebel@evergy.com' <Tyler.rebel@evergy.com>; Anderson, Kyle <KAnderson@leavenworthcounty.gov>; Anderson, Lauren <LAnderson@leavenworthcounty.gov>; Magaha, Chuck <CMagaha@leavenworthcounty.gov>; Miller, Jamie <JMiller@leavenworthcounty.gov>; Mitch Pleak <MPleak@olsson.com>; Thorne, Eric <ethorne@leavenworthcounty.gov>; Van Parys, David <DVanParys@leavenworthcounty.gov>
Subject: DEV-21-121 Willming Rezoning - 230th Street

Good afternoon,

The Department of Planning and Zoning has received an application for a Rezoning regarding a property on the east side of 230th Street, approximately 1400 feet north of Linwood Road, in Linwood, KS 66052.

The Planning Staff would appreciate your written input in consideration of the above request. Please review the attached information and forward any comments to us by Tuesday, August 3rd.

If you have any questions or need additional information, please contact me at (913) 684-0464 or at JGentzler@LeavenworthCounty.gov.

Thank you,

Joshua Gentzler
Planner II
[Planning & Zoning](#)
Leavenworth County
913.684.0464

Allison, Amy

From: Gary Bennett <bennett9@embarqmail.com>
Sent: Tuesday, July 27, 2021 4:07 PM
To: Gentzler, Joshua; 'LTorneden@RTSD21.com'; 'Tyler.rebel@evergy.com'; Anderson, Kyle; Anderson, Lauren; Magaha, Chuck; Miller, Jamie; Mitch Pleak; Thorne, Eric; Van Parys, David
Subject: Re: DEV-21-121 Willming Rezoning - 230th Street

Notice: This email originated from outside this organization. Do not click on links or open attachments unless you trust the sender and know the content is safe.

The water district does not have any problems with this application but before a final decision is made we would like to know how lots and the size of the lots. There was no maps attached in my email.

On 7/27/2021 2:37 PM, Gentzler, Joshua wrote:

Good afternoon,

The Department of Planning and Zoning has received an application for a Rezoning regarding a property on the east side of 230th Street, approximately 1400 feet north of Linwood Road, in Linwood, KS 66052.

The Planning Staff would appreciate your written input in consideration of the above request. Please review the attached information and forward any comments to us by Tuesday, August 3rd.

If you have any questions or need additional information, please contact me at (913) 684-0464 or at JGentzler@LeavenworthCounty.gov.

Thank you,

Joshua Gentzler

Planner II

[Planning & Zoning](#)

Leavenworth County

913.684.0464

Allison, Amy

From: Ross Harris <Ross.Harris@evergy.com>
Sent: Thursday, July 29, 2021 7:47 AM
To: Gentzler, Joshua
Subject: FW: DEV-21-121 Willming Rezoning - 230th Street
Attachments: 2021.07.23 DEV-21-121 DESCRIPTION.pdf; 2021.07.23 DEV-21-121 Application.pdf;
2021.07.23 DEV-21-121 Application.pdf

Notice: This email originated from outside this organization. Do not click on links or open attachments unless you trust the sender and know the content is safe.

Internal Use Only

Joshua,

I am with evergy, and I have no issues with this. Thanks

Ross Harris
Evergy
785-865-4857

From: Tyler Rebel <Tyler.Rebel@evergy.com>
Sent: Wednesday, July 28, 2021 8:56 AM
To: Design Group Lawrence Service Center <DesignGroupLawrenceServiceCenter@evergy.com>
Subject: FW: DEV-21-121 Willming Rezoning - 230th Street

Internal Use Only

Group,

I think this is in your territory – let me know if it's not. Thanks

Tyler Rebel
Distribution Designer
Evergy
tyler.rebel@evergy.com
O: 913.758.2727
evergy.com

From: Gentzler, Joshua <JGentzler@leavenworthcounty.gov>
Sent: Tuesday, July 27, 2021 2:37 PM
To: 'LTorneden@RTSD21.com' <LTorneden@RTSD21.com>; Bennett9@embargmail.com; Tyler Rebel <Tyler.Rebel@evergy.com>; Anderson, Kyle <KAnderson@leavenworthcounty.gov>; Anderson, Lauren <LAAnderson@leavenworthcounty.gov>; Magaha, Chuck <CMagaha@leavenworthcounty.gov>; Miller, Jamie <JMiller@leavenworthcounty.gov>; Mitch Pleak <MPleak@olsson.com>; Thorne, Eric

