

# The Wyandotte Echo

Volume XLI 24 Pages THURSDAY, JUNE 2, 2022 Price 25 Cents Number 22

## Unified Government Public Health Department (UGPHD) Now Providing COVID-19 Booster Shots for Children Ages 5-11

(Kansas City, KS) - The Unified Government Public Health Department (UGPHD) is now offering COVID-19 booster shots for children ages 5-11. This action follows the U.S. Food and Drug Administration's (FDA) amendment of the emergency use authorization for the Pfizer-BioNTech COVID-19 vaccine. Now, children ages 5-11 who completed their primary series with the Pfizer-BioNTech vaccine at least 5 months ago are eligible for a booster shot. "Nationwide, more than 18 million doses of COVID-19

vaccine have been administered to this age group," said Juliann Van Liew, UGPHD director. "We know these vaccines are safe and effective, so we want to encourage parents to take advantage of the availability of these booster shots for kids ages five to eleven." Booster shots are available by appointment only at the UGPHD, located at 619 Ann Avenue in KCK. To make an appointment, call the COVID-19 vaccine/booster appointment line at (913) 573-8815. Appointment hours are:

\* Monday, Tuesday, Wednesday and Friday: 9:00 a.m. — 4:30 p.m.  
\* Thursday 9:00 a.m. — 6:00 p.m.  
Please note that minors must have a parent or guardian present at their appointment.  
UGPHD Also Encourages Second Booster Shots  
The UGPHD also reminded the public that people ages 12 and older who are immunocompromised, and those who are over 50, are eligible for a second COVID-19 booster shot of the Pfizer-BioNTech and Moderna

COVID-19 vaccine.  
Who is eligible for a second booster shot:  
\* Individuals 50 years of age and older, at least 4 months after they received their first booster shot of any authorized or approved COVID-19 vaccine.  
\* Individuals 12 years of age and older with certain kinds of immunocompromise can receive a second booster shot of the Pfizer-BioNTech COVID-19 vaccine, at least 4 months after they received their first booster dose of any authorized or approved COVID-19 vaccine.

are considered to have an equivalent level of immunocompromise.  
\* Individuals 18 years of age and older can get a second booster shot of the Moderna COVID-19 vaccine if they have the same certain immunocompromise.  
\* Individuals 18 years of age and older who received a primary vaccine and booster dose of Johnson & Johnson's Janssen COVID-19 vaccine at least 4 months ago may now receive a second booster dose using an mRNA COVID-19 vaccine.  
If you need more information on booster shots for children ages 5 to 11, or about second booster shots and who is eligible for them at this time, visit [WycoVaccines.org](http://WycoVaccines.org) or call 3-1-1. The public can

also find other vaccine locations by visiting [vaccines.gov](http://vaccines.gov). Additional information about COVID-19 statistics, vaccines and testing can also be found at [WycoVaccines.org](http://WycoVaccines.org).  
Free Transportation Available  
Free transportation to appointments at the UGPHD is also available through the WyCo Connect Transportation Access Program. Those needing transportation can call 3-1-1 or request it online at [GetConnectedWyco.org](http://GetConnectedWyco.org). Those who drive to the UGPHD for appointments can get their parking lot ticket validated. For those taking public transportation, there is a bus stop right in front of the Health Department on Ann Avenue.

## The Wyandotte Echo

### Notices, Billing and Subscription Information

#### Deadlines

For Guaranteed Publication: 10:00 a.m. Friday for publication in the next Thursday's issue.

For Late Notices, Corrections and/or Changes to currently running legals: 10:00 a.m. Monday for publication in that Thursday's issue.

The Echo will make every effort possible to accommodate late notices. To verify the date of first publication for a late notice, please call our scheduling line at (913) 724-3444. For all other matters call (913) 342-2444.

#### Billing Information

For questions concerning costs, billing or proof of publication: Call (913) 342-2444

#### Subscription Information

To order new subscriptions, submit changes of address or to cancel subscriptions: Call (913) 342-2444

#### Legal Notices

To submit a legal notice for publication or to make corrections/changes in currently running legal notices:

Email: [legals@wyecho.com](mailto:legals@wyecho.com)

*For fastest service, please email new notices to:*

[legals@wyecho.com](mailto:legals@wyecho.com)

## Ag Derek Schmidt: Ford Refunds Consumers For Exaggerated Fuel Economy Claims

TOPEKA – More than 300 Kansas consumers have received more than \$167,000 in refunds by Ford Motor Company as part of a nationwide settlement over claims Ford falsely advertised real-world fuel economy of certain model trucks, Kansas Attorney General Derek Schmidt said today.

The refunds are part of a \$19.2 million multistate settlement with Ford over the marketing of its 2013–2014 C-Max hybrids and the payload capacity of model year 2011–2014 Super Duty pickup trucks. In addition to the \$167,175 shared by 304 Kansas consumers, Kansas will receive \$283,546.98 to provide consumer protection enforcement and education.

"Given the price of new vehicles and rising cost of fuel, consumers expect that the price and claims on the vehicle sticker are valid," Schmidt said. "Kansans expect the honest truth about vehicle features and that they will get what they pay for. This settlement holds Ford accountable for being less than forthcoming about the true performance of their trucks."

A nationwide investigation by state attorneys general found that Ford made misleading representations about the vehicles, including the distance that could be driven on a tank of fuel, comparison to other hybrids on the market, or omitting certain factors that accounted for vehicle weight that would affect fuel mileage. The settlement corrects Ford's deceptive advertising practices, and helps ensure that Ford will not make false or misleading advertising claims about the fuel economy of its vehicles.

More information on safe car buying and avoiding scams is available on the attorney general's consumer protection website at [www.InYourCornerKansas.org](http://www.InYourCornerKansas.org). If you suspect a scam or fraud, or any other violation of Kansas consumer protection laws, you can file a complaint with our Consumer Protection Division online at that website or by calling (800) 432-2310.

## LEGAL NOTICE

# The Wyandotte Echo

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Wyandotte County, Kansas

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## SUBSCRIPTIONS

One Year ..... \$16.04  
Single ..... 25

## IN THE MATTER OF THE VEGA/RAGOYTIA MARRIAGE

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS  
In the Matter of the Marriage of Hilda Melendez Vega  
And

Case No. 22DM0922  
Division 2

Gerardo Ragoytia  
NOTICE OF SUIT  
The State of Kansas to Gerardo Ragoytia:

You are notified that a Petition for Divorce was filed in the District Court of Wyandotte County, Kansas asking that the person filing the divorce be granted a divorce and asking that the court make other orders in that divorce matter. You must file an answer to the Petition for Divorce with the court and provide a copy to the filing spouse on or before July 1st, 2022 which shall not be less than 41 days after first publication of the Notice of Suit, or the court will enter judgment against you on that Petition.

Hilda Melendez Vega  
1212 N. 14th St.  
Kansas City, KS 66102  
Filed by a Self-Representing Party  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

## IN THE MATTER OF THE M.A.P.N.PATERNITY

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS DOMESTIC COURT DEPARTMENT

In The Matter of The Paternity of M.A.P.N.  
minor child, by and through his mother and next friend,  
MARIA ISABEL NATAREN ALFARO

Plaintiff,  
Case No. 2022-DM-000967  
Court No. 10  
Chapters 60 & 38

v.  
CARLOS PORTILLO ALBERTO  
Defendant.

### NOTICE OF NON-APPEARANCE PATERNITY HEARING

TO ALL PARTIES CONCERNED AND TO CARLOS PORTILLO ALBERTO: PLEASE BE ADVISED that the above-captioned matter is set for a NON-APPEARANCE PATERNITY hearing with the District Court of Wyandotte County, Kansas City, Kansas, Division 10, on the 7th day of July 2022 at 9:00 a.m.

By:/s/Lauren Conard Young  
LAUREN CONARD YOUNG,  
#24442

110 S. Cherry Street Suite 103  
Olathe, Kansas 66061  
Phone: (913) 227-9336  
Fax: (877) 753-5550  
ATTORNEY FOR PLAINTIFF  
(First published 5-26-22)  
3t-The Wyandotte Echo-6-9-22

## LEGAL NOTICE

## CONSTANZA V. CUQUE

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS CIVIL DIVISION  
VICTORIA LEIVA CONSTANZA,  
the minor child,  
By and Through Her Next Friend

MIRNA LEIVA CONSTANZA  
and  
MIRNA LEIVA CONSTANZA,  
individually

Case No. 22DM862  
Petitioners,

vs.  
ERICK MORALES CUQUE  
Respondent.

## NOTICE OF SUIT

You are notified that a Petition for Declaration of Paternity and Custody was filed in the District Court of Wyandotte County, Kansas, by Petitioner against Respondent, asking that the person filing the petition be granted a sole legal and physical custody of the minor child and Respondent be declared the biological father of said child. You must file an answer to the Petition with the court and provide a copy to the Petitioner's Attorney, Jessica A. Gregory, at 2544 W 47th Ave, Kansas City, Kansas 66103, phone (913) 956-7000, on or before 45 days after first publication of this Notice or Suit, or the court will enter judgment against you on that Petition.

/s/ Jessica A. Gregory  
Jessica A. Gregory #24111  
Attorney for Petitioner  
2544 W 47th Ave  
Kansas City, KS 66103  
(913) 956-7000 phone  
(913) 956-7001 fax  
jgregorylawoffice@gmail.com  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

# The Wyandotte Echo

Wyandotte County's  
Official Legal Publication

## CALDERON V. SOLANO

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS CIVIL DIVISION  
JOSE ARMANDO SINCAL CALDERON and ANA CARLA SINCAL CALDERON, the minor children,  
By their next friend, ENMA CANDELARIA CALDERON MARROQUIN  
And

Case No 22DM855  
ENMA CANDELARIA CALDERON MARROQUIN  
Petitioners

vs.  
FREDI ARMANDO SINCAL SOLANO  
Respondent

## NOTICE OF SUIT

You are notified that a Petition for Declaration of Paternity and Custody was filed in the District Court of Wyandotte County, Kansas, by Petitioner against Respondent, asking that the person filing the petition be granted a sole legal and physical custody of the minor child and Respondent be declared the biological father of said child. You must file an answer to the Petition with the court and provide a copy to the Petitioner's Attorney, Jessica A. Gregory, at 2544 E 47th Avenue, Kansas City, Kansas 66103, phone (913) 956-7000, on or before 45 days after first publication of this Notice or Suit, or the court will enter judgment against you on that Petition.

/s/ Jessica A. Gregory  
Jessica A. Gregory #24111  
Attorney for Petitioner  
25454 W 47th Ave  
Kansas City, KS 66103  
(913) 956-7000 phone  
(913) 956-7001 fax  
jgregorylawoffice@gmail.com  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

## LEGAL NOTICE

## IN THE MATTER OF THE I.A.N.M. GUARDIANSHIP

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS FAMILY COURT DEPARTMENT PROBATE SECTION

In the Matter of the Guardianship of I.A.N.M. a minor.  
Case No. 2022PR000201  
Court No. 10  
Chapter 59

### NOTICE OF NON-APPEARANCE GUARDIANSHIP HEARING

TO ALL PARTIES CONCERNED AND TO ADAN NATAREN: PLEASE BE ADVISED that the above-captioned matter is set for a NON-APPEARANCE GUARDIANSHIP hearing with the District Court of Wyandotte County, Kansas City, Kansas, Division 10, on the 7th day of July 2022 at 9:00 a.m.  
By:/s/Lauren Conard Young  
LAUREN CONARD YOUNG,  
#24442

110 S. Cherry Street Suite 103  
Olathe, Kansas 66061  
Phone: (913) 227-9336  
Fax: (877) 753-5550  
ATTORNEY FOR PETITIONER  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

## IN THE INTEREST OF L.H. AND J.H.

IN THE DISTRICT COURT OF BARBER COUNTY, KANSAS IN THE INTEREST OF: L.H.

Case No. 2022JC7  
Year of Birth 2013, A female  
IN THE INTEREST OF: J.H.

Case No. 2022JC8  
Year of Birth 2014, A male  
NOTICE OF HEARING

### Publication Pursuant to K.S.A. 38-2237

TO: Elizabeth Allen:  
and all other persons who are or may be concerned

You are hereby notified that a petition has been filed in this court alleging that the child named above is a Child in Need of Care. The Court may find that the parents are unfit by reason or conduct or condition which renders the parents unable to care properly for a child, the conduct or condition is unlikely to change in the foreseeable future, the parental rights of the parent should be terminated, and a permanent custodian should be appointed for the child.

A hearing on the petition is scheduled for the 22nd day of June, 2022 at 2:00 p.m. At the hearing the Court may issue orders relating to the care, custody and control of the child. The hearing will determine if the parents should be deprived of their parental rights and the right to custody of the child.

The parent(s), and any other person having legal custody are required to appear before this Court on the date and time shown, or to file your written response to the petition with the Clerk of the District Court prior to that time. Failure to respond or to appear before the Court at the time shown will not prevent the Court from entering judgment as requested in the petition, finding that the child is a Child in Need of Care, removing the child from the custody of parent, parents or any other present legal custodian until further order of the Court, or finding the parents unfit, and entering an order permanently terminating the parents' parental rights.

An attorney has been appointed as guardian ad litem for the child: Hannah L. Brass, P.O. Box 148, Medicine Lodge, KS 67104; Telephone number 620-886-5611.

You have the right to appear before the Court and be heard personally, either with or without an attorney. The Court will appoint an attorney for any parent who desires an attorney but is finan-

## LEGAL NOTICE

cially unable to hire one. The Court may order one or both parents to pay child support. An attorney has been appointed for you: (Give name and contact information.)

Date and time of hearing: June 22, 2022 at 2:00 p.m.

Place of hearing: Barber County Courthouse, 120 E. Washington, Medicine Lodge, KS 67104, hearing to be held by Zoom Videoconference, contact Court at 620-886-5639 for meeting info.

Candace R. Lattin  
District Magistrate Judge  
(First published 5-26-22)  
2t-The Wyandotte Echo-6-2-22

## MERIDA V. HUINAC

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS CIVIL DIVISION

UYUKI BRIDET DE LEON MERIDA, a minor child,  
By her next friend, YOSLIN DEL CARMEN MERIDA VAIL  
And

Case No 22DM559  
YOSLIN DEL CARMEN MERIDA VAIL

Division 10  
Petitioners

vs.  
EIRON RAMIRO DE LEON HUINAC

Respondent  
NOTICE OF SUIT

You are notified that a Petition for Declaration of Paternity and Custody was filed in the District Court of Wyandotte County, Kansas, by Petitioner against Respondent, asking that the person filing the petition be granted a sole legal and physical custody of the minor child and Respondent be declared the biological father of said child. You must file an answer to the Petition with the court and provide a copy to the Petitioner's Attorney, Jessica A. Gregory, at 2544 E 47th Avenue, Kansas City, Kansas 66103, phone (913) 956-7000, on or before 45 days after first publication of this Notice or Suit, or the court will enter judgment against you on that Petition.

/s/ Jessica A. Gregory  
Jessica A. Gregory #24111  
Attorney for Petitioner  
25454 W 47th Ave  
Kansas City, KS 66103  
(913) 956-7000 phone  
(913) 956-7001 fax  
jgregorylawoffice@gmail.com  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

## IN THE MATTER OF THE HALL ESTATE

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS PROBATE DEPARTMENT

IN THE MATTER OF THE ESTATE OF JAN K. HALL, a/k/a JANET K. HALL, DECEASED.  
Case No. 2022PR00196  
Chapter 59

NOTICE TO CREDITORS  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that on May 4, 2022, a Petition for Probate of Will and Issuance of Letters Testamentary was filed in this Court by Clyde C. Hall, III, an heir, devisee and legatee and as the Executor named in the Last Will and Testament of Jan K. Hall, deceased.

All creditors of decedent are notified to exhibit their demands against the estate within four (4) months from the date of first publication of this Notice under K.S.A. 59-2236 and amendments thereto, and if their demands are not thus exhibited, they shall be forever barred.

Clyde C. Hall, III, Petitioner  
EVANS & MULLINIX, P.A.  
Timothy J. Evans, KS #06992  
tevans@emlawkc.com  
7225 Renner Road, Suite 200  
Shawnee, KS 66217  
(913) 962-8700  
Attorneys for Petitioner  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

## LEGAL NOTICE

## LOPEZ V. LOBO

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS CIVIL DIVISION

Stephanie Rojas Lopez, and Carlos Rojas Lopez, minor children, by their next friend, Indira Lopez Ucles  
And

Case No 22DM856  
Indira Lopez Ucles  
Petitioners

vs.  
Erwin Rojas Lobo  
Respondent

## NOTICE OF SUIT

You are notified that a Petition for Declaration of Paternity and Custody was filed in the District Court of Wyandotte County, Kansas, by Petitioner against Respondent, asking that the person filing the petition be granted a sole legal and physical custody of the minor child and Respondent be declared the biological father of said child. You must file an answer to the Petition with the court and provide a copy to the Petitioner's Attorney, Jessica A. Gregory, at 2544 W 47th Ave, Kansas City, Kansas 66103, phone (913) 956-7000, on or before 45 days after first publication of this Notice or Suit, or the court will enter judgment against you on that Petition.

/s/ Jessica A. Gregory  
Jessica A. Gregory #24111  
Attorney for Petitioner  
2544 W 47th Ave  
Kansas City, KS 66103  
(913) 956-7000 phone  
(913) 956-7001 fax  
jgregorylawoffice@gmail.com  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

# Don't Miss An Issue Call 342-2444

## LEIVA V. VALLE

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS CIVIL DIVISION

Hector Daniel Gonzalez Leiva, a minor child,  
By his next friend, Maria Ofelia Gonzalez Leiva  
And

Case No. 22DM857  
Maria Ofelia Gonzalez Leiva  
Division 10  
Petitioners

vs.  
Luis David Valle  
Respondent

## NOTICE OF SUIT

You are notified that a Petition for Declaration of Paternity and Custody was filed in the District Court of Wyandotte County, Kansas, by Petitioner against Respondent, asking that the person filing the petition be granted a sole legal and physical custody of the minor child and Respondent be declared the biological father of said child. You must file an answer to the Petition with the court and provide a copy to the Petitioner's Attorney, Jessica A. Gregory, at 2544 W 47th Ave, Kansas City, Ks 66103, phone (913) 956-7000, on or before 45 days after first publication of this Notice or Suit, or the court will enter judgment against you on that Petition.

/s/ Jessica A. Gregory  
Jessica A. Gregory #24111  
Attorney for Petitioner  
2544 W 47th Ave  
Kansas City, KS 66103  
(913) 956-7000 phone  
(913) 956-7001 fax  
jgregorylawoffice@gmail.com  
(First published 5-19-22)  
3t-The Wyandotte Echo-6-2-22

## LEGAL NOTICE

## SOLD AT PUBLIC AUCTION

The following vehicles have been abandoned at RMVK Enterprises Inc. dba Steve's Mobile Maintenance Truck and Trailer Repair. The vehicles will be sold at either public auction or private sale if the vehicles have not been claimed and balance paid in full by 6/15/22. Please contact 913-321-1915 for more info.

\* J&B Asphalt & Paving:  
1992 INTERNATIONAL WHITE DUMP TRUCK, VIN 1HTSDP-PN6PH477604, PLATE 90B-2PE, MO

\* Diesel Fleet Solutions: VIN-1HTSAAAN41H370485 Plate 0YBK03, MO 2000 International \* William McQueen: 2003 BLACK GMC 5500 VIN 1GDG-5C1E75F906156, PLATE97A2HN, MO

\* YH Park: 99 GMC VIN 1GBH-G31R4Y1120052 PLATE NY

\* Lydel Logistics: UNIT 22 VIN 1HTMMAAL68H570745 PLATE 833145 KY YR 07

\* Asphalt Paving: 2010 FREIGHTLINER VIN 1FUJGBD-V6ALAN6392 PLATE 99J5RX MO  
(First published 6-2-22)  
2t-The Wyandotte Echo-6-9-22

## IN THE MATTER OF THE PETERSON ESTATE

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS PROBATE DIVISION

In the Matter of the Estate of: MARTIN L. PETERSON, JR., Deceased.

Case No. 22PR233  
Division 10  
K.S.A. Chapter 59

NOTICE OF HEARING  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that a Petition for Determination of Decedent has been filed in this

Court by Petitioner Lora A. Peterson requesting that:

Descent be determined of the following described real estate situated in Wyandotte County, Kansas:

LOT 85, CRESTVIEW HOMES ADDITION, A SUBDIVISION IN KANSAS CITY , WYANDOTTE COUNTY , KANSAS, ACCORDING TO THE RECORDED PLAT THEREOF.

Parcel # 051916  
Commonly known as 1126 S. 49th Drive, Kansas City, KS 66106.

and all personal property and other Kansas real estate owned by Decedent at the time of death. And that such property and all personal property and other Kansas real estate owned by Decedent at the time of death be assigned pursuant to the laws of intestate succession.

You are required to file your written defenses to the Petition on or before June 23, 2022, at 10:30 a.m. in the City of Kansas City in Wyandotte County, Kansas, at which time and place the cause will be heard. This hearing will occur remotely. If you wish to participate in the hearing by video or conference call, please contact Division 10 at 913-573-2910 before the date of the hearing so you can be invited to join the hearing. Should you fail to file your written defenses, judgment and decree will be entered in due course upon the Petition.

ZIMMERMAN & DOERING, P.A.  
/s/ Michael D. Doering  
Michael D. Doering, #13832  
5819 Nieman Road Shawnee, KS 66203

Phone: 913-268-8877  
Fax: 913-300-9380  
mdd.zimmermanlaw@gmail.com

Attorney for Petitioner  
(First published 6-2-22)  
3t-The Wyandotte Echo-6-16-22

Date: 4/15/2022

**Wyandotte County District Court  
Civil Case Filings  
For 4/11/2022 to 4/15/2022**

<u>Case Number</u>	<u>Div.</u>	<u>Entitlement</u>	<u>Nature of Action</u>	<u>Plaintiff Attorney</u>
1995-DM-002319	D06	Joy R Turner, Petitioner vs. Mark James Ford, Respondent	Marriage Dissolution/Divorce	
2022-CV-000228	D02	Ronald L Williams vs. Alan McKinney, et al.	Other Real Property	Laura McConwell
2022-CV-000229	D06	Marvina Jackson vs. Mcdonalds Corp., et al.	Premises Liability	Peter Goss
2022-CV-000230	D02	Juan Narvaez vs. DiCOM Grid, Inc., d/b/a Ambra Health, et al.	Employment Dispute-Other	Christopher Barnds
2022-CV-000231	D06	Janis Elaine Brewster vs. Big Blue Healthcare Inc, et al.	Other	Rachel Smith
2022-CV-000232	D06	Brenda Miller, et al. vs. Traders Insurance Company	Other Tort	Michael Wharton
2022-CV-000233	D07	name change for Emma Quinlan	Other	Ellen Bertels
2022-CV-000234	D06	Ida Seay, Ind & as Adm of Estate of Ida L. Carter vs. Big Blue Healthcare, Inc, d/t	Medical Malpractice	John Rollins
2022-CV-000235	D07	Cynthia Wittkopp, Ind & as Adm of Estate Mary Lou Johnson, et al. vs. Big Blue I	Medical Malpractice	John Rollins
2022-CV-000236	D06	Name Change of Van Boi Uk	Other	
2022-CV-000237	D03	US Bank National Association vs. Harold Chancellor Sr, et al.	Mortgage Foreclosure	Christina Carr
2022-CV-000238	D16	Mondale Douglas vs. State of Kansas (60-1507)	60-1507	
2022-CV-000239	D00	Ryan E Pederson vs. State of Kansas (60-1507)	60-1507	
2022-DM-000679	D10	State of Kansas Ex Rel, et al., Petitioner vs. Arthur B Mahan, Respondent	Non Divorce-Visitation, Custody,	Sergio Delgado
2022-DM-000681	D10	Julianne M Lawrence, Petitioner vs. Antonio R. Brown, Respondent	Paternity	Ann Colgan
2022-DM-000682	D02	Samantha Mayden, Petitioner vs. Ryan Mayden, Respondent	Marriage Dissolution/Divorce	Joseph Rockey
2022-DM-000683	D06	Shelby Jane Runkle, Petitioner vs. Isais Carlos Valdiva, Respondent	Domestic Other	Larry Hoffman
2022-DM-000688	D06	Nicholas Jeffrey Reed, Petitioner vs. Hannah Reed, Respondent	Marriage Dissolution/Divorce	Paul Blackman
2022-DM-000689	D07	Adianez Delgado, Petitioner vs. Hector Conejo Garcia, Respondent	Marriage Dissolution/Divorce	Angela Trimble
2022-DM-000690	D10	State of Kansas Ex Rel, et al., Petitioner vs. Cortez A Christopher, Respondent	Non Divorce-Visitation, Custody,	Codie Webster
2022-DM-000691	D03	ELVA SALCIDO, Petitioner vs. ERNESTO GARCIA SANDOVAL, Respondent	Marriage Dissolution/Divorce	Angela Trimble
2022-DM-000692	D02	Elizabeth Galaviz, Petitioner vs. Jose Angel Rodriguez, Respondent	Marriage Dissolution/Divorce	Mario Moore
2022-DM-000696	D10	Lucia Sanchez Avendano, Petitioner vs. Javier M Ramirez Hernandez, Respondent	Paternity	
2022-DM-000697	D06	Zurisaday Torres Hernandez, Petitioner vs. Marcos Palacios Espinoza, Respondent	Marriage Dissolution/Divorce	Albert Grauberger
2022-DM-000698	D07	Howard Addington, Petitioner vs. Marianna Garcia Addington, Respondent	Marriage Dissolution/Divorce	Jeffrey Dehon
2022-DM-000699	D10	State of Kansas Ex Rel, et al., Petitioner vs. Michael E Hickmon, Respondent	Non Divorce-Visitation, Custody,	Sergio Delgado
2022-DM-000700	D03	Dale Roy Davey, Petitioner vs. Shawn Gertrude Davey, Respondent	Marriage Dissolution/Divorce	Kimberly Scheuerman
2022-DM-000701	D10	State of Kansas Ex Rel, Petitioner vs. Lucia Caro Torres, Respondent	Non Divorce-Visitation, Custody,	Codie Webster
2022-DM-000705	T	State of Kansas Ex Rel, Petitioner vs. Lamont C Neely, Respondent	Paternity	Sergio Delgado
2022-DM-000706	D02	Samuel Garcia Sr, Petitioner vs. Ashley Garcia, Respondent	Marriage Dissolution/Divorce	Jeffrey Leiker
2022-DM-000715	D06	Michelle A Graves, Petitioner vs. Rodrigues Graves, Respondent	Marriage Dissolution/Divorce	
2022-DM-000716	D07	Sheila R Harris, Petitioner vs. George J Harris, Respondent	Marriage Dissolution/Divorce	Ann Colgan
2022-DM-000717	D10	State of Kansas Ex Rel, Petitioner vs. Taylor B Lemanske, Respondent	Non Divorce-Visitation, Custody,	Sergio Delgado
2022-MV-000189	D00	In the Matter of Patrick Dailey	Criminal	
2022-MV-000189	D00	In the Matter of Patrick Dailey	Coroner Report	
2022-MV-000190	D00	In the Matter of Tevin Gentry	Criminal	
2022-MV-000190	D00	In the Matter of Tevin Gentry	Coroner Report	
2022-MV-000191	D00	In the Matter of Victor Garcia	Criminal	
2022-MV-000191	D00	In the Matter of Victor Garcia	Coroner Report	
2022-MV-000192	D00	In the Matter of Adam Curnow	Criminal	
2022-MV-000192	D00	In the Matter of Adam Curnow	Coroner Report	
2022-MV-000193	D00	In the Matter of Ernesto Andres Lopez Jr	Criminal	
2022-MV-000193	D00	In the Matter of Ernesto Andres Lopez Jr	Coroner Report	
2022-MV-000194	D00	In the Matter of Luther S Green Jr	Criminal	
2022-MV-000194	D00	In the Matter of Luther S Green Jr	Coroner Report	
2022-MV-000195	D00	In the Matter of Terrianna Brenden Elyse Boone	Criminal	
2022-MV-000195	D00	In the Matter of Terrianna Brenden Elyse Boone	Coroner Report	
2022-MV-000196	D00	In the Matter of Christopher Cline	Criminal	
2022-MV-000196	D00	In the Matter of Christopher Cline	Coroner Report	
2022-MV-000197	D00	In the Matter of Richard Lewis	Criminal	
2022-MV-000197	D00	In the Matter of Richard Lewis	Coroner Report	
2022-MV-000198	D00	In the Matter of Tamara Sue Griffin	Criminal	
2022-MV-000198	D00	In the Matter of Tamara Sue Griffin	Coroner Report	
2022-MV-000199	D00	In the Matter of Frances Brown	Criminal	
2022-MV-000199	D00	In the Matter of Frances Brown	Coroner Report	
2022-MV-000200	D00	In the Matter of Germent T Palton	Criminal	
2022-MV-000200	D00	In the Matter of Germent T Palton	Coroner Report	
2022-MV-000201	D00	In the Matter of Sara Sprague	Criminal	
2022-MV-000201	D00	In the Matter of Sara Sprague	Coroner Report	
2022-MV-000202	D00	In the Matter of Jack Pilkington	Criminal	
2022-MV-000202	D00	In the Matter of Jack Pilkington	Coroner Report	
2022-MV-000203	D00	In the Matter of Brian Salas	Criminal	
2022-MV-000203	D00	In the Matter of Brian Salas	Coroner Report	
2022-MV-000204	D00	In the Matter of Angela Daniels	Criminal	
2022-MV-000204	D00	In the Matter of Angela Daniels	Coroner Report	
2022-MV-000205	D00	In the Matter of Mitchell Knight	Criminal	
2022-MV-000205	D00	In the Matter of Mitchell Knight	Coroner Report	
2022-MV-000206	D00	In the Matter of Laurie Spencer	Criminal	
2022-MV-000206	D00	In the Matter of Laurie Spencer	Coroner Report	
2022-MV-000207	D00	In the Matter of Dwayne Epps	Criminal	
2022-MV-000207	D00	In the Matter of Dwayne Epps	Coroner Report	
2022-MV-000208	D00	In the Matter of Deshawn Dixon	Criminal	
2022-MV-000208	D00	In the Matter of Deshawn Dixon	Coroner Report	
2022-MV-000209	D00	In the Matter of Emmanuel Twahirwa	Criminal	
2022-MV-000209	D00	In the Matter of Emmanuel Twahirwa	Coroner Report	
2022-MV-000210	D00	In the Matter of Terez Richardson	Criminal	
2022-MV-000210	D00	In the Matter of Terez Richardson	Coroner Report	
2022-MV-000211	D00	In the Matter of Kable Butterfield	Criminal	
2022-MV-000211	D00	In the Matter of Kable Butterfield	Coroner Report	
2022-MV-000212	D00	In the Matter of Christopher Banister	Criminal	
2022-MV-000212	D00	In the Matter of Christopher Banister	Coroner Report	
2022-MV-000213	D00	In the Matter of Lafayette Lockhart	Criminal	
2022-MV-000213	D00	In the Matter of Lafayette Lockhart	Coroner Report	
2022-MV-000214	D06	Half Moon Village II LLC vs. Jeffery D Woods	Foreign Judgment-Out of State	Scott Walterbach
2022-MV-000215	D01	In the Matter of the Appointment of Monica Kennedy as Special Process Server for	Miscellaneous Other	
2022-MV-000216	D01	In the Matter of the Appointment of Matilde Espino as Special Process Server for ca	Miscellaneous Other	
2022-MV-000217	D01	no plaintiff vs no defendant	Miscellaneous Other	
2022-MV-000218	D02	Frank McClelland vs Karl Schwingen	Miscellaneous Other	Brian McCallister
2022-MV-000219	D02	E A Bollinger vs ReDiscover	Miscellaneous Other	

THE FOLLOWING PROCEDURE IS USED IN THE SCHEDULING  
OF MOTIONS AND CONTEMPTS

Hearing Officer (Post-Trial) Child Support Motions & Contempts

Agency Motions & Contempts - A-He - Monday - 9:00 AM  
 Agency Motions & Contempts - Hf-Me - Monday - 1:30 PM  
 Agency Motions & Contempts - Mf-Z - Thursday - 9:00 AM  
 Private Attorney Motions & Contempts A-L - Tuesday - 9:00 AM  
 Private Attorney Motions & Contempts M-Z - Tuesday - 1:30 PM

When the motion is filed by an agency, the motion date will be scheduled using the defendant's last name.

When the motion is filed by a private attorney, the motion date will be scheduled using the first letter of the attorney's last name.

Motions & Contempts set in assigned Divisions

Divisions 11 & 12 First Monday of the Month at 1:30 PM  
 Division 13 - Special Set only  
 Division 3 - Second Friday of the Month at 9:00 AM  
 Division 6 - Second Friday of the Month - DM Cases at 9:00 AM  
 CV Cases at 10:00 AM  
 Division 2 & 7 - Third Friday of the Month at 9:30 AM  
 Division 1 - Fourth Friday of the Month at 9:30 AM

Paternity Docket

Division 10 - First & Third Wednesday at 9:00 AM  
 Motions & Contempts

**Wyandotte County District Court  
Civil Settings List**

**Hearings in Division on Thursday, April 28, 2022 11:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2022-DM-000396	William Coty Knight, Petitioner vs. Sherokee Kyana Knight, Respondent		
	Hearing Type: Zoom Hearing	Comment: zoom	

**Hearings in Division on Friday, April 29, 2022 11:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2012-CV-001618	Shawndell Mays vs. State of Kansas (60-1507)	Christy Caddell	
	Hearing Type: Zoom Status Conference	Comment:	

**Hearings in Division D 01 on Tuesday, April 26, 2022 9:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2019-CV-000647	Celester McKinney vs. State of Kansas (60-1507)	Sarah Swain	Kayla Roehler
	Hearing Type: Trial to Court	Comment:	
2021-CV-000569	Brian E Betts vs. State of Kansas (60-1507)		Kayla Roehler
	Hearing Type: Trial to Court	Comment:	

**Hearings in Division D 02 on Wednesday, April 27, 2022 9:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2005-CV-001391	Columbia Credit Services Inc vs. Steven Cadwell	Robert McRorey	
	Hearing Type: Notice of Hearing	Comment: Plaintiff's Motion for Revival of Judgment	

**Hearings in Division D 03 on Monday, April 25, 2022 1:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2020-CV-000034	Wilmington Savings Fund Society FSB vs. Bernice Jackson (Deceased), et al.	Christina Carr	
	Hearing Type: Zoom Hearing	Comment: summary judgment	

**Hearings in Division D 03 on Monday, April 25, 2022 2:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-001308	Jennifer Na, Petitioner vs. Janelle Riley, Respondent	Mandee Pingel	Jeffrey Leiker
	Hearing Type: Motion	Comment:	

**Hearings in Division D 03 on Monday, April 25, 2022 3:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-CV-000797	Kevin Drum vs. Standard Fire Insurance Company	Ryan Watson	Christina Ingersoll
	Hearing Type: Motion	Comment: Defendant's Motion to Dismiss	

**Hearings in Division D 03 on Tuesday, April 26, 2022 10:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-002196	Chenika Bray Taylor, Petitioner vs. Kenneth B Taylor, Respondent		
	Hearing Type: Hearing	Comment: DIVORCE WITH CHILDREN	

**Hearings in Division D 03 on Tuesday, April 26, 2022 11:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-001265	Rolando Antonio Estrada Ulloa, Petitioner vs. Wendy Kristina Sanchez, Respondent	Lauren Conard Young	Angela Trimble
	Hearing Type: Hearing	Comment: REVIEW	

**Hearings in Division D 03 on Tuesday, April 26, 2022 11:30:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2014-DM-001771	Raymond P Nunez, Petitioner vs. Jennifer B Nunez, Respondent	Jeffrey Dehon	Larry Hoffman
	Hearing Type: Hearing	Comment: STATUS	

**Hearings in Division D 03 on Tuesday, April 26, 2022 1:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2022-DM-000236	Tina Marie Noah, Petitioner vs. David Adrian Noah, Respondent		
	Hearing Type: Hearing	Comment: DIVORCE	

**Hearings in Division D 03 on Tuesday, April 26, 2022 2:00:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2020-CV-000666	Tammy Wilkison vs. BNSF Railway Company	Steven Groves	Andrew Reitman
	Hearing Type: Hearing	Comment: CMC BY PHONE	

**Hearings in Division D 03 on Tuesday, April 26, 2022 2:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-000310	Cookie Francene Sutton, et al., Petitioner vs. Patrick J Soptic, Respondent	Jeffrey Leiker	H Walker
	Hearing Type: Zoom Hearing	Comment: MOTION FOR INJUNCTIVE RELIDF AND ENFORCEMENT OF EX PARTE ORDERS	

**Hearings in Division D 03 on Tuesday, April 26, 2022 2:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>

**Hearings in Division D 03 on Wednesday, April 27, 2022 10:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2022-DM-000134	Esmeralda Lupita Martinez Linaldi, Petitioner vs. Humberto Martinez Linaldi, Respondent		
	Hearing Type: Zoom Hearing	Comment: DIVORCE	

**Hearings in Division D 03 on Wednesday, April 27, 2022 10:30:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-002280	Michelle Lana, Petitioner vs. Kristoper Lana, Respondent		Christopher Wilson
	Hearing Type: Zoom Hearing	Comment: STATUS	

**Hearings in Division D 03 on Wednesday, April 27, 2022 11:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-000831	Maurice Davis Moore, Petitioner vs. Lily Foreman, Respondent	Susan Ingalls	Kansas DCF Child Support Se
	Hearing Type: Zoom Hearing	Comment: REVIEW	

**Hearings in Division D 03 on Wednesday, April 27, 2022 11:30:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2012-DM-001353	State of Kansas Ex Rel, et al., Petitioner vs. David R Stuckey III, Respondent	Jason Maxwell	Erica Williams
	Hearing Type: Zoom Hearing	Comment: REVIEW	

**Hearings in Division D 03 on Wednesday, April 27, 2022 1:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2010-DM-002660	Ashley Franklin, Petitioner vs. Christian Franklin, Respondent	Nicholas Stanley	
Hearing Type:	Zoom Hearing	Comment: n Petitioner's Motion to Modify Child Support and Determination of Arrears and Petitioner's Order to Appear and Show Cause	

**Hearings in Division D 03 on Wednesday, April 27, 2022 3:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-CV-000685	Brook Anthony Williams vs. Luis Alonzo Martinez		
Hearing Type:	Zoom Hearing	Comment: STATUS	

**Hearings in Division D 03 on Thursday, April 28, 2022 10:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2019-DM-001280	Deborah B Malm, Petitioner vs. Jordan Walker Malm, Respondent	Reginald Davis	
Hearing Type:	Continued by Defendant	Comment: RESPONDENT'S MOTION TO MODIFY PARENTING TIME	

**Hearings in Division D 03 on Thursday, April 28, 2022 1:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2013-DM-000803	Mark Anthony Stites, Petitioner vs. Heidi Dawn Stites, Respondent	Shane Lillich	Jennifer Devorak
Hearing Type:	Zoom Hearing	Comment: REVIEW	

**Hearings in Division D 03 on Thursday, April 28, 2022 2:00:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2022-CV-000068	IN THE MATTER OF MINOR NAME CHANGE		
Hearing Type:	Hearing	Comment: MINOR NAME CHANGE	

**Hearings in Division D 03 on Thursday, April 28, 2022 2:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2022-CV-000067	IN THE MATTER OF MINOR NAME CHANGE.		
Hearing Type:	Hearing	Comment: MINOR NAME CHANGE	

**Hearings in Division D 03 on Thursday, April 28, 2022 3:00:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2019-CV-000874	Douglas Heronemus vs. GEICO Indemnity Company	Irving Jacobs	Julia Holt
Hearing Type:	Hearing	Comment: CASE MANAGEMENT CONFERENCE BY PHONE	

**Hearings in Division D 06 on Wednesday, April 27, 2022 11:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-001634	Jacqueline D DeLeon, Petitioner vs. Miguel DeLeon, Respondent	Reginald Davis	Graydon Price
Hearing Type:	Hearing	Comment: Decision	

**Hearings in Division D 06 on Wednesday, April 27, 2022 1:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2022-DM-000096	Marcus Hernandez, Petitioner vs. Claudia Linares, Respondent		
Hearing Type:	Continued by Agreement	Comment:	

**Hearings in Division D 06 on Thursday, April 28, 2022 1:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2020-DM-001382	Merrill Atwater, Petitioner vs. Shonda Renea Atwater, Respondent	Laura Smith	Ashley Franden
Hearing Type:	Trial to Court	Comment:	

**Hearings in Division D 06 on Friday, April 29, 2022 9:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-001481	Ramica Westbrook, Petitioner vs. Johnathan Westbrook, Respondent	Angela Trimble	Aline Pryor
Hearing Type:	Motion	Comment: Motion for Orders Increasing Husband's Parenting Time and For Orders Regarding income Tax Return Issue	

**Hearings in Division D 06 on Friday, April 29, 2022 1:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2020-DM-001996	Michael Jeffery, Petitioner vs. Christina Jackson, Respondent	Jeffrey Leiker	Patrick White
	Hearing Type: Hearing	Comment: Status by Phone	

**Hearings in Division D 06 on Friday, April 29, 2022 2:00:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2020-CV-000534	Rhonda Mason vs. Golden Oaks Healthcare Inc, et al.	Michael Rader	Rachael Longhofer
	Hearing Type: Hearing	Comment: Settlement	

**Hearings in Division D 06 on Friday, April 29, 2022 3:30:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2020-DM-002231	Deborah Polys, Petitioner vs. Robert Polys, Respondent	Jeffrey Leiker	Nicholas Stanley
	Hearing Type: Hearing	Comment: Status by phone	

**Hearings in Division D 07 on Monday, April 25, 2022 9:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2022-DM-000465	Jimmie Brockman, Petitioner vs. Lisa M Brockman, Respondent		
	Hearing Type: Zoom Hearing	Comment: Pro Se Divorce	

**Hearings in Division D 07 on Monday, April 25, 2022 10:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2013-DM-002207	State of Kansas Ex Rel, et al., Petitioner vs. Charles N Collins, Respondent	Codie Webster	Clifford Wiley
	Hearing Type: Motion	Comment: respondent's motion for parenting time	

**Hearings in Division D 07 on Monday, April 25, 2022 10:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>

**Hearings in Division D 07 on Monday, April 25, 2022 11:30:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2015-CV-000173	Kevin W Pulliam vs. T Mack LLC, et al.	Reginald Davis	J Peters
	Hearing Type: Zoom Hearing	Comment: REVIEW	

**Hearings in Division D 07 on Monday, April 25, 2022 1:00:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2012-DM-000658	Christopher Conklin, Petitioner vs. Ashley Purinton, Respondent	Elizabeth Mellor	Chadler Colgan
	Hearing Type: Zoom Hearing	Comment:	

**Hearings in Division D 07 on Tuesday, April 26, 2022 9:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2019-DM-001980	Georgina Garcia Oropeza, Petitioner vs. Jose Luis Sotelo, Respondent	Jean Uvodich	Amy Elliott
	Hearing Type: Zoom Motion	Comment: Zoom Hearing for Respondent's Motion for Termination of Spousal Maintenance or in the alternative for modification of spousal maintenance	
2019-DM-001980	Georgina Garcia Oropeza, Petitioner vs. Jose Luis Sotelo, Respondent	Jean Uvodich	Amy Elliott
	Hearing Type: Motion	Comment: MOTION FOR CONTINUANCE	

**Hearings in Division D 07 on Tuesday, April 26, 2022 11:00:00AM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-CV-000741	Freedom Mortgage Corporation vs. Cleburne L Webb Jr, et al.	Christina Carr	
	Hearing Type: Zoom Motion	Comment: MOTION TO INTERVENE AND TO EXTINGUISH REDEMPTION RIGHTS	

**Hearings in Division D 07 on Tuesday, April 26, 2022 1:00:00PM**

<b>Case Number</b>	<b>Entitlement</b>	<b>Plaintiff Attorney</b>	<b>Defense Attorney</b>
2021-DM-001679	Elizabeth Stack, Petitioner vs. Matthew Stack, Respondent	Brian Jenkins	Stanley McAfee
	Hearing Type: Zoom Hearing	Comment: Status Hearing	

## LEGAL NOTICE

**TAX SALE NO. 349  
UNIFIED GOVERNMENT  
OF WYANDOTTE  
COUNTY/KANSAS CITY,  
KANSAS V. ACKORS**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

PLAINTIFF,  
Case No. 2021-CV-000393  
(Tax Sale No. 349)

VS.