<ethorne@leavenworthcounty.gov>; Van Parys, David <DVanParys@leavenworthcounty.gov>

Subject: DEV-21-121 Willming Rezoning - 230th Street

****CAUTION: This email originated from outside of the Evergy network. Do not click links or open attachments unless you recognize the sender and know the content is safe****

Good afternoon,

The Department of Planning and Zoning has received an application for a Rezoning regarding a property on the east side of 230th Street, approximately 1400 feet north of Linwood Road, in Linwood, KS 66052.

The Planning Staff would appreciate your written input in consideration of the above request. Please review the attached information and forward any comments to us by Tuesday, August 3rd.

If you have any questions or need additional information, please contact me at (913) 684-0464 or at JGentzler@LeavenworthCounty.gov.

Thank you,

Joshua Gentzler
Planner II
[Planning & Zoning](#)
Leavenworth County
913.684.0464

FROM: LOLA MAE TORNEGAN
23060 LINWOOD, RD. 66052

TO THE PLANNING AND
ZONING COMMISSION:

I AM UNABLE TO ATTEND
TONIGHTS HEARING
REGARDING THE REZONING
OF THE PARCEL OF LAND
ALONG MY NORTH PROPERTY
LINE. TO ALLOW FOR 2.5 ACRE
LOTS.

I AM FIRMLY IN OPPOSITION.

PLEASE ALLOW MARYAM HJERSTED
TO PRESENT MY OBJECTIONS?

TRAFFIC, NOISE, POLLUTION OF
LAND AND WATER, TOO MANY DOGS
BARKING AT THE COYOTES, CARS,
ATVS, AND RECREATIONAL VEHICLES,
SPEEDING DOWN GRAVEL ROAD,
APATHY FROM CITY PEOPLE TOWARD
CONCERNS OF RURAL CULTURE,
BRINGING "CITY" INTO ^{AN} AREA THAT HAS
BEEN ^{OPEN} COUNTRY, FOR HUNDREDS OF
YEARS IS INAPPROPRIATE. DENSE
DEVELOPMENTS SHOULD BE ON THE
EDGES OF CITIES. HE ALREADY CAN
PUT 16 HOUSES, WANTING 32 IS
JUST GREEDY, Lola Mae Tornegan

RESOLUTION 2021-45

A resolution of the Leavenworth County Kansas Board of Commissioners, authorizing a rezoning from Rural Residential 5-acre to Rural Residential 2.5-acre on the following described property:

A tract of land in the South Half of the Northwest Quarter of Section 17, Township 12 South, Range 21 East of the 6th P.M., in Leavenworth County, Kansas more commonly known as 00000 230th Street.

WHEREAS, it is hereby found and determined that a request for a Rezoning as described above was filed with the Secretary of the Leavenworth County Planning Commission, on the 23rd day of July, 2021, and

WHEREAS, it is hereby found that the Leavenworth County Planning Commission, after notice as required by law, did conduct a public hearing upon the granting of such request (DEV-21-121) for a Rezoning on the 1st day of September, 2021; and

WHEREAS, it is hereby found that the Leavenworth County Planning Commission, based upon specific findings of fact incorporated by reference herein, did recommend that the Rezoning be approved; and

WHEREAS, the Board of County Commissioners considered, in session on the 29th day of September, 2021, the recommendation of the Leavenworth County Planning Commission.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Leavenworth County, Kansas, that:

1. Based upon the recommendation and findings of fact of the Leavenworth County Planning Commission; and,
2. Based upon the findings of fact adopted by the Board of County Commissioners in regular session on the 29th day of September, 2021, and incorporated herein by reference;

That request for rezoning as described above, also known as 00000 230th Street, Parcel Identification Number 224-17-0-00-00-006.00, is hereby granted.