TITLE TO REAL ESTATE  
INVOLVED  
ACKORS, TERESA, ET AL.  
DEFENDANTS

**NOTICE OF SALE**

Under and by virtue of an Order of Sale, directed, delivered and issued out of the District Court of Wyandotte County, Kansas City, Kansas in Case No. 2021-CV-000393, in which the Unified Government of Wyandotte County/Kansas City, Kansas, is plaintiff, and the ascertained owners are defendants, the properties with the following legal description are to be sold with fee simple title for the highest and best bid obtainable therefor subject only to valid covenants running with the land, valid easements of record in use, and taxes and interest which have become a lien thereon subsequent to the date upon which judgment is rendered, specifically including taxes, assessments, charges penalties, interest and costs through the year 2020. This sale shall be accordingly conducted on June 29, 2022, at 10:00 a.m. o'clock via an online auction at <https://www.civicsource.com/auctions>. In addition, there will be representatives from the Unified Government at Memorial Hall, located at 600 North 7th Street, Kansas City, Kansas 66101, from 9:00 a.m. until 4:45 p.m. the day of the sale.

BE ADVISED THAT THE MINIMUM BID ON ANY PROEPRTY OFFERED FOR TAX SALE 349 SHALL BE THE AMOUNT OF THE DELINQUENT TAXES, INTEREST, COSTS, CHARGES, AND EXPENSES OF THE SALE ASSOCIATED WITH SUCH PROPERTY.

IF YOU HAVE ANY QUESTIONS CONCERNING THE TAX SALE, YOU MAY CALL THE DELINQUENT REAL ESTATE OFFICE AT 913-573-2817.

TAX CLEARANCE WILL BE PROVIDED BY THE OFFICE OF DELINQUENT REAL ESTATE.

REGISTRATION WILL TAKE PLACE EITHER IN PERSON AT THE DELINQUENT REAL ESTATE OFFICE, 2ND FLOOR, WYANDOTTE COUNTY COURTHOUSE, WITH THE EXCEPTION OF WEEKENDS AND HOLIDAYS, OR ONLINE WITH THE DELINQUENT REAL ESTATE OFFICE BY GOING TO <https://www.wycokck.org/Delinquent/Bidder.aspx>, NOW THRU JUNE 27, 2022. BIDDERS WILL ALSO HAVE TO CREATE AN ONLINE PROFILE BY GOING TO <https://www.civicsource.com/auctions>.

The sale shall include all the following described real estate situated in Wyandotte County, Kansas to wit:

**LEGAL DESCRIPTION**

**Tax Sale 349**

\*\*\*\*\*NOTE\*\*\*\*\*

**I = Improvement**

**V = Vacant Lot**

**C/V = Commercial Vacant Lot**

**C/I = Commercial Improvement**

**C&RES = Commercial and Residential**

**EX/REL = Exempt Religious**

000899 / BARN00242 10  
Cause of Action 1  
Lot 29, QUIVIRIAN ACRES, a subdivision of land in Kansas City, Wyandotte County, Kansas.

## LEGAL NOTICE

(Approx. Add. 2621 North 61st Terrace) (V) Taxes from 2017 thru 2020 = \$622.26

027025 / WRIG00035 10  
Cause of Action 12  
Lot 33, SEWELLS SUBDIVISION, an addition in the city of Kansas City, Wyandotte County, Kansas. (Approx. Add. 5710 Edith Avenue) (I) Taxes from 2015 thru 2020 = \$6,623.26

036300 / CREC00001 10  
Cause of Action 17  
Lot 45, CARRIAGE HILLS, a subdivision now in and a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 2453 & 2455 North 57th Street) (V) Taxes from 1998 thru 2020 = \$10,797.41

065323 / CAGE00006 10  
Cause of Action 27  
Lots 12 and 13, Block 25, RESURVEY OF WESTHEIGHT MANOR NO 3, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 1827 Walker Avenue) (V) Taxes from 2017 thru 2020 = \$960.36

067512 / AMAY00032 10  
Cause of Action 36  
Lot 4 and the North 1/2 of Lot 5, Block 2, ROCK ISLAND PLACE NUMBER 2, a subdivision in Kansas City, Wyandotte County, Kansas (Approx. Add. 305 South 14th Street) (V) Taxes from 2017 thru 2020 = \$359.15

068276 / MART00589 80  
Cause of Action 38  
Lot 45, Block 4, KIRBY'S ADDITION TO ARMOURDALE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1228 Argentine Boulevard) (V) Taxes from 2016 thru 2020 = \$29,835.22

069513 / EVAN00084 10  
Cause of Action 41  
All of the East 35.5 feet of Lots 1 and 2, and the East 35.5 feet of the North 3 feet of Lot 3, Block 9, MOUNT PANORAMA, an addition in and now a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 1017 Lowell Avenue) (V) Taxes from 2016 thru 2020 = \$390.67

071630 / HICK00048 80  
Cause of Action 45  
The West 5 feet of Lot 46, Block 1, MEYN'S ADDITION, a subdivision in Kansas City, Wyandotte County, Kansas (Approx. Add. 918 H Scott Avenue) (V) Taxes from 1962 thru 2020 = \$2,195.02

080523 / FIRS00050 410  
Cause of Action 52  
Lot 5, Block 163, WYANDOTTE CITY, now a part of Kansas City, Wyandotte County, Kansas and 10 feet vacated street on the North end. (Approx. Add. 1109 Barnett Avenue) (V) Taxes from 2017 thru 2020 = \$350.12

079417 / ASHE00013 30  
Cause of Action 53  
All of Lots 35, 36, 37 and 38, in LUST GARDENS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3613 Lust Drive) (V) Taxes from 2015 thru 2020 = \$37,601.66

080211 / RATC00002 10  
Cause of Action 55  
The West 1/2 of Lot 21, and all of Lot 22, Block 78, WYANDOTTE CITY, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1043 Oakland Avenue) (V) Taxes from 1994 thru 2020 = \$1,126.19

063874 / HART00063 10  
Cause of Action 62  
Lot 177 to Lot 181, BEVERLY, a subdivision in Kansas City, Wyandotte County, Kansas (Approx. Add. 3616 Oakland Avenue) (V) Taxes from 2009 thru 2020 = \$12,360.00

## LEGAL NOTICE

081013 / DAVI00209 410  
Cause of Action 64  
All of Lots 25 and 26, in Block 124, in WYANDOTTE CITY, in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1316 Armstrong Avenue) (I) Taxes from 2017 thru 2020 = \$4,350.70

081843 / FUEN00024 10  
Cause of Action 67  
Lots 12 and 13, in Block 75, WYANDOTTE CITY, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 723 Oakland Avenue) (V) Taxes from 2017 thru 2020 = \$315.01

082515 / EMMA00001 410  
Cause of Action 68  
The North 25 feet of Lot 27, 28, and vacated street adjacent on the West of Lot 27, Block 141, WYANDOTTE CITY, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 809 North 12th Street) (V) Taxes from 2009 thru 2020 = \$381.11

090564 / BARN00110 10  
Cause of Action 72  
The North 1/2 of Lot 35, except the East 80 feet thereof, also excepting from the above described tract that part thereof which is included in a strip of ground described as follows: Beginning at the Southeast corner of Lot 34, thence South 5.1 feet, thence West to the East line of North 10th Street, thence North 3.1 feet to the South line of Lot 34, thence East to the point of beginning, all in Block 170, NORTHRUP'S ADDITION TO KANSAS CITY, KANSAS, an addition in Wyandotte County, Kansas City, Kansas, according to the recorded plat thereof, and subject to reservations, restrictions, and easements of record, if any (Approx. Add. 956 R Sandusky Avenue) (V) Taxes from 1982 thru 2020 = \$1,640.62

093150 / AKER00004 10  
Cause of Action 79  
The North 1/2 of Lot 22, Block 3, in HUSTED & STUMPP'S ADDITION TO WYANDOTTE CITY, now a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 957 Northrup Avenue) (V) Taxes from 1990 thru 2020 = \$2,276.12

094793 / GOIN00002 10  
Cause of Action 82  
The South 20 feet of Lot 26 and all of Lot 27, Block 3, EDGERTON PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2051 North 5th Street) (V) Taxes from 2008 thru 2020 = \$14,896.08

098010 / DALE00018 10  
Cause of Action 88  
A tract of land in Section 4, Township 11, Range 25 East described as follows: Beginning at the Northeast corner of Lot 13, Block 3, HEATHWOOD; East 50 feet, South 127 feet, West 50 feet to the Southeast Corner of Lot 13, North along the East line of Lot 13 127 feet to the point of beginning, being in Kansas City, Wyandotte County, Kansas (Approx. Add. 1024 Richmond Avenue) (V) Taxes from 2017 thru 2020 = \$321.18

080620 / GUTI00066 10  
Cause of Action 93  
The West 1/3 of Lot 17 and all of Lot 18, Block 139, WYANDOTTE CITY, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 935 Armstrong Avenue) (V) Taxes from 2011 thru 2020 = \$27,627.23

090609 / HASK00010 10  
Cause of Action 94  
Lots 11, 12, 13, 14, 15, 16 and 17, Block 2, BELMONT, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1227 Freeman Avenue) (V) Taxes from 2010 thru 2020 = \$26,303.82

## LEGAL NOTICE

098916 / KNIG00010 10  
Cause of Action 98  
Lots 24 and 25, ASHLEY PLACE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1236 Richmond Avenue) (I) Taxes from 2018 thru 2020 = \$2,252.83

099250 / CHAN00025 10  
Cause of Action 101  
Lots 3 and 4, Block 3, LELAND PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3005 Brown Avenue) (V) Taxes from 2002 thru 2020 = \$15,204.91

106141 / SKIN00006 10  
Cause of Action 117  
Lot 13, Block 12, PARKWOOD ADDITION, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2901 Parkwood Boulevard) (I) Taxes from 2015 thru 2015 = \$25,885.53

106274 / BRUN00054 10  
Cause of Action 118  
All of that part of Lot 14 in Block 4, PARKWOOD, described as follows: Beginning at the Northeast corner of Lot 12 in said Block 4, thence East 46 feet, thence South 30 feet, thence West 46 feet, to the Southeast corner of Lot 12, thence North 30 feet to the point of beginning, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 2733 R North 11th Street) (V) Taxes from 2012 thru 2020 = \$415.81

003730 / LANE00043 10  
Cause of Action 121  
Beginning at a point on the Westerly line of 55th Drive, said point being the common corner between Lots 30 and 31 in the RESURVEY OF WESTPARK MANOR, a subdivision of land in Kansas City, Wyandotte County, Kansas; thence Southeasterly along the said Westerly line of 55th Drive 26.20 feet; thence South 51 degrees 27 minutes West 75.44 feet; thence South 65 degrees 17 minutes 20 seconds West 77.41 feet; thence North 32 degrees 43 minutes 27 seconds West 28.94 feet; thence North 59 degrees 30 minutes 03 seconds East 151.70 feet to the point of beginning (Approx. Add. 1514 North 55th Drive B) (V) Taxes from 2008 thru 2020 = \$29,023.01

081225 / HARS00002 10  
Cause of Action 122  
The East 16 2/3 feet of Lot 40 and all of Lots 41 and 42, Block 41, WYANDOTTE CITY, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1044 New Jersey Avenue B) (V) Taxes from 2009 thru 2020 = \$20,068.46

095272 / WOLB00001 10  
Cause of Action 123  
All of Lots 24, 25 & 26, inclusive, Block 16, BRIGHTON HILL ADDITION, in Kansas City, Wyandotte County, Kansas, less street (Approx. Add. 840 Parallel Parkway) (V) Taxes from 2004 thru 2020 = \$907.67

098564 / HARR00361 10  
Cause of Action 124  
Lot 20, in Block 11, in LONDON HEIGHTS, an addition now in and a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 1921 North 17th Street) (V) Taxes from 1988 thru 2020 = \$15,145.28

110102 / BARB00020 10  
Cause of Action 126  
The East 15 feet of Lot 13 and the West 10 feet of Lot 15, WOOD AND WALKER ADDITION CENTRAL NOW TROUP, in and now a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 310 Troup Avenue) (V) Taxes from 1977 thru 2020 = \$3,481.24

## LEGAL NOTICE

111231 / ROBI00160 10  
Cause of Action 127  
Lot 8, Block 4, ELIZABETH, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2024 North 7th Street) (V) Taxes from 2005 thru 2020 = \$39,187.06

111607 / GORM00008 10  
Cause of Action 129  
The East 15 feet of Lot 21 and the West 15 feet of Lot 22, less part condemned, Block 7, GORDON PLACE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 820 Lafayette Avenue) (V) Taxes from 2007 thru 2020 = \$15,271.39

111841 / CHUR00012 10  
Cause of Action 133  
The North 1/2 of Lot 21 and all of Lots 22 and 23, in Block 5, in SILVER PLACE, an addition now in and part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 2408 North Tremont Street) (V) Taxes from 2017 thru 2020 = \$30,439.65

115008 / HERV00006 10  
Cause of Action 139  
All of Lot 14, CALIFORNIA PARK ADDITION, in Kansas City, Wyandotte County, Kansas (Approx. Add. 3043 Roosevelt Street) (V) Taxes from 2017 thru 2020 = \$318.17

115300 / BREA00001 10  
Cause of Action 140  
Lots 24, 25, 26, 27, 28, 29, 30, 31, 32 and 33, Block 2, MARIE PLACE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2910 North 13th Street) (V) Taxes from 2012 thru 2020 = \$598.11

116721 / EWIN00004 10  
Cause of Action 146  
Lots 3 and 4, in Block 1, in SUBDIVISION OF GRANT'S ADDITION TO UNIVERSITY PARK, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2146 North 32nd Street) (V) Taxes from 2016 thru 2020 = \$351.50

111002 / JONE00112 10  
Cause of Action 151  
Lot 2, WALKERS ADDITION EXT RESUB CORR PLAT, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1916 Springfield Boulevard) (V) Taxes from 1985 thru 2020 = \$2,098.83

118828 / KEOP00001 10  
Cause of Action 152  
Lot 41, in Block 179, H. M. NORTHRUP'S ADDITION TO WYANDOTTE CITY, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 714 Orville Avenue) (V) Taxes from 2012 thru 2020 = \$13,772.92

120003 / GONZ00108 10  
Cause of Action 153  
The West 10 feet of Lot 4, and all of Lot 5, HUSTED AND BERRY'S ADDITION, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 716 Tenny Avenue) (V) Taxes from 2017 thru 2020 = \$362.28

132087 / WITH00011 10  
Cause of Action 164  
All of Lots 15, 16, 17, and 18, Block 6, COBB HEIGHTS, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2707 North Allis Street) (V) Taxes from 1999 thru 2020 = \$1,244.71

137284 / RUTT00007 10  
Cause of Action 165  
The South 5 feet of Lot 2 and all of Lot 3, Block 3, ROSEDALE, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2308 South 8th Street) (V) Taxes from 2016 thru 2020 = \$30,890.90

## LEGAL NOTICE

151028 / FAIT00005 30  
Cause of Action 173  
The South 52 feet of Lot 3, SMITHFIELD PLACE, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2711 South 34th Street) (I) Taxes from 2017 thru 2020 = \$4,078.49

080268 / WASH00080 10  
Cause of Action 182  
Lots 53 and 54, Block 85, WYANDOTTE CITY, now a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1024 Washington Boulevard) (V) Taxes from 2013 thru 2020 = \$404.10

157585 / BURR00023 10  
Cause of Action 186  
The West 35 feet of the East 75 feet of the North 1/2 of Lot 16 and the West 35 feet of Lots 17 and 18, in Block 24, in WESTERN HIGHLANDS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1347 Rowland Avenue) (V) Taxes from 2007 thru 2020 = \$3,518.90

157721 / GREE00222 10  
Cause of Action 189  
The East 40 feet of Lots 17 and 18, Block 25, WESTERN HIGHLANDS, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 1343 Cleveland Avenue) (V) Taxes from 2009 thru 2020 = \$13,363.70

157804 / SMIT00557 480  
Cause of Action 191  
The East 31.25 feet of the West 62.50 feet of Lot 13 and the East 31.25 feet of the West 62.50 feet of the South 30.7 feet of Lot 14, Block 28, WESTERN HIGHLANDS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1346 Lafayette Avenue) (V) Taxes from 1985 thru 2020 = \$16,351.70

157805 / WHIT00208 480  
Cause of Action 192  
The West 1/2 of the following described land, to-wit: Beginning at a point 62 1/2 feet West of the Southwest corner of Lot 12 in Block 28, WESTERN HIGHLANDS B25-28, an addition to Kansas City, Kansas, as per recorded plat thereof, thence North 100 feet, thence West to the East line of 15th Street, thence South along the East line of said 15th Street to the North line of Lafayette Avenue, thence East along the North line of Lafayette Avenue to the point of beginning. Being the West part of Lots 13 and 14, in Block 28, WESTERN HIGHLANDS B 25-28 (Approx. Add. 1348 Lafayette Avenue) (V) Taxes from 1993 thru 2020 = \$1,056.54

158167 / JOHN00130 480  
Cause of Action 193  
A tract of land in the Southeast Quarter of Section 32, Township 10 South, Range 25 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas, being a part of the Abandoned Kansas City, Wyandotte and Northwestern Railway, all being more particularly described as follows: Commencing at the Northwest corner of Lot 8, Block 3 of Carpenter Place, a subdivision of land, said point being at the intersection of the South right of way line of an Alley, shown in said subdivision and the East right of way line of 17th Street, as established; Thence North 01°05'45" West 15 feet, along said East right of way line of 17th Street to a point on a curve concave to the North having a radius of 1382.40 feet and the common line between the North right of way line of the Kansas City, Wyandotte and Northwestern Railway and the South right of way line of Lafayette Avenue as now established and as shown on the subdivision plat Carpenter Place; Thence Easterly 143.05 feet, along said curve and the said common

**LEGAL NOTICE**

line to a point of tangency; Thence North 84°58'11" East 534.17 feet, along said common line to a point on the East right of way line of 15th Street as established by common law dedication; Thence South 18°43'05" East 102.92 feet along the East right of way line of said 15th Street to a point on the common line between the South right of way line of the Kansas City, Wyandotte and Northwestern Railway and the North right of way line of an Alley, as shown in Felt Place, a subdivision of land; Thence South 84°58'11" West 558.52 feet along said common line to a point of tangency of a curve concave to the North having a radius of 1482.40 feet; Thence Westerly 149.92 feet along said curve and said common line to the point of beginning of the tract herein described. Subject to all easements and restriction of record. (Approx. Add. 1501 Lafayette Avenue) (V) Taxes from 2005 thru 2020 = \$1,038.52

158259 / GRAN00073 10  
Cause of Action 194  
Lots 21 and 22, Block 2, LONGWOOD, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2524 Cissna Street) (V) Taxes from 2016 thru 2020 = \$955.26

158771 / BROW00193 10  
Cause of Action 197  
Lots 123 and 124, HAZEL ROSE ADDITION, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1831 Yecker Avenue) (V) Taxes from 2018 thru 2019 = \$15,197.01

159321 / SUNS00005 10  
Cause of Action 198  
The East 160 feet of the South 50 feet of Lot 13, LINWOOD PARK, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2401 R North 21st Street) (V) Taxes from 1979 thru 2020 = \$7,566.51

159322 / CLAY00010 10  
Cause of Action 199  
The East 96 feet of the North 50 feet of Lot 13, LINWOOD PARK, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2405 R North 21st Street) (V) Taxes from 1999 thru 2020 = \$1,019.92

159720 / WILL00119 10  
Cause of Action 201  
Lot 21, SUNCREST RIDGE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2515 Haskell Avenue) (I) Taxes from 2015 thru 2020 = \$661.94

162409 / BELL00099 10  
Cause of Action 207  
All of Lots 24, 25, 26, and the North 15 feet of Lot 27, ELBA PLACE, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 3050 North 18th Street) (V) Taxes from 2014 thru 2020 = \$474.99

163123 / QUIN00039 10  
Cause of Action 209  
Lot 23, LONGWOOD ANNEX, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2631 North 21st Street) (V) Taxes from 1992 thru 2020 = \$15,311.97

019301 / HEND00050 10  
Cause of Action 211  
Lot 10, BURKARD GARDENS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 6838 Webster Avenue) (V) Taxes from 2015 thru 2015 = \$263.21

177346 / STAG00002 10  
Cause of Action 232  
Beginning 413.6 feet North and 313 feet West of the Southeast corner of the Southwest Quarter of Section 36, Township 10, Range

**LEGAL NOTICE**

24, thence South 245.1 feet to the center line of Old County Road, thence Northwesterly with said road 50.2 feet, thence North parallel with the East line of said Southwest Quarter to a point due West of Beginning, thence East to the point of Beginning in Kansas City, Wyandotte County, Kansas, except that part taken or used for public road purposes. (Approx. Add. 4730 Parallel Drive) (V) Taxes from 2003 thru 2020 = \$5,552.32

063564 / HERR00060 10  
Cause of Action 241  
The North 70 feet of Lot 32, WOODLAND PARK, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1511 North 34th Street) (V) Taxes from 2011 thru 2020 = \$30,901.40

127006 / HERN00442 10  
Cause of Action 245  
Lots 7 and 8, less the North 10 feet thereof, Block 1, EAST ARGENTINE, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1037 Metropolitan Avenue) (I) Taxes from 2015 thru 2020 = \$2,882.82

209584 / SMIT00122 10  
Cause of Action 247  
The East 8 feet of Lot 18 and all of Lot 19, Block 8, LONDON HEIGHTS 2nd SUBDIVISION, an addition now in and a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 1305 Walker Avenue) (V) Taxes from 2006 thru 2020 = \$710.57

209639 / CALD00022 10  
Cause of Action 248  
The East 11 feet of Lot 22, and all of lot 23, Block 6, LONDON HEIGHTS SECOND SUBDIVISION, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 1215 Wood Avenue) (V) Taxes from 2007 thru 2020 = \$571.24

209652 / HAYE00016 10  
Cause of Action 249  
The South 16 feet of Lot 2 and the North 17 feet of Lot 3 in Block 5, LONDON HEIGHTS SECOND SUBDIVISION, in Kansas City, Wyandotte County, Kansas (Approx. Add. 1717 North 13th Street) (V) Taxes from 2009 thru 2020 = \$11,351.97

245604 / 53RD00001 10  
Cause of Action 253  
Lot 5, PARALLEL PLAZA CENTER, a subdivision of land in Kansas City, Wyandotte County, Kansas. Subject to all easements and restrictions of record. (Approx. Add. 6281 Parallel Parkway) (V) Taxes from 1994 thru 2020 = \$33,615.41

903312 / CRAW00015 10  
Cause of Action 256  
A tract of land in the Southwest quarter of Section 34, Township 10, Range 25 in Kansas City, Wyandotte County, Kansas, described as follows; Commencing at the Southwest corner of Lot 5, Block 10, PASFIELD PLACE, thence East 37 1/2 feet, thence South to the North line of alley, thence West 37 1/2 feet, thence North to the point of beginning (Approx. Add. 337 R Cleveland Avenue) (I) Taxes from 2008 thru 2020 = \$1,443.08

903421 / CHRI00048 90  
Cause of Action 258  
A tract of land situated in Section 34, Township 10 South, Range 35 East of the sixth principal meridian, in Kansas City, Wyandotte County, Kansas, being that part of the following described tract which lies in the Southwest quarter of the section: Beginning at the most Westerly corner of that certain parcel of land which was covered by sale contract dated January 2, 1947, between the Kansas City Industrial Land Company and W.P. Stark Lumber

**LEGAL NOTICE**

Company, Inc., which is a point in the Northeasterly right of way line of the Missouri Pacific Railroad Company that is 940 feet distant Northwesterly from the center line of Quindaro Road as now established, measured along said Northeasterly line of Missouri Pacific Railroad Company right of way; thence Northeasterly along the Northwesterly line of said parcel of land covered by sale contract dated January 2, 1947, which is a straight line at right angles to said Northeasterly line of Missouri Pacific Railroad Company right of way, a distance of 143 feet to the most Northerly corner of said parcel of land covered by sale contract; thence Southeasterly at right angles along the Northeasterly line of said parcel of land covered by sale contract, which is a straight line parallel with and 143 feet distant Northeasterly measured at right angles, from said Northeasterly line of Missouri Pacific Railroad Company right of way, a distance of 592.9 feet, more or less, to a point thereon that is 1566 feet distant Southerly measured at right angles, from the East and West center line of said section 34; thence East along a straight line that is parallel with 1566 feet distant Southerly, measured at right angles, from said East and West center line of section, a distance of 10.4 feet, more or less, to a point thereon that is 160 feet distant Northeasterly measured at right angles, from said Northeasterly line of Missouri Pacific Railroad Company right of way, said point also being in the Southeasterly line of the 40 foot sewer right of way of the Fairfax Drainage District of Wyandotte County, Kansas; thence Northwesterly Long said Southwesterly line of 40 foot sewer right of way, which is a straight line 4 parallel with and 160 feet distant Northeasterly, measured at right angles, from the Southeasterly tangent portion of said Northeasterly right of way line of Missouri Pacific Railroad Company and said Southeasterly tangent produced Northwesterly, a distance of 1346.5 feet more or less, to the point of beginning of a curve in said Southwesterly line of sewer right of way; thence continuing Northwesterly along said Southwesterly line of 40 foot sewer right of way, which is a curve to the left, having a radius of 1890.08 feet, and which is a tangent at its point of beginning to the last described line a distance of 807.1 feet, more or less, to a point; thence continuing Northwesterly along said Southwesterly line of 40 foot sewer right of way which is a straight line tangent to the end of the last described curve, a distance of 1229.7 feet, more or less, to a point in said Northeasterly right of way line of Missouri Pacific Railroad Company; thence Southeasterly along said Northeasterly right of way line of Missouri Pacific Railroad Company which is a line curving to the right, having a radius of 5779.65 feet, tangent at its point of beginning to the last described line and which is concentric with and 50 feet distant Northeasterly, measured radially from the center line of main track of said railroad company as now constructed and operated, a distance of 2468.04 feet, more or less, to a point; thence continuing Southeasterly along said Northeasterly right of way line of Missouri Pacific Railroad Company, which is a straight line tangent to the end of the last described curve, and which is 50 feet distant Northeasterly, measured at right angles, from said center line of main tract of said railroad company, a distance of 254.9 feet, more or less, to the point of beginning. Less that part deeded to Union Pacific Railroad Company by way of Warranty Deed filed January 4, 2000 under Document No. 2000R-00213, Book 4147, Page

**LEGAL NOTICE**

235. (Approx. Add. 2701 Front Street) (V) Taxes from 2000 thru 2020 = \$26,098.80

904910 / FLOR00016 10  
Cause of Action 259  
Commencing 905 feet West of the Northeast corner of the Northwest 1/4 of Section 27, Township 11, Range 25; thence South 27.25', East 188 feet, and South 24° West 1005 feet for beginning point; thence South 491.5° feet, thence West 30 feet, thence South 70.5° West 197 feet, thence North 50° West 206 feet, North 397 feet, thence East 360 feet (less street), in Kansas City, Wyandotte County, Kansas (Approx. Add. 645 Ruby Drive) (V) Taxes from 2017 thru 2020 = \$781.93

909416 / ASBU00001 10  
Cause of Action 260  
Beginning at the Northeast corner of lot 16, Block 1, in KERR'S PARK, an addition in Kansas City, Wyandotte County, Kansas; thence East 184.68 feet along the South line of Armstrong as platted in the said KERR'S PARK to the Easterly right of way line of the abandoned Kansas and Missouri railway and terminal company railroad right of way; thence Southwesterly 214.46 feet along the said Easterly right of way line; thence West along the Southerly line of said Block 1, 152.84 feet to the Southeast corner of the said lot 16, in Block 1; thence Northeasterly 157 feet, more or less, along the East line of the said lot 16, Block 1, to the point of beginning. (Approx. Add. 1825 Armstrong Avenue) (V) Taxes from 1993 thru 2020 = \$8,198.20

910610 / CARL00031 10  
Cause of Action 262  
Commencing at the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of Section 31, Township 10, Range 25, thence East 217.8 feet, thence South 55° 50' East to the center of Alfred Gray County Road, thence Southeasterly along center of said county road to a point South of beginning; thence North 460 feet to beginning, Except; Commencing at a point 100 feet South of the Northwest Corner of the Southeast 1/4 of the Southeast 1/4 of Section 31, Township 10 South, Range 25 East of the 6th P.M., thence South 73° 40' East 157 feet to the center of the Alfred Gray County Road or Brickell Boulevard to a point on the North line of Greeley Avenue in SPRINGFIELD MANOR ADDITION, produced East, thence West 24.1 feet to a point 295 feet due South of the point of beginning, excepting any part thereof condemned or used by the City of Kansas City, in Wyandotte County, Kansas (Approx. Add. 2060 Brickell Boulevard) (V) Taxes from 2010 thru 2020 = \$1,698.30

913316 / BART00096 10  
Cause of Action 265  
Tract No. 481: Commencing at a point 20 poles North of the Southeast corner of the Northwest 1/4 of the Southwest 1/4 of Section 30, Township 10, Range 25, East: thence South 3 poles, thence West 30 poles, thence North 3 poles, thence East 30 poles to a point of beginning. (Approx. Add. 3401 Weaver Drive) (V) Taxes from 1981 thru 2020 = \$17,006.91

914032 / DEDR00004 10  
Cause of Action 266  
A tract of land in Kansas City, Wyandotte County, Kansas, more particularly described as follows: Beginning at a point 660 feet West and 641.4 feet North of the Southeast corner of the Southeast 1/4 of Section 25, Township 10 South, Range 24 East of the 6th P.M.; thence East 200 feet; thence South 80 feet; thence West 200 feet; thence North 80 feet to the point of beginning. (Approx. Add. 3208 North 42nd Terrace)

**LEGAL NOTICE**

(V) Taxes from 1990 thru 2020 = \$18,697.79

914043 / BONN00025 10  
Cause of Action 267  
Commencing at a point 1207 feet East of the Southwest corner of the Southeast Quarter of Section 25, Township 10, Range 24, thence East 100 feet, thence North 13 degrees West to a point (measured at right angles to the last said mentioned line) 60 feet from the last mentioned line, thence West to a point due North of the beginning, thence South 60 feet to a point of beginning. (Approx. Add. 4410 Leavenworth Road) (V) Taxes from 2009 thru 2020 = \$26,198.54

915817 / BRED00001 30  
Cause of Action 268  
Beginning at a point 803 feet North of the Southwest corner of the Southeast 1/4 of the Northeast 1/4 of Section 25, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas; thence North 62 1/2 feet; thence East 645 feet; thence South 62 1/2 feet; thence West 645 feet to the point of beginning, less that part thereof on the West used for road purposes. (Approx. Add. 1737 South 49th Street) (V) Taxes from 2009 thru 2020 = \$29,296.79

056663 / VIZC00001 10  
Cause of Action 269  
Lots 12, 13, 14 and 15, Block 1, GRANDVIEW ORCHARD, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 337 North 34th Street) (I) Taxes from 2017 thru 2020 = \$8,650.27

916937 / WOLF00013 10  
Cause of Action 270  
A tract of land in the Southwest Quarter of Section 25, Township 10 South of Range 24 East, in said Wyandotte County, Kansas, described as follows: Beginning at a point 153.5 feet West of the Northeast corner of Lot 10, LUELLE CONNELLY'S ADDITION; thence West 103.5 feet; thence North 118 feet; thence East 103.5 feet; thence South 118 feet to the point of beginning (Approx. Add. 3160 North 48th Street) (V) Taxes from 2005 thru 2020 = \$21,037.56

195606 / HOUK00003 10  
Cause of Action 277  
Beginning at a point on the West line of Block 9, in KENSINGTON, an addition in Kansas City, Wyandotte County, Kansas, 1698.65 feet West and 188.6 feet North of the Southeast of the Northwest 1/4 of Section 5, Township 11, Range 25, thence East 120 feet more or less to the West line of alley as actually located and now used, running north and south through said Block, thence South along said West line of said alley 39 feet, thence West parallel to the North line of Wood Avenue, 120 feet more or less to the East line of Vine Street, as actually located and now used, thence North along said East line of Vine Street, 39 feet to the place of beginning, in Kansas City, Wyandotte County, Kansas and 5 feet of vacated street adjacent (Approx. Add. 1829 Tenyson Street) (I) Taxes from 2011 thru 2020 = \$3,137.51

918023 / CARR00105 10  
Cause of Action 280  
Commencing at the Southwest corner of the Southwest 1/4 of Section 1, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas; thence East 22 poles, thence North 22 poles, thence West 22 poles, thence South 22 poles, less the South 64 feet, less that part sold, and less that part condemned. (Approx. Add. 1100 North 55th Street) (V) Taxes from 1985 thru 2020 = \$31,584.77

921302 / HOLL00111 10  
Cause of Action 283  
Beginning 252 feet North of the

**LEGAL NOTICE**

Southeast corner of the Northeast quarter of Section 34, Township 10, Range 24, thence West 247.5 feet; thence North 100 feet; thence East 247.5 feet; thence South 100 feet to the point of beginning, in Kansas City, Wyandotte County, Kansas, less those parts taken for road right of way (Approx. Add. 2726 North 59th Street) (V) Taxes from 2011 thru 2020 = \$36,509.49

922010 / BOLL00007 30  
Cause of Action 284  
A tract of land in the Southwest Quarter of Section 14, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas, being more particularly described as follows: Beginning at the Northwest Corner of the Southwest Quarter of the Southwest Quarter of Section 14-11-24; thence South, along the West line of said Section, 334.01 feet; thence East, parallel with the North line of the South 1/2 of the Southwest Quarter of Section 14, 264.00 feet; thence North, parallel with the West line of said Section, 218.01 feet to a point that is 116 feet South of the North line of the South 1/2 of the Southwest Quarter; thence West, parallel with said 1/4 1/4 line, 254.00 feet; thence North, parallel with the West line of said Section 14, 116.00 feet to a point on the North line of the South 1/2 of the Southwest Quarter; thence West, along said 1/4 1/4 Line, 10.00 feet to the point of beginning. (Approx. Add. 425 South 63rd Street) (V) Taxes from 2017 thru 2020 = \$1,932.52

154001 / CALV00033 10  
Cause of Action 297  
The East 5 feet of Lot 10 and the West 35 feet of Lot 11, Block 1, RESURVEY OF KANSAS PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 906 Greeley Avenue) (EX/REL) Taxes from 2009 thru 2009 = \$19,796.49

154002 / CALV00033 10  
Cause of Action 298  
West 35 feet of Lot 10, Block 1, RESURVEY OF KANSAS PLACE, an addition now in and a part of Kansas City, Kansas. (Approx. Add. 908 Greeley Avenue) (EX/REL) Taxes from 2009 thru 2009 = \$27,296.01

939808 / GROV00030 130  
Cause of Action 299  
Commencing 36 poles North of the Southwest corner of the Northwest 1/4 of the Southeast 1/4 of Section 25, Township 11, Range 23, in Edwardsville, Wyandotte County, Kansas; thence North 5 poles; thence East 32 poles; thence South 5 poles; thence West 32 poles to point of beginning. Most currently mapped as:

Beginning 664.5 feet South and 40 feet East of the Northwest corner of the Southeast 1/4 of Section 25, Township 11, Range 23, in Edwardsville, Wyandotte County, Kansas; thence East 488 feet; thence South 82.5 feet; thence West 488 feet; thence North 82.5 feet to point of beginning. (Approx. Add. 1955 South 98th Street) (V) Taxes from 1990 thru 2020 = \$26,461.67

918107 / PEAR00028 10  
Cause of Action 300  
Tract I: Beginning at the Northwest corner of the Southeast Quarter of the Northwest Quarter of Section 12, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas; thence East 133.7 feet; thence South 947 feet to the center line of Muncie Ridge County Road; thence South 61 degrees West to a point due South of the point of beginning; thence North to the point of beginning, subject to any part thereof in street, road or public rights of way. Tract II: Beginning at a point 133.7 feet East of the Northwest corner of the Southeast Quarter of the Northwest Quarter of

**LEGAL NOTICE**

Section 12, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas; thence East 18.1 feet; thence South 938 feet to the center of the Muncie Ridge County Road; thence Southwesterly along the center line of said road to a point due South of the point of beginning; thence North 947 feet, more or less, to the point of beginning, subject to any part thereof in street, road or highway. (Approx. Add. 5254 Muncie Drive) (V) Taxes from 1979 thru 2020 = \$32,295.47

109208 / HOB000003 10  
Cause of Action 304  
Lot 18 and the South 1/2 of Lot 19, Block 1, in HAFNER'S GROVE, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2049 North Hallock Street) (V) Taxes from 2018 thru 2018 = \$22,513.97

131300 / HOLL00105 10  
Cause of Action 308  
Lots 30, 31, 32, 33 & 34 in Block 9, in GLENDALE PARK, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2926 H Sherman Street) (V) Taxes from 2001 thru 2020 = \$1,724.87

158744 / PAR000012 10  
Cause of Action 311  
Lots 16 and 17, HAZEL ROSE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1815 Quindaro Boulevard) (V) Taxes from 2016 thru 2020 = \$343.48

920322 / HOR000004 10  
Cause of Action 314  
A track of land in the Southwest Quarter of Section 35, Township 10, Range 24, in Kansas City, Wyandotte County, Kansas, being more particularly described as follows: Beginning at a point 476.88 feet North and 563 feet West of the Southeast corner of the Southwest quarter of said Section 35; thence West 350.44 feet; thence North 808.8 feet; thence East 203.94 feet; thence North 364.32 feet; thence East 346.5 feet; thence South 621.12 feet to the point of beginning, subject to any part thereof in the street, road or highway. (Approx. Add. 2216 R North 55th Street) (V) Taxes from 1991 thru 2020 = \$43,814.87

260057 / CUN000049 130  
Cause of Action 317  
Lot CA1, RIVER FALLS, a subdivision in the City of Edwardsville, Wyandotte County, Kansas (Approx. Add. 701 South 4th Street) (V) Taxes from 2008 thru 2009 = \$2,470.44

128630 / POW000027 10  
Cause of Action 320  
Lots 1 through 13, SAGE PLACE NO. 2, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1300 Springhorn Road) (V) Taxes from 2013 thru 2020 = \$4,954.42

908115 / POW000027 10  
Cause of Action 321  
A tract of land in the Northwest 1/4 of Section 28, Township 11 South, Range 25, East of the 6th P.M., Kansas City, Wyandotte County, Kansas; Beginning 163.5 feet East of the Southeast Corner of Block 3, KANSAS TOWN COMPANY'S 1ST ADDITION, a subdivision of land in Kansas City, Wyandotte County, Kansas; thence North 75 feet, Southeasterly 31.4 feet, South to the North line of Metropolitan Avenue, West 30 feet to point of beginning. (Approx. Add. 1610 Metropolitan Avenue) (V) Taxes from 2016 thru 2020 = \$464.46

093301 / COLL000070 10  
Cause of Action 322  
Lot 3, Block 1, MCALPINE'S ADDITION TO WYANDOTTE, a subdivision of land in Kansas City,

**LEGAL NOTICE**

Wyandotte County, Kansas. (Approx. Add. 207 North Mill Street) (I) Taxes from 2017 thru 2020 = \$9,909.79

156114 / LEW000066 10  
Cause of Action 332  
Lots 3 and 4, Block 2, GROENE PARK, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 2716 North Early Street) (V) Taxes from 2014 thru 2020 = \$324.84

165018 / HUG000008 10  
Cause of Action 336  
Lots 40 and 41, in ARBOR PARK, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3020 Delavan Avenue) (V) Taxes from 2005 thru 2020 = \$14,704.33

924026 / BATE000026 10  
Cause of Action 338  
Tract 1  
Beginning 462 feet South of the Northeast corner of the Southeast Quarter of the Northwest Quarter of Section 34, Township 10, Range 24, thence South 99 feet, thence West 660 feet, thence North 99 feet, thence East 660 feet to the point of beginning. Except that part described as follows: Beginning at a point on the East line of said Quarter Quarter Section, said point being 462 feet South of the Northeast corner of said Quarter Quarter Section; thence West to center of creek, 377 feet, more or less, thence Northwesterly along center of creek to a point west of beginning, thence East to the point of beginning, Except that part in road

Tract 2  
Beginning 561 feet South of the Northeast corner of the Southeast Quarter of the Northwest Quarter of Section 34, Township 10, Range 24; thence South 99 feet; thence West 660 feet; thence North 99 feet; thence East 660 feet to beginning, in Kansas City, Wyandotte County, Kansas. Except that part described as follows: Beginning at a point on the East line of said Quarter Quarter Section, said point being 561 feet Sought of the Northeast corner of said Quarter Quarter Section; thence South 99 feet; thence West 308 feet; thence Northwesterly 106.8 feet; thence East 348 feet to the Point of Beginning, Except that part in road (Approx. Add. 6337 Yecker Avenue) (V) Taxes from 1989 thru 2020 = \$24,363.07

905551 / YADO000003 10  
Cause of Action 350  
Beginning 396 feet South of the Northeast corner of the West 1/4 of the Northwest 1/4 of the Southeast 1/4 of Section 28, Township 11, Range 25, Kansas City, Wyandotte County, Kansas; thence West 165 feet to the center of Frank Tilk Road; thence South along said road 132 feet; thence East 165 feet; thence North 132 feet to the point of beginning, less that part taken or used for road purposes and also less the South 18 feet thereof. (Approx. Add. 1931 South 11th Street) (V) Taxes from 2017 thru 2020 = \$5,193.03

072012 / HOU000005 80  
Cause of Action 362  
All of Lot 38, Block 10, PACIFIC PLACE, an addition to Armourdale, now a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1113 Shawnee Avenue) (V) Taxes from 2008 thru 2020 = \$22,201.24

081067 / BOYD000034 10  
Cause of Action 368  
All of Lots 19 through 28, Block 33, WYANDOTTE CITY, now a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 1813 & 1815 North 10th Street) (V) Taxes from 2017 thru 2020 = \$1,870.50

**LEGAL NOTICE**

111416 / BOYD000034 10  
Cause of Action 369  
Lots 14 & 15, in Block 6, in FLORENCE PLACE, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 620 Lafayette Avenue) (V) Taxes from 2017 thru 2020 = \$664.80

081270 / JACK00166 10  
Cause of Action 370  
Lots 42 and 43, Block 40, WYANDOTTE COUNTY, in Kansas City, Wyandotte County, Kansas (Approx. Add. 1118 New Jersey Avenue) (V) Taxes from 1983 thru 2020 = \$3,607.51

081277 / JACK00166 10  
Cause of Action 371  
Lots 1, 2, and 3, less the South 73 feet, WYANDOTTE CITY, in Kansas City, Wyandotte County, Kansas (Approx. Add. 1618 North 11th Street) (V) Taxes from 1986 thru 2020 = \$2,134.13

209690 / JACK00166 10  
Cause of Action 372  
Fractional 7 feet of Lot C, Block 2, LONDON HEIGHTS 2nd SUBDIVISION, in Kansas City, Wyandotte County, Kansas (Approx. Add. 1134 New Jersey Avenue) (V) Taxes from 1984 thru 2020 = \$1,332.44

094561 / HUR000031 10  
Cause of Action 439  
Lot 22, Block 17, EDGERTON PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 136 Stewart Avenue) (V) Taxes from 2012 thru 2020 = \$20,432.57

106614 / LEW000135 10  
Cause of Action 441  
Lots 8 and 9, Block 4, BOULEVARD PARK, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2929 North Bethany Street) (V) Taxes from 2014 thru 2020 = \$369.97

158548 / HUN000021 10  
Cause of Action 444  
Lots 20, 21, and 22, Block 4, in ELM GROVE PLACE, an addition to Kansas City, Wyandotte County, Kansas (Approx. Add. 3006 Hutchings Street) (V) Taxes from 2003 thru 2020 = \$12,405.73

140312 / EDWA000004 10  
Cause of Action 449  
The East 36 feet of the South 53 1/2 feet of the West 1/2 of Lot A, IRVING PLACE, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 510 Troup Avenue) (V) Taxes from 2015 thru 2020 = \$340.77

140355 / EDWA00147 10  
Cause of Action 450  
The East 30 feet of the North 1/2 of Lot 34 and the East 30 feet of Lot 35, IRVING PLACE, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 511 Troup Avenue) (V) Taxes from 2015 thru 2020 = \$336.43

018339 / HUSH000001 30  
Cause of Action 481  
Lots 57, 58, 59, 60, 61 and 62, RICHLAND, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 348 South 64th Street) (C/I) Taxes from 2017 thru 2020 = \$5,132.30

099815 / DOCM000003 10  
Cause of Action 500  
South half of abandoned Northwestern Railroad right-of-way laying North of Lots 1 and 2, LELAND PLACE ANNEX, an addition now in and a part of Kansas City, Wyandotte County, Kansas, less that part taken for road right-of-way (Approx. Add. 3238 Kimball Avenue) (V) Taxes from 2004 thru 2020 = \$1,146.57