Adopted this 29th day of September, 2021
Board of County Commission
Leavenworth, County, Kansas

Mike Smith, Chairman

ATTEST

Jeff Culbertson, Member

Janet Klasinski

Vicky Kaaz, Member

Doug Smith, Member

Mike Stieben, Member

**Leavenworth County
Request for Board Action
Resolution 2021-46
Proposed Amendment to the 2006 Leavenworth County Zoning and Subdivision
Regulations – Article 32**

Date: September 29, 2021
To: Board of County Commissioners
From: Planning & Zoning Staff

Department Head Review: Amy Allison, Reviewed

Additional Reviews as needed:

Budget Review Administrator Review Legal Review

Action Requested: Approve Resolution 2021-46 (Case No. DEV-21-127), Proposed Amendment to the Leavenworth County Zoning and Subdivision Regulations – Article 32.

Analysis: This is a request to consider a proposed amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations. The proposed amendment is for the following Article 32 – Recreational Vehicle.

Staff is requesting the Planning Commission and the Board of County Commissioners grant the Planning and Zoning Director the authority to allow residents of Leavenworth County utilize Recreational Vehicles as temporary dwelling units in certain, specified situations and as dwelling units within a mobile home court/park.

Recommendation: The Planning Commission voted 9-0 to recommend approval of Case No. DEV-21-127 (Resolution 2021-46) Amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations – Article 32.

Alternatives:

1. Approve Regulation 2021-46 (Case No. DEV-21-127) Amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations – Article 32, with Findings of Fact, and with or without conditions; or
2. Deny Regulation 2021-46 (Case No. DEV-21-127) Amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations – Article 32, with Findings of Fact; or
3. Revise or Modify the Planning Commission Recommendation to Regulation 2021-46 (Case No. DEV-21-127) Amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations – Article 32, with Findings of Fact; or
4. Continue the Public Hearing to another date, time, and place; or
5. Remand the case back to the Planning Commission.

Budgetary Impact:

- X Not Applicable
 Budgeted item with available funds
 Non-Budgeted item with available funds through prioritization
 Non-Budgeted item with additional funds requested

Total Amount Requested:

\$0.00

Additional Attachments: Staff Report, Planning Commission Minutes, Resolution

**Resolution 2021-46
Case No. DEV-21-127
Proposed Amendment to the 2006 Leavenworth County Zoning and
Subdivision Regulations**

Staff Report – Board of County Commissioners

September 29, 2021

GENERAL INFORMATION:

Applicant: Leavenworth County Planning and Zoning Department

Planner: Joshua Gentzler

REQUEST:

This is a request to consider a proposed amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations. Proposed amendment is for the introduction of the following Article:

Planning Commission Recommendation

The Planning Commission voted 9-0 to recommend approval of Resolution 2021-46 (Case No. DEV-21-127), proposed amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations.

Proposed Text Amendment

ARTICLE 32 – RECREATIONAL VEHICLE *(New article)*

Section 1. GENERAL PROVISIONS

Recreational vehicles shall not be considered dwelling units unless provided for within this Article.

Section 2. TEMPORARY LIVING ACCOMMODATIONS.

1. Recreational vehicles are permitted for use as a temporary living accommodation on any parcel with a constructed, permitted single-family dwelling unit provided:
 - a. The recreational vehicle is used as a dwelling for no more than 90 days in a calendar year;
 - b. Wastewater or sewage from the recreational vehicle shall be disposed of:
 - i. By a licensed Septic Hauler, or
 - ii. At a licensed facility; and
 - c. There is no more than one (1) recreational vehicle used as a temporary dwelling unit on a parcel at any one point in time.

Section 3. TEMPORARY DWELLING UNIT DURING CONSTRUCTION.

1. Requirements. Recreational vehicles can be permitted as a temporary dwelling unit during the building of a residence on any parcel if:
 - i. The parcel is currently vacant;
 - ii. A single-family building permit has been issued;
 - iii. The property owner has received a Recreational Vehicle Temporary Residence Permit;
 - iv. The recreational vehicle has no canvas, soft-sided, or similar exterior surface(s);
 - v. The recreational vehicle is connected to a permitted and installed septic waste system prior to use as a residence on the property; and
 - vi. The owner shall connect the recreational vehicle to a ground anchor system.
2. Time Frame Permitted. A recreational vehicle is permitted for use as a temporary dwelling unit during the period of the first single-family building permit issued for the parcel and one (1) renewal of that permit.
3. Exception. The property owner may be issued an additional Recreational Vehicle Temporary Residence Permit in the case of a fire, natural disaster, or Act of God that destroyed or rendered uninhabitable the primary single-family home on the property. This permit shall be issued at the discretion of the Director of Planning and Zoning.