910509 / DOLE000004 10  
Cause of Action 504  
A tract of land in the Northeast Quarter of Section 31, Township

**LEGAL NOTICE**

10, Range 25, in Kansas City, Wyandotte County, Kansas described as follows: Beginning at the Southeast corner of Lot 18, PROVIDENCE HEIGHTS, thence East 46 feet to the West line of Lot 8, Block 3, of HAYNES SUBDIVISION, thence North along said West line to the South line of Lot 1, LELAND PLACE ANNEX, thence West along said South line to the Southwest corner of said Lot 1, thence North along the West line of said Lot 1 to the South right of way of Kimball Avenue, thence Southwesterly along the South right of way of Kimball Avenue to the Northeast corner of Lot 19, PROVIDENCE HEIGHTS, thence South to the point of beginning (Approx. Add. 2765 R North 32nd Street) (V) Taxes from 1971 thru 2020 = \$6,428.83

912908 / KOSK000004 10  
Cause of Action 505  
The South 28.12 feet of the following described tract of land: Beginning at a point 214.5 feet West and 807.23 feet North of the Southwest corner of the Southeast 1/4 of the Southeast 1/4 of Section 6, Township 11, Range 25, thence North 188.12 feet; thence East 178.06 feet, thence South 188.12 feet; thence West 178.06 feet to the point of beginning, less that part taken for street purposes of the West and North of said tract; intending further to describe Lots 1, 2, and 3, in WIESE SUBDIVISION, an unplatted subdivision in Kansas City, Wyandotte County, Kansas (Approx. Add. 1211 North 38th Street) (V) Taxes from 2009 thru 2020 = \$1,383.56

056674 / MART00643 10  
Cause of Action 514  
The North 12 1/2 feet of Lot 41, all of Lots 42, 43 and 44, Block 1, GRANDVIEW ORCHARD, an addition in the City of Kansas City, Wyandotte County, Kansas. (Approx. Add. 324 North 33rd Street) (I) Taxes from 2015 thru 2020 = \$3,541.56

062401 / JONE00637 10  
Cause of Action 516  
All of Lot 2, in HAMPTONVALE NO. 2, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1869 North 41st Terrace) (I) Taxes from 2011 thru 2020 = \$12,102.71

063667 / VALL00101 10  
Cause of Action 519  
Beginning at a point 50 feet North of the Southeast corner of Tract 84, in WOODLAND PARK, thence West 120 feet, thence North 50 feet, thence East 120 feet, thence South to the point of beginning, situated in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1312 North 36th Street) (V) Taxes from 2017 thru 2020 = \$1,148.94

100109 / MEEK00015 10  
Cause of Action 525  
The North 37.5 feet of Lot 6, Block 1, in M. E. B. GERDING GARDENS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3045 North 32nd Street) (V) Taxes from 1992 thru 2020 = \$13,556.69

115509 / STRO000037 10  
Cause of Action 527  
Lot 18, in CISSNA PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3026 North 17th Street) (V) Taxes from 2017 thru 2018 = \$490.49

910653 / VANH000008 10  
Cause of Action 534  
Commencing at a point 839.47 feet East and 160.8 feet South of the center of Section 31, Township 10, Range 25, thence East 7 feet, thence North 278 feet, thence West 7 feet, thence South 278 feet to point of beginning in Kansas City, Wyandotte County, Kansas (Ap-

**LEGAL NOTICE**

prox. Add. 3210 Georgia Avenue) (V) Taxes from 1979 thru 2020 = \$3,166.57

111881 / TUCK00039 300  
Cause of Action 542  
The North 67 feet 7 inches of Lot 1 and the North 67 feet 7 inches of the East 5 feet 8 inches of Lot 2, Block 1, SILVER PLACE, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 623 Winona Avenue) (V) Taxes from 2018 thru 2020 = \$25,693.60

158265 / TURN00077 10  
Cause of Action 544  
The 12 1/2 feet of Lot 32, all of Lot 33, the South 12 1/2 of lot 34, Block 2, LONGWOOD ADDITION, in Kansas City, Kansas (Approx. Add. 2517 Hiawatha Street) (V) Taxes from 2008 thru 2020 = \$25,992.40

913129 / KOR000002 10  
Cause of Action 569  
Beginning at a point 230 feet East and 484 feet South of the Northwest corner of the Southwest Quarter of Section 31, Township 10, Range 25, in Kansas City, Wyandotte County, Kansas, thence East 205.12 feet, thence South 173.6 feet; thence West 206.4 feet; thence North 175.5 feet, more or less to the point of beginning, less that part taken for highway right-of-way (Approx. Add. 2501 North 41st Street) (V) Taxes from 2003 thru 2020 = \$4,664.80

913135 / KOR000002 10  
Cause of Action 570  
Beginning at a point 484 feet South of the Northwest corner of the Southwest Quarter of Section 31, Township 10, Range 25, in Kansas City, Wyandotte County, Kansas, thence East 190 feet; thence South 175.5 feet; thence West 190 feet; thence North 177.5 feet more or less, to the point of beginning (Approx. Add. 2500 North 41st Street) (V) Taxes from 2003 thru 2020 = \$2,079.47

045963 / LUCC000001 30  
Cause of Action 571  
Tract 1:  
All of Lot 20 and that part of Lot 21 lying Westerly of the following described line, said line described as beginning at a point on the North line of said Lot 21, 15 feet East of the Northwest corner of said Lot 21, and running Southerly to a point on the South line of said Lot 21, said point being 10 feet Easterly of the Southwest corner of said Lot 21, all in Block 2, LOVELACE, a subdivision in Kansas City, Wyandotte County, Kansas.

Tract 2:  
All of Lot 22 and that part of Lot 21 lying Easterly of the following described line, said line described as beginning at a point on the North line of said Lot 21, 15 feet East of the Northwest corner of said Lot 21, and running Southerly to a point on the South line of said Lot 21, said point being 10 feet Easterly of the Southwest corner of said Lot 21, all in Block 2, LOVELACE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 5503 Clark Avenue) (V) Taxes from 2017 thru 2020 = \$2,691.32

098455 / LOWE000039 10  
Cause of Action 584  
Lots 25 and 26, in Block 13, LONDON HEIGHTS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1937 North 15th Street) (V) Taxes from 2007 thru 2020 = \$17,672.45

918013 / JAYH000006 10  
Cause of Action 587  
A tract of land in the Southwest Quarter of the Southwest Quarter of Section 1, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas, described as follows; Beginning at a point

**LEGAL NOTICE**

on the West line of said quarter quarter section which is 1320.00 feet North of the Southwest corner thereof; thence East, parallel with the South line of said quarter quarter section, 150.0 feet to a point on the Easterly right of way line of 55th Street and the true point of beginning of the tract to be herein described; thence East, parallel with the South line of said quarter quarter section, 99.0 feet; thence South parallel with the West line of said quarter quarter section, 141.40 feet; thence West, parallel with the South line of said quarter quarter section, 91.23 feet; thence in the Easterly right of way line of said 55th Street at a point Northwesterly 60.35 feet to a point which is 100.07 feet South of the point of beginning as measured along the Easterly line of said 55th Street; thence Northeasterly along the Easterly line of said 55th Street 100.07 feet to the true point of beginning. (Approx. Add. 1323 & 1325 North 55th Street) (V) Taxes from 1985 thru 2020 = \$27,262.14

157809 / WHIT00196 480  
Cause of Action 597  
Lot 10, Block 28, WESTERN HIGHLANDS B25-28, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 1330 Lafayette Avenue) (V) Taxes from 2015 thru 2020 = \$29,860.12

157810 / WHIT00196 480  
Cause of Action 598  
The West 1/2 of Lot 9, Block 28, WESTERN HIGHLANDS B25-28, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 1328 Lafayette Avenue) (V) Taxes from 2011 thru 2020 = \$27,138.09

107208 / MARS00080 10  
Cause of Action 605  
The North 100 feet of the West 110 feet of Lot 11, in LU ELLA CONNELLY ADDITION, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3156 North 48th Street) (V) Taxes from 2010 thru 2020 = \$22,473.05

106506 / JENK00031 10  
Cause of Action 620  
Beginning at a point 283.7 feet South of the Southwest corner of Tract 7, in CARLSONS SUBDIVISION, in Kansas City, Wyandotte County, Kansas; thence South 50 feet; thence East 170 feet; thence North 50 feet; thence West 170 feet to point of beginning, in the Northwest 1/4 of Section 33, Township 10, Range 25 (Approx. Add. 2931 N 12th Street) (V) Taxes from 1986 thru 2020 = \$12,675.92

114538 / JENK00031 10  
Cause of Action 621  
Lots 36 and 37, in Block 4, BOULEVARD HEIGHTS, an addition now in and a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 2929 Roosevelt Street) (V) Taxes from 1976 thru 2020 = \$13,049.15

054061 / GAMB00010 10  
Cause of Action 624  
The West 15 feet of Lot 47 and the East 15 feet of Lot 48, Block 2, KERR'S PARK ADDITION, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1901 Minnesota Avenue) (I) Taxes from 2017 thru 2020 = \$2,995.20

079655 / DIEH000003 30  
Cause of Action 628  
All of Lot 21 and Lot 22, Block 3, the land now platted and known as KINNEY HEIGHTS, situated in Kansas City, Wyandotte County, Kansas (Approx. Add. 3621 Locust Avenue) (I) Taxes from 2014 thru 2020 = \$9,590.52

080209 / MOOR000047 10  
Cause of Action 629  
Lots 19 and 20, Block 78, WYANDOTTE CITY, an addition in

**LEGAL NOTICE**

Kansas City, Wyandotte County, Kansas. (Approx. Add. 1039 Oakland Avenue) (V) Taxes from 1994 thru 2020 = \$703.85

115013 / WILL00888 10  
Cause of Action 634

The North 48 feet of Lot 20, CALIFORNIA PARK, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 3026 Roosevelt Street) (I) Taxes from 2013 thru 2020 = \$918.45

023002 / NELS00039 10  
Cause of Action 656

All of the 6 foot walkway between Lots 26 and 27, WEST-MINISTER, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 7102 Georgia Avenue) (V) Taxes from 1975 thru 2020 = \$11,498.55

115382 / NEIG00005 10  
Cause of Action 657

Lot 25 and 26, Block 7, MARIE PLACE, an addition in Kansas City, Kansas. (Approx. Add. 3030 North 16th Street) (V) Taxes from 2007 thru 2020 = \$415.71

124119 / JOHN00278 10  
Cause of Action 658

Lot 117, HELWIG'S SUBDIVISION, a subdivision of land now in and a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 3201 North 27th Street) (V) Taxes from 1970 thru 2020 = \$15,709.81

080698 / JOHN00097 10  
Cause of Action 660

All of Lot 7, in Block 101, in WYANDOTTE CITY, an addition in and now a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 1222 Nebraska Avenue) (V) Taxes from 1983 thru 2020 = \$21,569.18

162013 / JOHN00336 10  
Cause of Action 663

Lots 9 and 10, Block 6, LONG BROTHERS ADDITION TO EDGERTON PLACE, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2256 Russell Avenue) (V) Taxes from 1992 thru 2020 = \$28,685.06

162030 / JOHN00439 10  
Cause of Action 664

The West 15 feet of Lot 78 and all of Lot 79, BENTON PARK, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2215 Russell Avenue) (V) Taxes from 1983 thru 2020 = \$22,871.04

101303 / JONE00174 10  
Cause of Action 669

Lot 4, LAFAYETTE HEIGHTS, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 2116 North 29th Street) (V) Taxes from 1989 thru 2020 = \$8,089.04

109889 / JONE00084 10  
Cause of Action 672

The North 1/2 of Lot 40 and all of Lot 41, in Block 9, in FOWLER PARK, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1967 North 5th Street) (V) Taxes from 2014 thru 2020 = \$959.07

209676 / NELS00058 10  
Cause of Action 674

All of Lot 17, Block 3, in LONDON HEIGHTS 2ND SUBDIVISION, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 1136 Freeman Avenue) (V) Taxes from 1979 thru 2020 = \$21,056.47

209722 / NELS00058 10  
Cause of Action 675

Lot 13, Block 3, LONDON HEIGHTS 2ND SUBDIVISION, an addition now in and part of Kansas City, Wyandotte County, Kansas (Approx. Add. 1129 Freeman Avenue) (V) Taxes from 1979 thru 2020 = \$7,533.73

**LEGAL NOTICE**

903907 / JONE00158 10  
Cause of Action 677

A tract of land in the Northeast quarter of Section 33, Township 10, Range 25, in Kansas City, Wyandotte County, Kansas, described as follows: beginning at a point 289 feet North end 451.5 feet East of the center of said Section 33; thence East 130 feet to the West line of 8th Street, as now established; thence North 25 feet along the West line of said 8th Street; thence West 130 feet; thence South 25 feet to the point of beginning, subject to any part thereof in street, road or highway. Subject to easements, restrictions, and covenants if any, now of record. (Approx. Add. 2732 North 8th Street) (V) Taxes from 1993 thru 2020 = \$8,696.63

071207 / JONE00181 10  
Cause of Action 678

Lot 11, Block 1, SPLITOG PARK, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 844 Gilmore Avenue) (V) Taxes from 1983 thru 2020 = \$9,384.86

106149 / JARB00004 10  
Cause of Action 679

Lot 15, in Block 12, in PARKWOOD, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2922 North 10th Street) (V) Taxes from 2016 thru 2020 = \$365.53

165048 / JONE00150 10  
Cause of Action 682

The West 15 feet of Lots 64 and All of Lots 65, ARBOR PARK, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 3031 Delavan Avenue) (V) Taxes from 2003 thru 2020 = \$7,319.13

921504 / JOHN00338 10  
Cause of Action 683

Beginning at a point 1050.0 feet North and 673.96 feet West of the Southeast corner of the Northwest 1/4 of Section 2, Township 11, Range 24 in Kansas City, Wyandotte County, Kansas: said point being the Northwest corner of Lot 15, WILSON HEIGHTS; thence East along the North line of said Lot 15, 80.0 feet; thence North at right angles 315.15 feet; thence West 80.0 feet; thence South 315.15 feet to the point of beginning. (Approx. Add. 1905 R North 60th Street) (V) Taxes from 2007 thru 2020 = \$6,600.82

074246 / MART00218 80  
Cause of Action 688

The East 1/2 of Lot 37, all of Lots 38 to Lot 44, Block 130, ARMOURDALE, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1250, 1252, 1256, & 1258 Kansas Ave) (C/I) Taxes from 2016 thru 2020 = \$29,178.54

104714 / JOHN00371 10  
Cause of Action 689

The North 57 feet of Lots 15, in LONGVIEW, a subdivision in Kansas City, Wyandotte County, Kansas. Accept the Northwest corner of said Lot 15; thence South along the West line of said Lot, 58.0 feet; thence East parallel to the North line of said Lot, 25.0 feet; thence Northeasterly to a point on said North line, 75.0 feet East of the place of beginning; thence West along the North line to the place of beginning. (Approx. Add. 2931 North 38th Street) (V) Taxes from 1979 thru 2020 = \$7,081.81

132117 / HERR00087 10  
Cause of Action 691

The West 22.5 feet of Lot 13 and all of Lot 14, Block 4, COBBS HEIGHTS, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 637 Georgia Avenue) (I) Taxes from 2008 thru 2020 = \$2,312.56

**LEGAL NOTICE**

109654 / JOHN00299 300  
Cause of Action 705

Lots 9 and 10, Block 6, LONG BROTHERS ADDITION TO EDGERTON PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2506 North 6th Street) (V) Taxes from 2009 thru 2020 = \$484.70

Respectfully Submitted,  
/s/ Wendy M. Green  
Wendy M. Green, #19505  
Senior Counsel

Unified Government of Wyandotte County/Kansas City, Kansas – Legal Department  
701 North 7th Street, Suite 961  
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ATTORNEY FOR PLAINTIFF  
UNIFIED GOVERNMENT  
(First published 5-26-22)  
3t-The Wyandotte Echo-6-9-22

**TAX SALE NO. 350  
UNIFIED  
GOVERNMENT  
OF WYANDOTTE  
COUNTY/KANSAS  
CITY, KANSAS V.  
ACEVES ZALAYES**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS  
UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

PLAINTIFF,  
Case No. 2021-CV-000625  
(Tax Sale No. 350)  
VS.

TITLE TO REAL ESTATE  
INVOLVED  
ACEVES ZALAYES, ALEJANDRA, ET AL.

DEFENDANT'S  
**NOTICE OF SALE**

Under and by virtue of an Order of Sale, directed, delivered and issued out of the District Court of Wyandotte County, Kansas City, Kansas in Case No. 2021-CV-000625, in which the Unified Government of Wyandotte County/Kansas City, Kansas, is plaintiff, and the ascertained owners are defendants, the properties with the following legal description are to be sold with fee simple title for the highest and best bid obtainable therefor subject only to valid covenants running with the land, valid easements of record in use, and taxes and interest which have become a lien thereon subsequent to the date upon which judgement is rendered, specifically including taxes, assessments, charges penalties, interest and costs through the year 2020. This sale shall be accordingly conducted on June 29, 2022, at 10:00 a.m. o'clock via an online auction at <https://www.civicsource.com/auctions>. In addition, there will be representatives from the Unified Government at Memorial Hall, located at 600 North 7th Street, Kansas City, Kansas 66101, from 9:00 a.m. until 4:45 p.m. the day of the sale.

BE ADVISED THAT THE MINIMUM BID ON ANY PROPERT Y OFFERED FOR TAX SALE 350 SHALL BE THE AMOUNT OF THE DELINQUENT TAXES, INTEREST, COSTS, CHARGES, AND EXPENSES OF THE SALE ASSOCIATED WITH SUCH PROPERTY.

IF YOU HAVE ANY QUESTIONS CONCERNING THE TAX SALE, YOU MAY CALL THE DELINQUENT REAL ESTATE OFFICE AT 913-573-2817.

TAX CLEARANCE WILL BE PROVIDED BY THE OFFICE OF DELINQUENT REAL ESTATE.

REGISTRATION WILL TAKE PLACE EITHER IN PERSON AT THE DELINQUENT REAL ESTATE OFFICE, 2ND FLOOR, WYANDOTTE COUNTY COURTHOUSE, WITH THE EXCEPTION OF WEEKENDS AND HOLIDAYS, OR ONLINE WITH THE DELINQUENT

**LEGAL NOTICE**

REAL ESTATE OFFICE BY GOING TO <https://www.wycokck.org/Delinquent/Bidder.aspx>, NOW THRU JUNE 27, 2022. BIDDERS WILL ALSO HAVE TO CREATE AN ONLINE PROFILE BY GOING TO <https://www.civicsource.com/auctions>.

The sale shall include all the following described real estate situated in Wyandotte County, Kansas to wit:

**LEGAL DESCRIPTION**  
**Tax Sale 350**  
**\*\*\*\*NOTE\*\*\*\***  
**I = Improvement**  
**V = Vacant Lot**  
**C/V = Commercial Vacant Lot**  
**C/I = Commercial Improvement**  
**C&RES = Commercial and Residential**  
**EX/REL = Exempt Religious**

014526 / ZAMO00032 10  
Cause of Action 13  
Lots 18, 19 and 20, CHINNERY HEIGHTS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 546 North 58th Street) (V) Taxes from 2018 thru 2020 = \$3,641.28

051888 / JOHN00810 30  
Cause of Action 43  
Lot 9, CRESTVIEW HOMES ADDITION, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1049 South 49th Drive) (I) Taxes from 2015 thru 2020 = \$749.52

055682 / VILL00064 10  
Cause of Action 49  
The East 115 feet of the South 43 feet of Lot 15, PARKVIEW, an addition in and now a part of Kansas City, Wyandotte County, Kansas, except the South 5 feet of the West 35 feet of the East 115 feet of said Lot 15. (Approx. Add. 408 North 29th Street) (I) Taxes from 2017 thru 2020 = \$2,648.89

058049 / ORTE00032 10  
Cause of Action 52  
The East 45 feet of Lots 13 and 14, Block 15, GRACE HILL, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2010 Wilson Boulevard) (I) Taxes from 2017 thru 2020 = \$3,762.34

059421 / GARC00399 10  
Cause of Action 56  
Lot 47, in ROSE HILL, a subdivision now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 3431 Barnett Avenue) (V) Taxes from 2018 thru 2020 = \$24,658.40

059465 / KEIT00020 10  
Cause of Action 58  
The East 40 feet of the West 80 feet of Lots 23 and 24, and the East 10 feet of the South 100 feet of the West 90 feet of Lots 23 and 24, ROSE-HILL SUBDIVISION, a subdivision of land in Wyandotte County, Kansas. (Approx. Add. 3208 Barnett Avenue) (I) Taxes from 2010 thru 2020 = \$6,421.97

028811 / WEAV00030 30  
Cause of Action 61  
Lot 3, Block 21, HIGHLAND CREST, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 5009 Woodend Avenue) (I) Taxes from 2017 thru 2020 = \$1,109.65

065225 / RICK00015 10  
Cause of Action 69  
The West 30 feet of Lot 2 and the East 20 feet of Lot 3, in Block 19, in WESTHEIGHT MANOR #3, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1805 Freeman Avenue) (V) Taxes from 1995 thru 2020 = \$9,744.62

067124 / CARS00023 10  
Cause of Action 74  
The West 33 1/3 feet of Lot 5, Block 5, BOSTON PLACE, an addition to and now a part of Kansas

**LEGAL NOTICE**

City, Wyandotte County, Kansas. (Approx. Add. 1217 Lowell Avenue) (V) Taxes from 2018 thru 2020 = \$28,575.76

067816 / CALH00006 10  
Cause of Action 75

Lots 87 and 88, less the following: beginning at the Southwest corner of Lot 87, thence North to the Northwest corner of Lot 87, thence Southerly to a point 114.7 feet East of the Southwest corner of Lot 87, thence West to the point of beginning, in OAKLAND, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 324 South 14th Street) (V) Taxes from 2018 thru 2020 = \$324.47

068620 / LOZO00006 10  
Cause of Action 78  
Lot 51, in subdivision of Block 11, CHELSEA PLACE, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1910 Wood Avenue) (I) Taxes from 2017 thru 2020 = \$4,654.39

068920 / CARN00007 10  
Cause of Action 81  
Lot 12, Block 8, CHELSEA PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2203 Franklin Avenue) (V) Taxes from 2014 thru 2020 = \$15,248.98

071752 / SCHE00117 80  
Cause of Action 87  
All of Lots 32 and 33, Block 7, ORR'S SECOND ADDITION, to Kansas City, Wyandotte County, Kansas. (Approx. Add. 616 South 10th Street) (V) Taxes from 2017 thru 2020 = \$32,973.56

001904 / RUBY00004 10  
Cause of Action 90  
Lot 5, in WESTSIDE GARDENS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2832 North 64th Terrace) (I) Taxes from 2017 thru 2020 = \$8,334.65

047595 / JONE00362 10  
Cause of Action 94  
The South 40 feet of Lot 46, in COMBS PARK, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 1129 North 49th Street) (V) Taxes from 2006 thru 2020 = \$4,093.95

047809 / AVER00014 10  
Cause of Action 95  
Lot 8, in BRADISH ANNEX, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1838 North 50th Court) (I) Taxes from 2010 thru 2020 = \$32,062.68

068533 / SGND00002 10  
Cause of Action 96  
Lot 3, Block 3, WALLBROOK, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1711 North 25th Street) (V) Taxes from 2017 thru 2020 = \$13,831.45

072625 / MAES00001 80  
Cause of Action 107  
Lot 41, Block 105, ARMOURDALE, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 920 South 11th Street) (V) Taxes from 2018 thru 2020 = \$328.63

079675 / ARRO00016 30  
Cause of Action 116  
Lots 4 and 5, Block 4, KINNEY HEIGHTS, an addition now in and a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 3112 South 36th Street) (V) Taxes from 2018 thru 2020 = \$1,676.67

050123 / SHEB00002 30  
Cause of Action 120  
All of Lot 25, CHAMBERLAIN ADDITION, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1609 South 52nd Terrace) (I) Taxes from 2017 thru 2020 = \$9,494.45

**LEGAL NOTICE**

080721 / KORA00001 10  
Cause of Action 121  
The South 60.5 feet of Lots 21, 22, 23 & 24, all in Block 104, WYANDOTTE CITY, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1109 & 1111 North 13th Street) (V) Taxes from 2018 thru 2020 = \$727.13

080948 / COLO00029 410  
Cause of Action 123  
Lot 21, Block 145, WYANDOTTE CITY, a subdivision in Kansas City, Wyandotte County, Kansas, and the 5 feet adjoining said Lot on the North that was vacated by City Ordinance No. 238. (Approx. Add. 1241 Ann Avenue) (V) Taxes from 2017 thru 2020 = \$363.81

081066 / MACI00043 10  
Cause of Action 124  
Lots 15, 16, 17 and 18, Block 33, in WYANDOTTE CITY, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1813 R North 10th Street) (V) Taxes from 2018 thru 2020 = \$612.91

090479 / FRAC00003 10  
Cause of Action 131  
All of Lots 53, 54, 55, and 56, Block 180, NORTHRUPS ADDITION TO WYANDOTTE CITY, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 812 Orville Avenue) (I) Taxes from 2016 thru 2020 = \$10,950.14

091212 / COUR00012 10  
Cause of Action 135  
Lot 37, Block 1, in FAIRCREST, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1301 North 18th Street) (I) Taxes from 2017 thru 2020 = \$2,565.10

093215 / JONE00361 10  
Cause of Action 139  
All of Lot 6, Block 2, HUSTED AND STUMPFS ADDITION TO WYANDOTTE CITY, now in and a part of Kansas City, Wyandotte County, Kansas (Approx. Add. 909 Ohio Avenue) (V) Taxes from 1985 thru 2020 = \$22,039.36

094701 / HILL00192 10  
Cause of Action 145  
Lots 11 and 12, Block 4, in EDGERTON PLACE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 333 Quindaro Boulevard) (V) Taxes from 2017 thru 2020 = \$30,818.55

094713 / HOUS00035 10  
Cause of Action 146  
Lot 32, Block 6, EDGERTON PLACE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 328 Greeley Avenue) (V) Taxes from 2016 thru 2020 = \$323.17

011340 / SHAT00003 10  
Cause of Action 152  
Lot 1, Block 7, REPLAT OF PART OF WHITE OAKS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2630 North 82nd Terrace) (I) Taxes from 2017 thru 2020 = \$9,157.37

068774 / RODD00003 10  
Cause of Action 158  
The North 73.50 feet of the South 100 feet of Lots 40 and 41, Block 2, CHELSEA PLACE, a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2003 North 22nd Street) (V) Taxes from 2009 thru 2020 = \$22,702.01

072001 / RODR00086 80  
Cause of Action 161  
All of Lot 10, Block 10, Pacific Place, in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1110 Hasbrook Avenue) (V) Taxes from 2007 thru 2020 = \$621.81

LEGAL NOTICE	LEGAL NOTICE	LEGAL NOTICE	LEGAL NOTICE	LEGAL NOTICE	LEGAL NOTICE
100150 / WILL00314 10 Cause of Action 171 The West 83.7 feet of the North 110 feet of Lot 5, Block 3, M.E.B. GERDING GARDENS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3335 Brown Avenue) (C/I) Taxes from 2017 thru 2020 = \$3,196.71	(V) Taxes from 1998 thru 2020 = \$908.06  115852 / CART00181 10 Cause of Action 223 The East 55 feet of Lot 83 and 84, GLENWOOD, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1535 Rowland Avenue) (V) Taxes from 2007 thru 2020 = \$28,283.07	071376 / MAZZ00003 10 Cause of Action 255 Lots 15 and 16, Block 9, SPLIT-LOG PARK, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 354 South Mill Street) (V) Taxes from 2018 thru 2020 = \$329.62	andotte County, Kansas. (Approx. Add. 2335 South 10th Street) (V) Taxes from 2018 thru 2020 = \$560.11  128211 / BAUE00006 10 Cause of Action 276 Lot 5, Block 4, FRANKLIN HEIGHTS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1716 South Valley Street) (I) Taxes from 2017 thru 2020 = \$8,671.00	AWAY ADDITION to Argentine, now in and a part of Kansas City, Wyandotte County, Kansas, less that part taken by a permanent right-of-way easement recorded in Document No. 1252557 in Book 3922 at Page 62. (Approx. Add. 1506 South 12th Street) (V) Taxes from 2015 thru 2020 = \$391.97	157743 / JACK00212 10 Cause of Action 324 The East 5 feet of the North 100 feet of Lot 19, and the West 1/2 of Lot 20, Block 26, WESTERN HIGHLANDS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1337 Haskell Avenue) (V) Taxes from 2018 thru 2020 = \$288.53
101986 / JIMI00011 10 Cause of Action 172 Beginning at a point 5 feet West of the Northeast corner of Lot 52, Block 5, subdivision of and an addition to UNIVERSITY PARK, now in and a part of Kansas City, Kansas, thence Southeasterly in a straight line to a point 2 feet West of the Southeast corner of said Lot 52, thence East along the South line of Lots 52, 51 and 50 to a point 2 feet West of the Southeast corner of said Lot 50, thence Northwesterly in a straight line to a point 5 feet West of the Northeast corner of Lot 50, thence West along the North line of said Lots 50, 51 and 52 to the point of beginning. (Approx. Add. 3177 Cleveland Avenue) (I) Taxes from 2017 thru 2020 = \$2,651.90	116007 / JOHN00248 10 Cause of Action 224 Lot 5, Block 6, BARNES ADDITION TO WESTERN HIGHLANDS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1717 Waverly Avenue) (V) Taxes from 2018 thru 2020 = \$20,335.59	075332 / MONG00004 10 Cause of Action 256 The North 1/2 of Lot 44 and all of Lot 45, Block 2, CHELSEA PARK, a subdivision of land in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1949 North 26th Street) (I) Taxes from 2017 thru 2020 = \$3,978.60	131306 / MILE00006 10 Cause of Action 280 Lots 18 and 19, Block 9, GLENDALE PARK, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2900 H Sherman Street) (V) Taxes from 1989 thru 2020 = \$21,790.37	098432 / PRAT00009 10 Cause of Action 301 The South 2/3 of Lot 12 and North 2/3 of Lot 13, Block 15, LONDON HEIGHTS a subdivision in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2011 North 14th Street) (V) Taxes from 2008 thru 2020 = \$29,859.28	157902 / MCGR00024 10 Cause of Action 325 The West 50 feet of Lot 1, in Block 1, in WESTERN HIGHLANDS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 912 Cleveland Avenue) (V) Taxes from 1990 thru 2020 = \$23,540.87
107210 / MCAD00004 10 Cause of Action 188 The West 4 feet of the South 177 feet of Lot 10, and the South 177 feet of Lot 11, in LU ELLA CONNELLY ADDITION, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 4800 Delavan Avenue) (I) Taxes from 2017 thru 2020 = \$4,507.31	121704 / MADR00051 10 Cause of Action 237 Lot 4, Block 1, MATHER PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 714 Pacific Avenue) (I) Taxes from 2017 thru 2020 = \$16,468.90	111525 / RICH00065 10 Cause of Action 265 Lot 10, Block 2, GORDON PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 739 Greeley Avenue) (V) Taxes from 1981 thru 2020 = \$32,491.98	131310 / KCKC00001 10 Cause of Action 281 Lots 11 and 12, Block 9, GLENDALE PARK, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 2911 North Tremont Street) (V) Taxes from 1993 thru 2020 = \$1,796.19	149845 / KIBB00001 30 Cause of Action 303 The East 3.5 feet of the West 59.5 feet of Lot 20, HOMEWOOD, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 2819 Woodend Avenue) (V) Taxes from 1984 thru 2020 = \$4,988.63	031878 / SOMB00001 10 Cause of Action 333 Lot 16, FRIEDBERG HEIGHTS, as subdivision of land in Kansas City, Wyandotte County, Kansas, less that part in HILLSIDE VILLAGE REPLAT, and less a part of Lot 16 described as follows: Beginning at a point on the North line of said Lot 16, said point being the Northeasterly corner of Lot 7, Block 1 in HILLSIDE VILLAGE a replat of Lot 15 and part of Lot 16 of said FRIEDBERG HEIGHTS, thence South 59 degrees 29' 09" West along said Lot 7, Block 1, a distance of 101.90 feet to the Westerly line of said Lot 16, thence North 53 degrees 46' 41" East a distance of 87.67 feet to the North line of said Lot 16, thence due East along the North line of said Lot 16, a distance of 16.94 feet to the point of beginning. (Approx. Add. 6145 Farrow Avenue) (V) Taxes from 2008 thru 2020 = \$2,853.01
111208 / WILL00245 10 Cause of Action 196 All of Lot 8 and the North 12.6 feet of Lot 9, Block 2, ELIZABETH ADDITION, AN ADDITION NOW IN AND A PART OF Kansas City, Wyandotte County, Kansas. (Approx. Add. 2104 North 7th St Trafficway) (V) Taxes from 2011 thru 2020 = \$31,058.43	047520 / RILE00038 10 Cause of Action 240 Lot 81, COMBS PARK, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 4944 Washington Avenue) (V) Taxes from 2009 thru 2020 = \$39,481.70	126619 / HOU000004 10 Cause of Action 269 The South 17 1/2 feet of Lot 26, and all of Lot C, in Block 2, HOLMES GROVE ADDITION, an addition now in the city of Kansas City, Wyandotte County, Kansas. (Approx. Add. 2252 South Ferree Street) (V) Taxes from 2017 thru 2020 = \$22,968.95	131516 / WOOD00168 10 Cause of Action 282 Lot 31, in HOVEY PLACE, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 2910 North Early Street) (V) Taxes from 1990 thru 2020 = \$2,399.97	152243 / SHIE00027 80 Cause of Action 308 The West 82.5 feet of Lots 27 and 28, Block 16, MULVANE'S ADDITION TO ARGENTINE, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1315 South 29th Street) (V) Taxes from 2017 thru 2020 = \$360.85	158312 / MEJI00057 10 Cause of Action 335 Lot 52, in Block 3, LONGWOOD ADDITION, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2559 Cissna Street) (V) Taxes from 2018 thru 2020 = \$286.20
114544 / JOHN00507 Cause of Action 204 Lots 8 and 9, Block 3, BOULEVARD HEIGHTS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2926 Roosevelt Street) (V) Taxes from 2015 thru 2020 = \$383.93	056600 / MILL00099 10 Cause of Action 249 Lots 10 through 19, in Block 6, GRANDVIEW ORCHARD, an addition in Kansas City, Wyandotte County, Kansas. Also, commencing at a point 605 feet West and 1584 feet South of the Northeast corner of the Southeast 1/4 of Section 7, Township 11, Range 25, said point being the Southwest corner of GRANDVIEW ORCHARD subdivision, as platted, thence West 50 feet, thence North 431.6 feet, thence East 50 feet, thence South 431.6 feet to point of beginning. Also Beginning at a point 655 feet West and 1292.1 feet South of the Northeast corner of the Southeast 1/4 of Section 7, Township 11, Range 25, thence West 150 feet, thence South 291.9 feet, thence East 150 feet, thence North 291.9 feet, to the point of beginning. (Approx. Add. 3536 Ford Avenue) (V) Taxes from 2002 thru 2020 = \$46,044.01	126705 / SARG00006 10 Cause of Action 270 Lots 26, 27, 28, 30 and 31, CHESTON HEIGHTS, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 1702 Stinson Avenue) (V) Taxes from 2007 thru 2020 = \$35,092.67	132135 / BURN00143 10 Cause of Action 284 Lot 41, Block 4, COBB HEIGHTS, an addition in and now a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 2525 North Allis Street) (V) Taxes from 2002 thru 2020 = \$9,110.36	154007 / WEAT00009 10 Cause of Action 310 The East 25 feet of Lot 5, Block 1, RESURVEY OF KANSAS PLACE, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 924 Greeley Avenue) (V) Taxes from 2010 thru 2020 = \$21,534.80	158620 / LIGH00007 10 Cause of Action 336 Lot 14 and the West 10 feet of Lot 15, Block 8, ELMGROVE PLACE, in Kansas City, Wyandotte County, Kansas (Approx. Add. 1815 Kimball Avenue) (V) Taxes from 2018 thru 2020 = \$400.62
115203 / LERP00001 10 Cause of Action 207 Lots 7 and 8, Block 6, MARIE PLACE, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1353 Brown Avenue) (V) Taxes from 2008 thru 2020 = \$23,999.48	066641 / RAYM00011 10 Cause of Action 250 The North 32 feet of Lot 5, in Block 2, GRANDVIEW PARK NO. 2, an addition in and now a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 112 South 14th Street) (V) Taxes from 2009 thru 2009 = \$12,204.11	080644 / MISS00022 10 Cause of Action 271 TRACT 1: The West 19 feet of Lot 3 and the East 20 feet of Lot 4, in Block 148, in NORTHROP'S PART OF WYANDOTTE CITY, except that part of said lots which was conveyed to Mary A. Merstetter by John J. Cosgrove and Agnes Cosgrove, his wife, by deeds recorded in Book 398 at page 285 and in Book 399 at page 554 of the records in the office of the Register of Deeds of Wyandotte County, Kansas; and Commencing on the North line of Lot 3, Block 148, NORTHROP'S PART OF WYANDOTTE CITY, now a part of Kansas City, Kansas, on the dividing line between the West 19 feet of Lot 3 and the East 6 feet of said Lot as established by the decree in Action No. 19241 in the District Court of Wyandotte County, Kansas, thence East 6 inches, thence South 104 feet and 8 inches parallel with said dividing line, thence West 6 inches, thence North on said dividing line to the place of beginning (as described in warranty deed recorded in Book 398 at Page 402 of the records, File No. 89455, in the office of the Register of Deeds, Wyandotte County, Kansas); and TRACT II: Beginning at the Northeast Corner of Lots 1, 2 & 3, thence South 92 feet, thence West 55 1/2 feet, thence North 92 feet, thence East 55 1/2 feet to the point of beginning, in Block 148, NORTHROP'S PART OF WYANDOTTE CITY, Kansas City, Wyandotte County, Kansas, together with vacated portion of Ann Avenue, adjoining said property on the North. (Approx. Add. 907 Ann Avenue) (V) Taxes from 2016 thru 2020 = \$440.53	132165 / JONE00489 10 Cause of Action 285 Beginning at the Southwest corner of Lot 17, Block 2, in COBB HEIGHTS, an addition in Kansas City, Wyandotte County, Kansas; thence Southeasterly along Quindaro Boulevard 36.775 feet; thence North parallel with the West boundary line of Lot 16, Block 2, COBB HEIGHTS to the alley on the North of Lot 17; thence west to a point directly North of beginning; thence South to the beginning. Said tract having a frontage on Quindaro Boulevard of 36.775 feet and a dept of 120 feet, more or less, and being part of Lot 17, in Block 2, COBB HEIGHTS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 738 Quindaro Boulevard) (V) Taxes from 1982 thru 2020 = \$5,382.36	154765 / GOOD00064 10 Cause of Action 312 Lots 12 and 13, in Block 4, POTOMAC HEIGHTS, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 601 Stine Avenue) (V) Taxes from 2018 thru 2020 = \$390.67	158909 / HEND00026 10 Cause of Action 337 The North 12 1/2 feet of Lot 15 and all of Lot 16, Block 1, in EDGEWOOD, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2609 North 20th Street) (V) Taxes from 2005 thru 2020 = \$27,722.41
005923 / LAND00022 10 Cause of Action 211 The South 6 feet of Lot 5 less the East 20 feet, Block 2, TOWERS 120, a subdivision of land in Kansas City, Wyandotte County, Kansas (Approx. Add. 1215 North 77th Terrace) (V) Taxes from 1970 thru 1984 = \$394.77	067322 / MILL00188 10 Cause of Action 251 Lots 14 and 15, in Block 2, ROCK ISLAND PLACE, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 1222 Vermont Avenue) (V) Taxes from 1994 thru 2020 = \$14,545.22	132914 / BYRD00023 10 Cause of Action 286 The Southwest 1/4 of Lot 2, Block 7, in BRIGHAM & LLOYD'S ORCHARD HIGHLANDS, now a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 4007 South Thompson Street) (V) Taxes from 2010 thru 2020 = \$25,963.08	136352 / KEYG00002 10 Cause of Action 290 Lot 82, FRIENDSHIP HEIGHTS NO. 2, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3026 South 9th Street) (V) Taxes from 2017 thru 2020 = \$7,062.39	154937 / POPE00005 10 Cause of Action 315 All of Lots 560 and 561, in CENTER, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1856 South St Paul Street) (V) Taxes from 2009 thru 2020 = \$29,251.76	159824 / LOVE00019 10 Cause of Action 341 Lot 18, less the West 12 feet, Block 5, CROWN HEIGHTS, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 2108 North 22nd Street) (V) Taxes from 2010 thru 2020 = \$18,400.61
073097 / ROBB00010 80 Cause of Action 217 Lot 5, Block 91, ARMOURDALE, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 948 Shawnee Avenue) (V) Taxes from 2016 thru 2020 = \$25,231.01	070061 / MOND00013 10 Cause of Action 252 The North 30 feet of the South 58 feet of Lots 18 and 19, Block 4, WALLACE PLACE, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 203 South 11th Street) (V) Taxes from 2016 thru 2020 = \$17,729.57	132914 / BYRD00023 10 Cause of Action 286 The Southwest 1/4 of Lot 2, Block 7, in BRIGHAM & LLOYD'S ORCHARD HIGHLANDS, now a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 4007 South Thompson Street) (V) Taxes from 2010 thru 2020 = \$25,963.08	143186 / HOPE00010 10 Cause of Action 298 Lot 40, Block 14, ROCKAWAY ADDITION TO ARGENTINE, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1632 South 15th Street) (V) Taxes from 2014 thru 2020 = \$30,927.19	156404 / ROMP00003 10 Cause of Action 317 Lots 11 and 12, Block 1, of SUN-SET VIEW, a subdivision now in and a part of Kansas City, Wyandotte County, Kansas, except the North 10 feet of lots taken for streets. (Approx. Add. 865 Metropolitan Avenue) (V) Taxes from 2018 thru 2020 = \$16,107.37	162447 / WAYW00001 10 Cause of Action 345 Lots 109 and 110, ELBA PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2108 North 22nd Street) (V) Taxes from 2010 thru 2020 = \$18,400.61
094615 / ROBI00065 10 Cause of Action 220 All of Lot 1, Block 14, in EDGERTON PLACE, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 2219 North 3rd Street) (V) Taxes from 1989 thru 2020 = \$20,938.05	070314 / SIMM00028 10 Cause of Action 254 The South 10 feet of Lot 7, less the East 120 feet, MOBERLY PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 52 R South Mill Street) (V) Taxes from 1994 thru 2020 = \$865.70	098049 / SNOW00005 10 Cause of Action 272 Lot 5, Block 12, HEATHWOOD SUBDIVISION, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1900 North 12th Street) (I) Taxes from 1995 thru 2020 = \$1,606.10	143269 / PRES00025 10 Cause of Action 299 The South 25 feet of Lot 10 and the South 25 feet of the East 20 feet of Lot 11, Block 6, in ROCK-	156816 / BUTL00036 10 Cause of Action 318 The East 37 1/2 feet of Lot 4, Block 3, ROCKINGHAM PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1117 Waverly Avenue) (V) Taxes from 2009 thru 2020 = \$37,174.46	162604 / MILL00082 10 Cause of Action 346 The North 50 feet of Lot 7, CHARLES MORASCH ESTATE, being in the Northwest 1/4 of Section 32, Township 10, Range 25, in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3035 North 20th Street) (V) Taxes from 1990 thru 2020 = \$9,607.20
111514 / ROBE00136 10 Cause of Action 221 All of Lots 4 and 5, in Block 1, GORDON PLACE, an addition in and now a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 728 Greeley Avenue)	126735 / MAHO00013 10 Cause of Action 273 Lot 45, CHESTON HEIGHTS, an addition in Kansas City, Wy-	143186 / HOPE00010 10 Cause of Action 298 Lot 40, Block 14, ROCKAWAY ADDITION TO ARGENTINE, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1632 South 15th Street) (V) Taxes from 2014 thru 2020 = \$30,927.19	143269 / PRES00025 10 Cause of Action 299 The South 25 feet of Lot 10 and the South 25 feet of the East 20 feet of Lot 11, Block 6, in ROCK-	157483 / HILL00043 10 Cause of Action 320 The South 36 feet of the North 40 feet of the West 95 feet of Lot 41, Block 6, WESTERN HIGHLANDS, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2605 North 11th Street) (V) Taxes from 2018 thru 2020 = \$288.53	162828 / HILL00075 10 Cause of Action 354 Lots 48 and 49, ANGLEWOOD, an addition in Kansas City, Wy-