Section 4. DWELLING UNITS IN A MOBILE HOME COURT.

1. Recreational vehicles may be used as dwelling units in a mobile home court.
2. Every recreational vehicle located in a mobile home court is required to be connected to a ground anchor system.

ACTION OPTIONS:

1. Approve Regulation 2021-46 (Case No. DEV-21-127) Amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations – Article 32, with Findings of Fact, and with or without conditions; or
2. Deny Regulation 2021-46 (Case No. DEV-21-127) Amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations – Article 32, with Findings of Fact; or
3. Revise or Modify the Planning Commission Recommendation to Regulation 2021-46 (Case No. DEV-21-127) Amendment to the 2006 Leavenworth County Zoning and Subdivision Regulations – Article 32, with Findings of Fact; or
4. Continue the Public Hearing to another date, time, and place; or
5. Remand the case back to the Planning Commission.

ATTACHMENTS:

None

RESOLUTION 2021-46

A resolution of the Leavenworth County Kansas Board of County Commission, to amend the following articles of the 2006 Zoning and Subdivision Regulations:

Article 32– Recreational Vehicle

Section 1. GENERAL PROVISIONS

Recreational vehicles shall not be considered dwelling units unless provided for within this Article.

Section 2. TEMPORARY LIVING ACCOMMODATIONS.

1. Recreational vehicles are permitted for use as a temporary living accommodation on any parcel with a constructed, permitted single-family dwelling unit provided:
 - a. The recreational vehicle is used as a dwelling for no more than 90 days in a calendar year;
 - b. Wastewater or sewage from the recreational vehicle shall be disposed of:
 - i. By a licensed Septic Hauler, or
 - ii. At a licensed facility; and
 - c. There is no more than one (1) recreational vehicle used as a temporary dwelling unit on a parcel at any one point in time.

Section 3. TEMPORARY DWELLING UNIT DURING CONSTRUCTION.

1. Requirements. Recreational vehicles can be permitted as a temporary dwelling unit during the building of a residence on any parcel if:
 - i. The parcel is currently vacant;
 - ii. A single-family building permit has been issued;
 - iii. The property owner has received a Recreational Vehicle Temporary Residence Permit;
 - iv. The recreational vehicle has no canvas, soft-sided, or similar exterior surface(s);
 - v. The recreational vehicle is connected to a permitted and installed septic waste system prior to use as a residence on the property; and
 - vi. The owner shall connect the recreational vehicle to a ground anchor system.
2. Time Frame Permitted. A recreational vehicle is permitted for use as a temporary dwelling unit during the period of the first single-family building permit issued for the parcel and one (1) renewal of that permit.
3. Exception. The property owner may be issued an additional Recreational Vehicle Temporary Residence Permit in the case of a fire, natural disaster, or Act of God that destroyed or rendered uninhabitable the primary single-family home on the property. This permit shall be issued at the discretion of the Director of Planning and Zoning.

Section 4. DWELLING UNITS IN A MOBILE HOME COURT.

1. Recreational vehicles may be used as dwelling units in a mobile home court.
2. Every recreational vehicle located in a mobile home court is required to be connected to a ground anchor system.

WHEREAS, it is hereby found that the Leavenworth County Planning Commission, after notice as required by law, did conduct a public hearing upon the amendment of the Leavenworth County Zoning and Subdivision Regulations for Case No. DEV-21-127 on the 8th day of September, 2021; and

WHEREAS, it is hereby found that the Leavenworth County Planning Commission, based upon specific findings of fact incorporated by reference herein, did recommend that the amendment be approved, as set forth; and

WHEREAS, the Board of County Commission considered, in session on the 29th day of September, 2021, the recommendation of the Leavenworth County Planning Commission.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commission of Leavenworth County, Kansas, that:

1. Based upon the recommendation and findings of fact of the Leavenworth County Planning Commission; and,
2. Based upon the findings of fact adopted by the Board of County Commission in regular session on the 29th day of September, 2021 and incorporated herein by reference;

That the amendments listed herein be approved:

Adopted this 29th day of September, 2021
Board of County Commission
Leavenworth, County, Kansas

Mike Smith, Chairman

ATTEST

Jeff Culbertson, Member

Janet Klasinski

Vicky Kaaz, Member

Doug Smith, Member

Mike Stieben, Member

**LEAVENWORTH COUNTY PLANNING COMMISSION
MINUTES OF THE REGULAR MEETING
September 8, 2021**

The full recorded meeting can be found on the County's YouTube channel.