**LEGAL NOTICE**

andotte County, Kansas. (Approx. Add. 2741 North 22nd Street) (V) Taxes from 2018 thru 2020 = \$293.50

164920 / KNOF00002 10  
Cause of Action 363

The East half of Lot 21 and all of Lot 22, FARRELL PLACE, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2903 Delavan Avenue) (V) Taxes from 2007 thru 2020 = \$710.21

166432 / CHAV00112 10  
Cause of Action 369

Lots 20 and 21, Block 10, ADAMS AND KINGS ADDITION TO ARGENTINE, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1431 South 32nd Street) (V) Taxes from 2018 thru 2020 = \$376.00

170403 / RICH00110 10  
Cause of Action 379

All of Lots 9, 10, 11 and 12, in Block 1, in TERRACE ADDITION TO ARGENTINE, now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1748 South 37th Street) (V) Taxes from 2017 thru 2017 = \$494.53

170742 / BELT00032 80  
Cause of Action 382

Lots 9 and 10, Block 15, WEST END ADDITION TO ARGENTINE, a subdivision in Kansas City, Wyandotte County, Kansas (Approx. Add. 1316 South 36th Street) (I) Taxes from 2017 thru 2020 = \$40.58

195489 / PALM00040 10  
Cause of Action 410

All of Lot 13 and the North 12 & 1/2 feet of Lot 14, in Block 11, KENSINGTON, an addition now in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 1854 North 29th Street) (I) Taxes from 2017 thru 2020 = \$3,654.56

196222 / BRAM00023 10  
Cause of Action 414

Lot 44, and the South 15 feet of Lot 45, in Block 10, RESURVEY OF THE SOUTHWEST 1/4 OF BLOCK 7, ALL OF BLOCK 8, AND PARTS OF BLOCKS 9 AND 10, KENSINGTON, an addition in Kansas City, Wyandotte County, Kansas (Approx. Add. 1849 North 31st Street) (I) Taxes from 2017 thru 2020 = \$3,293.64

200013 / MCKA00007 130  
Cause of Action 415

Lot 22, CRESTWOOD, a subdivision of land in Edwardsville, Wyandotte County, Kansas. Less and except the following: Beginning at the Southwest corner of said lot 22; thence North 150.00 feet along the West line of said lot 22; thence South 81° 54' 00" East 242.22 feet to a point on the East line of said Lot 22; thence South 115.00 feet, along said East line to the Southeast corner of said lot 22; thence North 89° 47' 30" West 239.80 feet, along the South line of said lot 22, to the point of beginning. (Approx. Add. 1941 South 96th Street) (V) Taxes from 2007 thru 2020 = \$9,486.73

209501 / ROBI00159 10  
Cause of Action 420

The East 17 feet of Lot 4 and the West 16 feet of Lot 5, Block 12, LONDON HEIGHTS SECOND SUBDIVISION, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 1515 Wood Avenue) (V) Taxes from 2012 thru 2020 = \$11,969.32

210020 / SIMM00012 10  
Cause of Action 422

Lot 68, Block 10, PARKWOOD, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2915 Parkwood Boulevard) (V) Taxes from 2018 thru 2018 = \$25,586.35

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236230 / HEAR00057 110  
Cause of Action 432

The North 159.48 feet of Tract C, DEERFIELD VILLAGE, a subdivision in Bonner Springs, Wyandotte County, Kansas (Approx. Add. 942 South 132nd Street) (V) Taxes from 1990 thru 2010 = \$25,109.80

244631 / THOR00006 60  
Cause of Action 434

Lot 32, WOODLAND HILLS, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 3856 North 113th Street) (I) Taxes from 2016 thru 2019 = \$26,789.79

906007 / KUKL00008 10  
Cause of Action 439

Tract 30A-Commencing 10 feet East of the Southeast Corner of Lot 1, Block 4, WALLACE PLACE, East 35.5 feet; North 452.5 feet; West 35.5 feet; South 452.5 feet, in Kansas City, Wyandotte County, Kansas  
Also  
Tract 30B-Commencing 25 feet East of the Southwest Corner of Lot 22, Block 4, WALLACE PLACE; North 50.5 feet; East 35.5 feet; South 50.5 feet; West 35.5 feet to point of beginning in Kansas City, (Approx. Add. 233 R South 11th Street) (V) Taxes from 1998 thru 2020 = \$1,903.81

906413 / CART00216 10  
Cause of Action 440

A tract of land in the Northeast Quarter of Section 4, Township 11, Range 25, in Kansas City, Wyandotte County, Kansas, described as follows: Beginning at the Northeast corner of 10th Street and Garfield Avenue in Kansas City, Wyandotte County, Kansas; thence West along the North line of Garfield Avenue, 37.5 feet; thence North 95 feet; thence East 37.5 feet; to the West line of 10th Street; thence South along the West line of 10th Street, 95 feet to the place of beginning (Approx. Add. 1000 Garfield Avenue) (I) Taxes from 2017 thru 2020 = \$1,612.48

910435 / KNIG00011 10  
Cause of Action 443

Commencing at a point 459.5 feet North and 138.1 feet West of the Southeast corner of Section 30, Township 10, Range 25 in Kansas City, Wyandotte County, Kansas; thence West 21.9 feet; thence; thence north 92.3 feet of the South line of Farrow Avenue; thence East long said South line of Farrow Avenue 21.9 feet; thence South 92.3 feet to the point of beginning. (Approx. Add. 2713 Farrow Avenue) (V) Taxes from 1981 thru 2020 = \$3,392.13

910512 / RODG00007 10  
Cause of Action 444

Beginning at the point of intersection of the Southeasterly line of Chelsea Street Trafficway and the South line of the Northeast 1/4 of Section 31, Township 10 South, Range 25 East in Kansas City, Wyandotte County, Kansas, said point being 353 feet East of the center of said Section; thence East along said South line, 274 feet to the West line of Lot 9, THE HIGHLANDS ADDITION, thence North 107.2 feet to the Northwest corner of said Lot 9; thence East 46 feet along the Northline of said Lot 9; thence North along the West line of HAYNES SUBDIVISION, 276.4 feet to the Southeasterly line of said Chelsea Street Trafficway; thence South 39 degrees, 44 minutes West along said Southeasterly line, 500.9 feet to the point of beginning. (Approx. Add. 3244 R Georgia Avenue) (V) Taxes from 1972 thru 2020 = \$8,286.20

913926 / MIMS00001 10  
Cause of Action 448

Beginning at a point 578 feet North of the Center of Section 25, Township 10, Range 24, in Kansas City, Wyandotte County Kansas;

**LEGAL NOTICE**

thence East 245.71 feet; thence South 90 feet; thence West 245.71 feet; thence North 90 feet to point of beginning, being a part of Tract 7 of Reason A. Meek Original Tract of 19.7 Acres.

Also described as the North 90 feet of the following described real estate, to-wit;

Beginning 385 feet North of center of Section 25, Township 10, Range 24, in Kansas City, Wyandotte County, Kansas, thence North 193 feet; thence East 245.71 feet; thence South 190.9 feet; thence West 245.71 feet to point of beginning, being Tract 7 of Reason A. Meek original tract of 19.7 acres. (Approx. Add. 3541 North 47th Street) (V) Taxes from 2003 thru 2020 = \$9,337.15

916917 / MEYE00030 10  
Cause of Action 452

Beginning 1155 feet South and 147 feet West of the center of Section 25, Township 10, Range 24, thence South 140 feet; thence West 225 feet; thence North 140 feet; thence East 225 feet to the point of beginning in Kansas City, Wyandotte County, Kansas (Approx. Add. 4728 Parkview Avenue) (V) Taxes from 1980 thru 2020 = \$47,270.23

917028 / JOYC00002 10  
Cause of Action 453

Beginning at the Northwest corner of Section 25, Township 10, Range 24; thence East 50 poles; thence South 105 feet; thence West 50 poles; thence North to the point of beginning (Approx. Add. 3933 North 51st Street) (V) Taxes from 1963 thru 2020 = \$15,871.83

918200 / FIND00003 10  
Cause of Action 455

The North 1/2 of the following tract of land; Beginning at the Northwest corner of the Southwest quarter of Section 12, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas, thence South 179.4 feet, thence East 274.5 feet to the center line of the Muncie Ridge Road, thence Northeasterly along the center line of said road to a point on the North line of said Southwest 1/4 due East of the point of beginning, thence West to the point of beginning. (Approx. Add. 5458 Muncie Drive) (V) Taxes from 1974 thru 2020 = \$21,452.46

920215 / MIDL00004 10  
Cause of Action 457

A tract of land in the East 1/2 Section 2, Township 11 South, Range 24 East, in Kansas City, Wyandotte County, Kansas, being the same as Tract 1 in the Commitment for the Title Insurance, No. T-167448 issued by Chicago Title Insurance Company, effective June 30, 1994 and more particularly described as follows:

Beginning at the center 1/4 corner of Section 2, Township 11 South, Range 24 East, being a 3/4" pipe, originally established by Sandin Survey Company, Job No. 2394 on April 19, 1966; thence along the West line of the Northeast 1/4 of said Section 2, North 0°01'55" West, 868.45 feet (Deed), North 0°02'49" West, 870.09 feet (Measured) to a point being the intersection of the West line of said fractional Section 2 with a line from the East established by Permanent Survey No. 185, said line being 808.50 feet (Plat) 809.30 feet (Measured) South of the North line of the Northeast 1/4 of said Section 2; thence along said line, South 89°47'53" East, 1322.45 feet (Deed), South 89°48'33" East, 1323.25 feet (Measured) to the West line of "Ramsey's Subdivision" also being the East line of the West 1/4 of said Northeast 1/4 of said Section 2; thence along said line, South 0°04'45" East, 866.53 feet (Deed), South 0°2'27" East, 868.39 feet (Measured) to the Northeast corner of the West 1/4 of the Southeast 1/4 of said Section 2; thence along

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the East line of the West 1/4 of the Southeast 1/4 of said Section 2, South 0°04'52" West (Deed) South 0°03'58" West (Measured) 137.91 feet; thence South 70°04'52" West, 241.52 feet (Deed) South 70°03'58" West , 241.24 feet (Measured) to the Easterly line of the Meadowlark Lane; thence continuing South 70°03'58" West 80.00 feet to the West line of Meadowlark Lane; thence along said West line South 19°55'08" East (Deed) South 19°56'02" East (Measured) 520.08 feet to a point of curvature; thence continuing along the West line of Meadowlark Lane; thence along said West line South 19°55'08" East (Deed) South 19°56'02" East (Measured) 520.08 feet to a point of curvature; thence continuing along the West line of Meadowlark Lane on a curve to the right; tangent to the last described course, having a radius of 1392.39 feet, a central angle of 20°00'00" on an arc length of 486.04 feet; thence continuing along said West line South 0°04'52" West, 107.33 feet (Deed) South 0°03'58" West of the Northwest 1/4 of the Southeast 1/4 of said Section 2; thence along said South line North 89°52'19" West, 488.09 feet (Measured) 488.00 feet (Deed); thence North 0°04'52" East, 825.06 feet (Deed), North 0°03'58" East, 825.01 feet (Measured); thence North 89°52'53" West, 795.53 feet (Deed & Measured) to the West line of the Southeast 1/4 of said Section 2; thence North 0°07'20" East, 495.00 feet (Deed) North 0°07'20" East, 494.89 feet (Measured) to the point of beginning. Less those parts used for right-of-way purposes. Also, less those part sold in the following Deeds: Warranty Deed Document No. 1282869, Book 4028, Page 5, recorded July 24, 1998; Corporation Deed Document No. 2002R-31340, Book 4521, Page 592, recorded December 20, 2002; Corporation Deed Document No. 2003R-9138, Book 4572, Page 707, recorded March 31, 2003; Corporation Deed Document No. 2004R-03150, Book 4744, Page 269, recorded January 29, 2004. (Approx. Add. 1827 North 59th Street) (V) Taxes from 2001 thru 2020 = \$5,672.00

924221 / SAND00189 10  
Cause of Action 458

Beginning at a point 1,350.00 feet South of the Northeast corner of the Northwest 1/4 of the Northwest 1/4 of Section 2Z, Township 10 South, Range 24 East in Kansas City, Wyandotte County, Kansas; thence East 348.00 feet; thence South 80.00 feet; thence West 348.00 feet; thence North 80.00 feet to the point of beginning, less that part on the West used for street right of way. (Approx. Add. 3649 North 65th Street) (V) Taxes from 2013 thru 2020 = \$23,849.45

932236 / GREE00052 10  
Cause of Action 466

Beginning at a point 582.58 feet North of the Southwest corner of the East 1/2 of the Southeast 1/4 of Section 31, Township 10, Range 24, Kansas City, Wyandotte County, Kansas, thence North 93.92 feet, thence Northeasterly 145.2 feet, thence South 155.3 feet, thence West 132 feet to the point of beginning, less that part thereof taken for road purposes. (Approx. Add. 2111 North 85th Street) (I) Taxes from 2014 thru 2017 = \$3,076.02

932912 / SIVY00001 10  
Cause of Action 467

The West half of the following described tract of land: Four Acres in the form of a square in the Southwest corner of the Southeast Quarter of the Northwest Quarter of Section 20, Township 11, Range 24, in Kansas City, Wyandotte County, Kansas, less that part taken for Right of Way in Document 2005R-06869, Book 4969, Page 706, in the Register of Deeds. (Approx. Add. 8346 Swartz

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Road) (V) Taxes from 2007 thru 2020 = \$5,384.11

242701 / BCBL00001 10  
Cause of Action 474

Lot 2, VENTURE-STATE AVENUE PLAZA, a subdivision of land in Kansas City, Wyandotte County, Kansas, except that part of Lot 1 taken in fee simple by the Unified Government of Wyandotte County/Kansas City, Kansas by Ordinance No. 0-14-02, filed in Book 4395, Page 694, also in Condemnation Case No. 02C 748 in the District Court of Wyandotte County, Kansas, evidenced also by Report of Appraisers filed in Book 4469, Page 530; together with perpetual non-exclusive easement for access purposes upon adjoining property granted by the easement agreement dated October 26, 1971, filed November 4, 1971, and recorded in Book 2312 at Page 474; together with limited right of access to highway reserved and granted by the deed dated March 15, 1972, filed May 1, 1972, recorded n Book 2332, at Page 291, as described therein; together with permanent easements for the purpose of constructing and maintaining and using paved roadway, concrete retaining wall, and radio tower improvement upon adjoining property reserved and granted by the Deeds recorded in Book 2312, at Page 482, and in Book 2312, Page 485 (Approx. Add. 828 North 41st Street) (V) Taxes from 2017 thru 2020 = \$1,537.46

242702 / BCBL00001 10  
Cause of Action 475

Lot 3, VENTURE-STATE AVENUE PLAZA, a subdivision of land in Kansas City, Wyandotte County, Kansas, except that part of Lot 1 taken in fee simple by the Unified Government of Wyandotte County/Kansas City, Kansas by Ordinance No. 0-14-02, filed in Book 4395, Page 694, also in Condemnation Case No. 02C 748 in the District Court of Wyandotte County, Kansas, evidenced also by Report of Appraisers filed in Book 4469, Page 530; together with perpetual non-exclusive easement for access purposes upon adjoining property granted by the easement agreement dated October 26, 1971, filed November 4, 1971, and recorded in Book 2312 at Page 474; together with limited right of access to highway reserved and granted by the deed dated March 15, 1972, filed May 1, 1972, recorded n Book 2332, at Page 291, as described therein; together with permanent easements for the purpose of constructing and maintaining and using paved roadway, concrete retaining wall, and radio tower improvement upon adjoining property reserved and granted by the Deeds recorded in Book 2312, at Page 482, and in Book 2312, Page 485 (Approx. Add. 951 North 41st Street) (V) Taxes from 2017 thru 2020 = \$428.25

242703 / BCBL00001 10  
Cause of Action 476

Lot 4, VENTURE-STATE AVENUE PLAZA, a subdivision of land in Kansas City, Wyandotte County, Kansas, except that part of Lot 1 taken in fee simple by the Unified Government of Wyandotte County/Kansas City, Kansas by Ordinance No. 0-14-02, filed in Book 4395, Page 694, also in Condemnation Case No. 02C 748 in the District Court of Wyandotte County, Kansas, evidenced also by Report of Appraisers filed in Book 4469, Page 530; together with perpetual non-exclusive easement for access purposes upon adjoining property granted by the easement agreement dated October 26, 1971, filed November 4, 1971, and recorded in Book 2312 at Page 474; together with limited right of access to highway reserved and granted by the deed dated March 15, 1972, filed May

**LEGAL NOTICE**

1, 1972, recorded n Book 2332, at Page 291, as described therein; together with permanent easements for the purpose of constructing and maintaining and using paved roadway, concrete retaining wall, and radio tower improvement upon adjoining property reserved and granted by the Deeds recorded in Book 2312, at Page 482, and in Book 2312, Page 485 (Approx. Add. 4001 State Avenue) (V) Taxes from 2017 thru 2020 = \$407.60

115230 / MILL00110 10  
Cause of Action 487

All of Lots 8, 9 and 10, Block 4, MARIE PLACE, a subdivision in Kansas City, Wyandotte County, Kansas (Approx. Add. 1349 Spring Avenue) (V) Taxes from 1981 thru 2020 = \$19,103.96

115231 / MILL00110 10  
Cause of Action 488

All of Lots 5, 6 and 7, Block 4, MARIE PLACE, a subdivision in Kansas City, Wyandotte County, Kansas (Approx. Add. 1353 Spring Avenue) (V) Taxes from 1983 thru 2020 = \$22,926.78

132172 / HASK00023 10  
Cause of Action 491

All of Lot 15, Block 3, COBB HEIGHTS, in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2518 North Allis Street) (V) Taxes from 2018 thru 2018 = \$604.52

132803 / KANS00136 10  
Cause of Action 508

The West 1/2 of Lot 11, Fisher Heights, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2932 West 40th Avenue) (V) Taxes from 2009 thru 2020 = \$999.17

132804 / KANS00136 10  
Cause of Action 509

The East 1/2 of Lot 11, Fisher Heights, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 2930 West 40th Avenue) (V) Taxes from 2009 thru 2020 = \$1,037.28

111512 / RLAR00001 10  
Cause of Action 539

Lot 7, Block 1, GORDON PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 732 Greeley Avenue) (V) Taxes from 2013 thru 2020 = \$3,193.85

111513 / RLAR00001 10  
Cause of Action 540

Lot 6, Block 1, GORDON PLACE, an addition in Kansas City, Wyandotte County, Kansas. (Approx. Add. 730 Greeley Avenue) (V) Taxes from 2014 thru 2020 = \$368.69

047567 / DUDL00009 10  
Cause of Action 541

Lot 43, COMBS PARK, an addition in and a part of Kansas City, Wyandotte County, Kansas. (Approx. Add. 4831 Nebraska Avenue) (I) Taxes from 2010 thru 2020 = \$21,316.69

047570 / DUDL00009 10  
Cause of Action 542

Lot 30, COMBS PARK, a subdivision of land in Kansas City, Wyandotte County, Kansas. (Approx. Add. 4830 Nebraska Avenue) (I) Taxes from 2013 thru 2020 = \$12,588.93

Respectfully Submitted,  
/s/ Wendy M. Green

Wendy M. Green, #19505  
Senior Counsel

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UNIFIED GOVERNMENT  
(First published 5-26-22)  
3t-The Wyandotte Echo-6-9-22

LEGAL NOTICE

ORDINANCE NO. O-60-22 COZ2022-005

AN ORDINANCE rezoning property hereinafter described located at approximately 9400 State Avenue, in Kansas City, Kansas, by changing the same from its present zoning of A-G Agriculture District to CP-3 Planned Commercial District.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, AS FOLLOWS:

Section 1. It is hereby found and determined that a petition was filed on January 3, 2022, by the owners of property to have the zoning of said property changed from its present zoning of A-G Agriculture District to CP-3 Planned Commercial District.

It is likewise found and determined that the Planning Commission published notice, mailed notices, held public hearing(s), prepared recommendations and followed the procedures provided by law.

Section 2. In compliance with recommendations of the Planning Commission, it is hereby ordained that the zoning of the following described property:

All that part of Lot 1, Schlitterbahn Vacation Village Second Plat, a subdivision in the City of Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelein, LS-1658 on this 16th day of December 2021, as follows: (Note: The bearing system in the following description is based on Grid North, Kansas Regional Coordinate System, Zone 11, NAD 83.) Beginning at the Northeast corner of Lot 1, Homefield Camping World; thence N 87°42'00" W, with the northerly line of said Lot 1, Homefield Camping World, a distance of 282.08 feet; thence N 74°40'10" W, continuing with said Northerly line of Lot 1, Homefield Camping World, a distance of 151.12 feet to the Northeast corner of Lot 4A, Lot Split Lot 4, Schlitterbahn Vacation Village Second Plat; thence N 80°20'57" W with the Northerly line of said Lot 4A, Lot Split Lot 4, Schlitterbahn Vacation Village Second Plat, a distance of 122.37 feet; thence N 65°08'46" W continuing with said Northerly line of Lot 4A, Lot Split Lot 4, Schlitterbahn Vacation Village Second Plat, a distance of 86.98 feet; thence N 20°08'46" W continuing with the Easterly line of said Lot 4A, Lot Split Lot 4, Schlitterbahn Vacation Village Second Plat, a distance of 315.29 feet; thence N 02°21'14" E continuing with said Easterly line of Lot 4A, Lot Split Lot 4, Schlitterbahn Vacation Village Second Plat, a distance of 209.30 feet to the Southeast corner of Lot 5, Schlitterbahn Vacation Village Second Plat; thence N 29°07'39" E, a distance of 67.42 feet; thence S 65°07'32" E, a distance of 75.90 feet; thence Easterly and Southerly on a curve to the right, tangent to the last described course, having a radius of 365.00 feet, a central angle of 30°06'46", an arc distance of 191.83 feet; thence S 35°00'46" E, tangent to the last described curve, a distance of 190.09 feet; thence Southerly and Easterly on a curve to the left, tangent to the last described course, having a radius of 435.00 feet, a central angle of 42°46'10", an arc distance of 324.71 feet to a point of reverse curvature; thence Easterly and Southerly on a curve to the right, tangent to the last described curve, having a radius of 137.00 feet, a central angle of 80°10'15", an arc distance of 191.70 feet; thence S 01°18'58" W, tangent to the last described curve, a distance of 47.88 feet to the Point of Beginning. The above described tract contains 238,999 square feet, or 5.49 acres, more

LEGAL NOTICE

or less. Located at approximately 9400 State Avenue, Kansas City, Kansas,

be changed from its present zoning of A-G Agriculture District to CP-3 Planned Commercial District, as defined by the Zoning Ordinances of Kansas City, Kansas.