Meeting called to order at 5:30 pm

Pledge of Allegiance

Oath of Office New Members

Members present: Steve Rosenthal, Mark Denney, A.W. Himpel, Jeff Spink, Amy Baker, Allan Stork, and Wolf Schmidt, Tom Dials, Robert Owens, and Jaden Bailey

Members absent: none

Staff present: Amy Allison-Deputy Director, Stephanie Sloop-Planning Coordinator, Joshua Gentzler-Planner, David Van Parys-Senior County Counselor

Minutes:

Commissioner Schmidt made a motion to approve the August Minutes. Commissioner Baker seconded that motion.

ROLL CALL VOTE - Motion to approve passed, 6/0 (2 abstentions, Commissioner Dials arrived after motion was over)

Secretary's Report:

Amy Allison gave the secretary's report, letting the Commission know that the approval of by-laws was being continued to October. Ms. Allison asked the Commission to make a motion when approving the agenda that it be noted that the next meeting would start at 5:30 since we were not approving our new by-laws. Ms. Allison also welcomed the new planning commissioners and went over the consent agenda and regular agenda.

A motion was made by Commissioner Schmidt to move future meeting start times to 5:30 pm and to approve the agenda. Commissioner Stork seconded the motion.

ROLL CALL VOTE - Motion to approve passed, 9/0

Case DEV-21-107

Consideration of an application for a rezoning request from the RR-5 zoning district to the RR-2.5 zoning district of the following described property: A tract of land in the Fractional Southwest Quarter of Section 7 and the Fractional Northwest Quarter of Section 18, Township 11 South, Range 21 East of the 6th P.M. in Leavenworth County, Kansas.

Also known as 00000 Sandusky Road

Amy Allison presented the facts and findings for the above request. Ms. Allison brought attention to the Commission that the parcels included in this request were next to an active rock quarry and shooting range. She also let the Commission know that the Planning and Zoning Office had received written opposition to this request and it has been included in the agenda packet.

The Planning Commission had some questions for staff about the operation of the quarry and future plans. Commissioner Himpel asked about KDOT input.

Chairman Rosenthal asked if the applicant if they wanted to come forward. Joe Herring, Herring Surveying, came forward to answer questions about this request.

Chairman Rosenthal asked if there was anyone that wished to speak in support of the request. Chairman Rosenthal asked if there was anyone wishing to speak in opposition. Several residents came forward to speak in opposition of the request. Chairman Rosenthal closed the public portion of the hearing and asked if there was further discussion.

The Planning Commission discussed the adopted Comprehensive Plan and their policy they have been using on following the future land use plan, while understanding that the Comprehensive Plan was also just a guideline. Chairman Rosenthal said if there was no further discussion he would accept a motion.

Commissioner Himpel made a motion to approve Case DEV-21-107, the motion was seconded by Commissioner Spink.

ROLL CALL VOTE Motion to approve passed, 8/0 (1 abstain)

(Commissioner Bailey abstained, feeling he did not have enough information as he was just appointed to the commission.)

The Board of County Commissioners will consider this item **September 29, 2021 at 9:00 A.M** in the Leavenworth County Courthouse.

Any person wishing to file a protest petition must contact the Planning & Zoning Office. Protest petitions must be filed with Leavenworth County within two weeks of this meeting.

Case DEV-21-118

Consideration of an application for a rezoning request from the RR-5 zoning districts to the RR-2.5 zoning district of the following described property: A tract of land in the Fractional Southeast Quarter of Section 6, Township 10 South, Range 21 East of the 6th P.M. Leavenworth County. Also known as 22852 Dempsey Road

Joshua Gentzler presented the facts and findings for the above request.

Chairman Rosenthal asked Chairman Rosenthal asked the applicant if they wished to speak. Mr. Joe Herring, Herring Surveying came forward to answer questions about the request.

Chairman Rosenthal asked if there was anyone that wished to speak in support of the request. Chairman Rosenthal asked if there was anyone wishing to speak in opposition. Several residents came forward to speak in opposition of the request. Chairman Rosenthal closed the public portion of the hearing and asked if there was further discussion.

Discussion was had amongst the Commission about the Comprehensive Plan and the Future Land Use Map.

Chairman Rosenthal said if there was no further discussion he would accept a motion.

Commissioner Himpel made a motion to approve DEV-21-118 a request to rezone property from RR-5 to RR-2.5. Commissioner Schmidt seconded the motion.

ROLL CALL VOTE - Motion to approve passed, 9/0

The Board of County Commissioners will consider this item **September 29, 2021 at 9:00 A.M** in the Leavenworth County Courthouse.

Any person wishing to file a protest petition must contact the Planning & Zoning Office. Protest petitions must be filed with Leavenworth County within two weeks of this meeting.

Case DEV-21-119

Consideration of an application for a rezoning request from the RR-5 to the RR-2.5 zoning district of the following described property: A tract of land in the Southeast Quarter of Section 13, Township 11 South, Range 20 East of the 6th PM, Leavenworth County. Also known as 17326 242nd Street

Joshua Gentzler presented the facts and findings for the above request.

Chairman Rosenthal asked Chairman Rosenthal asked the applicant if they wished to speak. Mr. Joe Herring, Herring Surveying came forward to answer questions about the request.

Chairman Rosenthal asked if there was anyone that wished to speak in support of the request. Chairman Rosenthal asked if there was anyone wishing to speak in opposition. Several residents came forward to speak in opposition of the request. Chairman Rosenthal closed the public portion of the hearing and asked if there was further discussion.

Chairman Rosenthal said if there was no further discussion he would accept a motion.

Commissioner Himpel made a motion to approve DEV-21-093, going through the golden factors and stating that it met the Comprehensive Plan. Commissioner Dials seconded the motion.

ROLL CALL VOTE - Motion to deny passed, 9/0

The Board of County Commissioners will consider this item on **September 29, 2021 at 9:00 A.M** in the Leavenworth County Courthouse.

Any person wishing to file a protest petition must contact the Planning & Zoning Office. Protest petitions must be filed with Leavenworth County within two weeks of this meeting.

Case DEV-21-121

Consideration of an application for a rezoning request from the RR-5 zoning district to the RR-2.5 zoning district of the following described property: A tract of land in the South Half of the Northwest Quarter of Section 17, Township 12 South, Range 21 East of the 6th PM, Leavenworth County. Also known as 00000 230th Street

Amy Allison presented the facts and findings for the above request.

Chairman Rosenthal asked Chairman Rosenthal asked the applicant if they wished to speak. Mr. Joe Herring, Herring Surveying came forward to answer questions about the request.

Chairman Rosenthal asked if there was anyone that wished to speak in support of the request. Chairman Rosenthal asked if there was anyone wishing to speak in opposition. Several residents came forward to speak in opposition of the request. Chairman Rosenthal closed the public portion of the hearing and asked if there was further discussion.

Chairman Rosenthal said if there was no further discussion he would accept a motion.

Commissioner Stork made a motion to approve DEV-21-121. Commissioner Denney seconded the motion.

ROLL CALL VOTE - Motion to approve passed, 9/0

The Board of County Commissioners will consider this item on **September 29, 2021 at 9:00 A.M** in the Leavenworth County Courthouse.

Any person wishing to file a protest petition must contact the Planning & Zoning Office. Protest petitions must be filed with Leavenworth County within two weeks of this meeting.

Case DEV-21-127

**Consideration of an application for amendments to the 2006 Leavenworth County Zoning and Subdivision Regulations:
Article 32 – Recreation vehicles**

Joshua Gentzler presented the facts and findings for the above changes to the Zoning Regulations.

Members of the Planning Commission asked for clarification on parts of the amendment. Discussion was had amongst Staff, County Counselor, and the Commission regarding the amendment and enforcement of the amendment.

Chairman Rosenthal opened the public hearing portion of the hearing and asked if there was anyone that wished to speak in support of the request. Chairman Rosenthal asked if there was anyone wishing to speak in opposition. Chairman Rosenthal closed the public portion of the hearing and asked if there was further discussion.

Commissioner Himpel made a motion to approve DEV-21-116, Commissioner Dials seconded the motion.

ROLL CALL VOTE - Motion to approve passed, 9/0

The Board of County Commissioners will consider this item on **September 29, 2021 at 9:00 A.M** in the Leavenworth County Courthouse.

Planning Commission adjourned at 7:42 PM