Section 3. The Planning and Urban Design Department of Kansas City, Kansas, is hereby ordered and directed to cause such designation to be made on the official District Map of said City in its custody and to show the property herein described to be now zoned for CP-3 Planned Commercial District. Said District Map, previously incorporated by reference by Section 27-467 of the Code of Ordinances of Kansas City, Kansas, is hereby reincorporated as part of the Zoning Ordinance as amended.

Section 4. This ordinance shall be in full force and effect from and after its passage, approval and publication in the Wyandotte Echo.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY: 

TYRONE GARNER MAYOR/CHIEF EXECUTIVE OFFICER ATTEST:



UNIFIED GOVERNMENT CLERK

APPROVED AS TO FORM: CHIEF COUNSEL (First published 6-2-22) 1t-The Wyandotte Echo-6-2-22

ORDINANCE NO. O-61-22 SP2022-036

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-036, commonly known as 401 Kansas Avenue, Kansas City, Kansas, legally described as: ARMOURDALE B1-9 & 0733, S15, T11, R25, ACRES 0.21, B7 L7 TO L9, located at 401 Kansas Avenue, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for an automotive dealership.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section

LEGAL NOTICE

27-214:

1. Applicant shall make the following site improvements:

a. The brickwork must be reverted to original condition free of paint.

b. The sidewalk and landscaping must be installed per UG standards, including a minimum of one (1) tree.

c. Sidewalk completion requires a Right of Way Permit from the Public Works Department.

d. The mailbox and building numbers shall be properly installed.

e. Remove any debris from the rear of the building

f. Exterior Lighting shall be updated for downward facing lights per the Commercial Design Guidelines.

g. The front and side fence shall be removed and replaced with a wrought-iron style fence with masonry columns per the Commercial Design Guidelines. The front fence should be moved six (6) feet from the front sidewalk to provide a six (6) foot landscape buffer.

h. Barbed wire shall be modified to project inward at the rear of the property.

2. Any automotive-related business in Wyandotte County that is required to obtain any Special Use Permit, shall be responsible to ensure that the business operations are at all times compliant with all applicable local ordinances and State Statutes and Regulations [27-463 through 27-470; 27-592 through 27-616] [KSA 65-3424, KAR 28-29-29 through 28-29-33]. Proof of proper disposal of waste tires with a Kansas State permit-holding waste tire collector or waste tire processor is required to be maintained at the management office and provided to any enforcement staff upon request;

3. Any automotive-related business in Wyandotte County that is required to obtain any Special Use Permit shall be responsible to ensure that the business operations are at all times compliant with all applicable local ordinances and State Statutes and Regulations [27-463 through 27-470; 27-592 through 27-616] [KSA 65-3424, KAR 28-29-29 through 28-29-33]. Proof of proper disposal of waste tires with a Kansas State permit-holding waste tire collector or waste tire processor is required to be maintained at the management office and provided to any enforcement staff upon request.

4. Any business or land use in Wyandotte County that is required to provide off-street parking shall be responsible to ensure that all vehicle parking or vehicle storage must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-466 through 27-470; 27-592 through 27-616; 27-667 through 27-

676]. Inoperable vehicles shall be stored inside an enclosed building. Inoperable vehicles may not be stored outside unless they are

completely screened from view in accordance with all applicable ordinances. Outside storage shall not include wrecked or salvage vehicles. Any vehicle parked or stored outside must be on an improved surface, located on the same land parcel as the business use, and be parked within a regulation dimension parking stall. Any outside storage may not reduce the availability of all required parking spaces as required by ordinance.

5. Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the unified government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department

LEGAL NOTICE

of Planning and Urban Design at (913) 573-5750 or signpermits@wycokck.org to begin this process.

6. A Right-of-Way Permit is Required. The applicant is required to contact the Public Works Department at (913) 573-5311 or by info@wycokck.org to confirm if they need a right-of-way permit, and if so, must take it upon themselves to initiate the permit process accordingly.

7. The applicant is requesting a Special Use Permit for a property zoned M-2 General Industrial District. Therefore, this property is subject to, and must comply with, all applicable regulations under the Commercial Development Guidelines Overlay District (CD-GOD). This subsection addresses the applicant's demonstrated compliance with relevant CDGOD regulations for SP2022-036. All listed requirements that are identified as "have not been met" or "unclear if met" must be revised to be made compliant.

8. The following requirements of the Commercial Development Guidelines Overlay District have not been met:

a. The brickwork must be reverted to original condition free of paint.

b. The sidewalk and landscaping must be installed per UG standards, including a minimum of one (1) tree.

c. Sidewalk completion requires a Right of Way Permit from the Public Works Department.

d. The mailbox and building numbers shall be properly installed.

e. Remove any debris from the rear of the building

f. Exterior Lighting shall be updated for downward facing lights per the Commercial Design Guidelines.

9. Any business in Wyandotte County that is required to obtain any Special Use Permit shall be responsible to ensure that all vehicle parking or vehicle storage must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-463 through 27-470; 27-592 through 27-616; 27-667 through 27-676; 35-468 through 35-492]. No such business shall use the public right of way for any business operation. Any shared parking with another property is only allowed by a properly executed legal document that has been filed with the Unified Government and ratified by the City Planning Commission. Failure to comply at all times with parking regulations will result in municipal summons, administrative citation, or revocation of the Special Use Permit.

10. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

11. The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until

LEGAL NOTICE

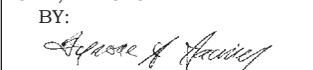
such time as a new Special Use Permit is approved; and,

12. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY: 

TYRONE GARNER MAYOR/CHIEF EXECUTIVE OFFICER ATTEST:



UNIFIED GOVERNMENT CLERK

APPROVED AS TO FORM: CHIEF COUNSEL (First published 6-2-22) 1t-The Wyandotte Echo-6-2-22

ORDINANCE NO. O-62-22 SP2021-084

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2021-084, commonly known as 5124 Sloan Avenue, Kansas City, Kansas, legally described as:

W 53FT OF N 180FT L1, ALL L2, CRESTVIEW, A SUBDIVISION OF KANSAS CITY, WYANDOTTE COUNTY, KANSAS, located at approximately 5124 Sloan Avenue.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit to keep horses on the property.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1) The applicant must begin either composting or plan for regular removal of horse manure, as there are concerns regarding the water run-off being contaminated with manure and urine from the horses.

2) Per recommendation from the Wyandotte County Conservation

LEGAL NOTICE

District, brome grass shall be planted and maintained.

3) A sacrifice lot shall be created to mitigate contaminated run-off. The lot shall be no more than 30' x 30', with a five (5) foot strip of grass left between the pen and the north property line. This lot should be used for the horses to exercise on.

4) The hay inside of the barn where the horses are kept shall be replaced regularly and treated the same as the manure, by either being composted, or removed regularly.

5) Any property owner or business owner that is required to obtain a Special Use Permit for an entitlement to keep fowl or livestock animals as described in Section 27-593, or any other animal related activity as described in Section 27-593, is required to comply at all times with all the requirements of Chapter 7 and Chapter 27 of the Ordinance. This shall include all ordinance sections that relate to: the care, feeding, and keeping of animals; the proper housing, shelter, and restraint of animals from roaming at large; access to proper veterinary care; the operation and maintenance of land, property, and any building or structure related to animal keeping. The permit holder and the property owner are responsible to register any animal keeping activity with Kansas City, Kansas Animal Services, and to maintain annually that registration, and to arrange and participate in annual property and animal inspections with Kansas City, Kansas Animal Services.

6) The applicant, contractors, subcontractors, and related third parties shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets and Retaining Walls, as applicable.

7) The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit in order to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved.

8) Site improvements that include land disturbance activity on greater than one (1) acre of surface area of land shall require a land disturbance permit issued by the Unified Government and shall be compliant with all applicable local ordinances and State Statutes and Regulations (Article XIV, Sec. 8-610 through Sec. 8-618). Land disturbance fees shall be processed by UG Public Works during the Land Disturbance/Site Development application. The Land Disturbance permit and all applicable Public Works permits can be obtained from the Public Works Department, 701 North 7th Street, Kansas City, KS 66101, (913) 573-5700. With the issuance of the Land Disturbance Permit, a grading permit is required and issued by the Building Inspections Division, Neighborhood Resource Center, 4953 State Avenue, Kansas City, KS 66102, (913) 573-8620.

9) Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within

**LEGAL NOTICE**

30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

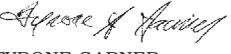
10) The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations.

11) A building permit is required for the construction of a permanent structure greater than 120 square feet, for the expansion of or addition to an existing structure, and/or a change in the use of (i.e., change of occupancy) an existing structure. The applicant is required to contact the Building Inspections Division at (913) 573-8620 or by buildinginspecton@wycokck.org to confirm if they need a building permit, and if so must take it upon themselves to initiate the building permit process accordingly.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
 TYRONE GARNER  
 MAYOR/CHIEF EXECUTIVE OFFICER  
 ATTEST:

  
 UNIFIED GOVERNMENT CLERK

APPROVED AS TO FORM:  
 CHIEF COUNSEL  
 (First published 6-2-22)  
 1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-63-22  
 SP2022-001**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-001, commonly known as 452 South 26th Street, Kansas City, Kansas, legally described as:

Commencing at a point 214.3 feet South of the South line of the South alley in Block 5, McAlpine as platted in the record in Wyandotte County, Kansas, and 30 feet West of the North and South centerline of Section 17, Township 11, Range 25; thence West 378 feet; thence North and parallel with the North and South centerline of Section 17, 140 feet; thence South 85 degrees 00 minutes 24 seconds East, 379.44 feet; thence South along the West line of 26th Street and being 30 feet West and parallel to the North and South centerline of Section 17, a distance of 107 feet to the Point

**LEGAL NOTICE**

of Beginning, in Kansas City, Wyandotte County, Kansas. Subject to any easements, restrictions, or reservation of record or fact, located at 452 South 26th Street, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for heavy automotive/truck repair and used auto sales.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1) The site plan and elevations provided herein must comply and/or continue to comply with the Commercial Development Guidelines Overlay District as outlined in the Staff Comments and Suggestions section of this report;

2) All deviations from the Commercial Development Guidelines Overlay District must be approved by the City Planning Commission. Such deviations are outlined under #3 of "Planning and Urban Design Comments: Commercial Development Guidelines Overlay District" in the Staff Comments and Suggestions section of this report. The deviations are deferred until the two (2) year renewal period;

3) Parking spaces for employees and customers must be striped, designated as such, and separated from the parking spaces that are striped and designated for used auto sales. Regardless of use or designation, all parking spaces must be striped;

4) A building permit is required for the construction of a permanent structure greater than 120 square feet, for the expansion of or addition to an existing structure, and/or a change in the use of (i.e., change of occupancy) an existing structure. The applicant is required to contact the Building Inspections Division at (913) 573-8620 or by buildinginspecton@wycokck.org to confirm if they need a building permit, and if so must take it upon themselves to initiate the building permit process accordingly;

5) Update all curb cuts and driveways to UG standards. Updates include repaving curb cuts and driveways in need of repair;

6) Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the unified government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design to begin this process;

7) Any business or land use in Wyandotte County that is required to provide off-street parking shall be responsible to ensure that all vehicle parking or vehicle storage must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-466 through 27-470; 27-592 through 27-616; 27-667 through 27-676]. Inoperable vehicles shall be stored inside an enclosed building. Inoperable vehicles may not be stored outside unless they are completely screened from view in accordance with all applicable ordinances. Outside storage shall not include wrecked or salvage vehicles. Any vehicle parked or stored outside must be on an improved surface, located on the same land parcel as the business use, and be parked

**LEGAL NOTICE**

within a regulation dimension parking stall. Any outside storage may not reduce the availability of all required parking spaces as required by ordinance;

8) Any automotive-related business in Wyandotte County that is required to obtain any Special Use Permit, shall be responsible to ensure that the business operations are at all times compliant with all applicable local ordinances and State Statutes and Regulations [27-463 through 27-470; 27-592 through 27-616] [KSA 65-3424, KAR 28-29-29 through 28-29-33]. Proof of proper disposal of waste tires with a Kansas State permit-holding waste tire collector or waste tire processor is required to be maintained at the management office and provided to any enforcement staff upon request;

9) ADA compliant parking proximate to the entrance must be installed, including the required graphics and sign placards; and,

10) All exterior lighting on the building must be hooded or controlled to direct light 90 degrees downward. No light may cast light or glare off the property or onto the public street;

11) The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

12) Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper; and,

13) The Special Use Permit shall be valid for two (2) year from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit in order to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
 TYRONE GARNER  
 MAYOR/CHIEF EXECUTIVE OFFICER  
 ATTEST:

  
 UNIFIED GOVERNMENT CLERK  
 APPROVED AS TO FORM:  
 CHIEF COUNSEL  
 (First published 6-2-22)  
 1t-The Wyandotte Echo-6-2-22

**LEGAL NOTICE**

**ORDINANCE NO. O-64-22  
 SP2022-006**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-006, commonly known as 7250 State Avenue, Kansas City, Kansas, legally described as: 487-B1 A TRG OF LAND WEST ? SE ? BEG AT CENTER TH N 88 DEG 07 MIN 58 SEC E ALG E AND W CENTER LI OF SEC 363.66 FT MEASURES 365, Located at approximately 7250 State Avenue, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit to continue a child care facility on the KCKCC campus.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1) All trash receptacles shall be enclosed with a screening wall or fence constructed of the same materials as the primary structure. The screen must be a minimum of six feet in height on all sides and designed with the gate facing away from streets or adjacent land uses. All screening materials must be well maintained at all times;

2) The applicant shall plant two (2) trees, two (2) hedges, or four (4) foot tall shrubs along within five (5) feet of the fence that borders the playground along the north, east, and south sides of the fence line to provide additional screening for noise and mitigate the effects of the urban heat island affect, due to the prevalence of concrete surrounding the playground to the west;

3) All exterior lighting on the building must be hooded or controlled to direct light 90 degrees downward. No light may cast light or glare off the property or onto the public street;

4) Shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining walls, as applicable;

5) Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the unified government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design to begin this process.

6) Any business in Wyandotte County that is required to obtain any Special Use Permit shall be responsible to ensure that all vehicle parking or vehicle storage

**LEGAL NOTICE**

must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-463 through 27-470; 27-592 through 27-616; 27-667 through 27-676; 35-468 through 35-492]. No such business shall use the public right of way for any business operation. Any shared parking with another property is only allowed by a properly executed legal document that has been filed with the Unified Government and ratified by the City Planning Commission. Failure to comply at all times with parking regulations will result in municipal summons, administrative citation, or revocation of the Special Use Permit;

7) The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, administrative citation, or revocation of the Special Use Permit;

8) Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper; and,

9) The Special Use Permit shall be valid for five (5) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit in order to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is a

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
 TYRONE GARNER  
 MAYOR/CHIEF EXECUTIVE OFFICER  
 ATTEST:

  
 UNIFIED GOVERNMENT CLERK  
 APPROVED AS TO FORM:  
 CHIEF COUNSEL  
 (First published 6-2-22)  
 1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-65-22  
 SP2022-009**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/

**LEGAL NOTICE**

KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-009, commonly known as 901 Minnesota Avenue, Kansas City, Kansas, legally described as:

B128 L1 TO L4, WYANDOTTE CITY, A SUBDIVISION OF WYANDOTTE COUNTY, KANSAS CITY, KS, located at 901 Minnesota Avenue, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for a liquor store/convenience store.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. This case was heard in conjunction with BOZA2022-013. Any approval by the City Planning Commission or Board of Commissioners of this case, and the conditions of approval contained herein, are contingent, and shall only go into effect, upon the approval of BOZA2022-013 by the Unified Government Board of Zoning Appeals and upon any ordinance publications required by law;

2. Alcoholic liquor, CMB, non-alcoholic malt beverage, and any other goods or services may be sold in a retail liquor store. Lottery tickets and cigarette and tobacco products with proper licensure may be sold in a retail liquor store. Sales of other goods and services must not exceed 20% of total gross sales. The 20% excludes lottery, CMB and cigarette and tobacco product sales. If sales of other goods and services from a licensed retailer premise exceeds 20% of total gross sales, all sales of other goods and services exceeding 20% will have to be made from a separate, unlicensed premises. If each premise does not have a separate outside entrance, a vestibule is required;

3. Section 27-467(g) requires that trees are required at not less than one (1) per 7,000 square feet of site area. The subject property has 12,300 square feet, requiring one (1) tree be provided on the site plan.;

4. Section 27-702(1)(a-d) states that shade trees shall be at least two (2) inch caliper when planted as measured 12 inches above the ground. All ornamental deciduous trees shall be at least two (2) inch caliper when planted as measured 12 inches above the ground. All evergreens shall be 5 to 6 feet in height when planted as measured 12 inches above the ground. Ornamental deciduous trees shall be 6 to 8 feet when planted as measured 12 inches above the ground;

5. The property's frontage on North 9th Street shall be updated to include greenspace as indicated in the photo in the attachments at the end of this report;

6. A Right-of-Way Permit is Required. The applicant is required to contact the Public Works Department at (913) 573-5311 or by info@wycokck.org to confirm if they need a right-of-way permit, and if so, must take it upon themselves to initiate the permit

LEGAL NOTICE

process accordingly;

7. A building permit is required for the construction of a permanent structure greater than 120 square feet, for the expansion of or addition to an existing structure, and/or a change in the use of (i.e., change of occupancy) an existing structure. The applicant is required to contact the Building Inspections Division at (913) 573-8620 or bybuildinginspector@wycokck.org to confirm if they need a building permit, and if so, must take it upon themselves to initiate the building permit process accordingly;

8. Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the unified government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design at (913) 573-5750 or signpermits@wycokck.org to begin this process.

9. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

10. The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved; and,

11. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

AND applicant completing the landscaping, curb and median within six (6) months of approval

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:



TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER

ATTEST:



UNIFIED GOVERNMENT CLERK  
APPROVED AS TO FORM:  
CHIEF COUNSEL  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

LEGAL NOTICE

**ORDINANCE NO. O-66-22  
SP2022-011**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-011, commonly known as 403 North 5th Street, Kansas City, Kansas, legally described as:

Lots 69 and 70, except the East 47 feet thereof, in Block 5, CONNELLY ADDITION OF WYANDOTTE CITY, now in and part of Kansas City, Wyandotte County, Kansas, located at approximately 403 North 5th Street, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for a sports bar/drinking establishment.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. This case was heard in conjunction with BOZA2022-003. Any approval by the City Planning Commission or Board of Commissioners of this case, and the conditions of approval contained herein, are contingent, and shall only go into effect, upon the approval of BOZA2022-003 by the Unified Government Board of Zoning Appeals and upon any ordinance publications required by law;

2. Should any live entertainment be desired, a Special Use Permit is required.

3. Any illumination that results shall not be seen or otherwise impact adjacent residential uses;

4. Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the unified government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design at (913) 573-5750 or signpermits@wycokck.org to begin this process.

5. A building permit is required for the construction of a permanent structure greater than 120 square feet, for the expansion of or addition to an existing structure, and/or a change in the use of (i.e., change of occupancy) an existing structure. The applicant is required to contact the Building Inspections Division at (913) 573-8620 or bybuildinginspector@wycokck.org to confirm if they need a building permit, and if so, must take it upon themselves to initiate the building permit process accordingly;

6. If approved, the Applicant shall install bike racks on the property. Contact the Public

LEGAL NOTICE

Works Department to determine appropriate placement.

7. A Right of Way Permit is Required. Please contact the Public Works Department at (913) 573-5311 to begin this process;

8. This permit approval is for zoning clearance only. Additional liquor licensing and other County or State Licenses may be required before operation;

9. All exterior lighting on the building must be hooded or controlled to direct light 90 degrees downward. No light may cast light or glare off the property or onto the public street;

10. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that as both the property owner and the business owner that they are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

11. The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit in order to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved; and,

12. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:



TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER

ATTEST:



UNIFIED GOVERNMENT CLERK  
APPROVED AS TO FORM:  
CHIEF COUNSEL  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-67-22  
SP2022-020**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

LEGAL NOTICE

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-020, commonly known as 4309 Rainbow Boulevard, Kansas City, Kansas, legally described as:

9020, S35, T11, R25, 10751 SQUARE FEET, 262B BEG 552.76FT S & 44FT E OF NW CORSW1/4; E 121.5FT, S 81.2FT, W 124.57FT, N03E- 56.28FT, N 25FT TO POB CONTG 0.23AC M/L, located at approximately 4309 Rainbow Boulevard, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for a Short-Term Rental.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. Approval of this case by the Board of Commissioners, and the conditions of approval contained herein, has been granted independent of any and all covenants, conditions, and restrictions (CC&R) of the plat or subdivision within which the subject property is located. It is the responsibility and duty of the applicant and/or landowner to ensure that the real or constructive operation of any use allowed under this Special Use Permit, or any portion thereof, does not violate the applicable and enforceable CC&R of the plat or subdivision within which the subject property is located;

2. Applicant shall provide the following documents and/or information:

a) Applicant shall post a Lead-Based Paint Notice and Asbestos Notice (if necessary) in the guest book or tenant guide.

b) Applicant shall provide a copy of the site plan indicating parking and common areas

c) Applicant shall provide a floor plan.

d) Applicant shall provide a copy of liability insurance.

e) Applicant shall provide a Welcome Packet or Guest Book stating rules and regulations;

3. If Approved, Applicant shall obtain and/or maintain a business license from the Wyandotte County Business License office;

4. Applicant shall remove any debris piles in the rear yard;

5. Applicant shall improve the parking in the rear to ensure no more than 30% of the rear yard is utilized for parking;

6. The trash enclosure shall be screened from street view via gated enclosure;

7. Exterior repairs need approval from the Landmarks Commission, as the parcel is within the Environs of a Historical Landmark, "Old Fire Station No. 12." Please contact the Department of Planning & Urban Design for this information;

8. Should a second dwelling unit in the property, including a basement conversion to a dwelling unit, a Change of Zone is required. The Special Use Permit must be amended to reflect the additional dwelling unit. A home inspection

LEGAL NOTICE

may be required upon the completion of a significant renovation of change in the property's use of occupancy;

9. A building permit is required for the construction of a permanent structure greater than 120 square feet, for the expansion of or addition to an existing structure, and/or a change in the use of (i.e., change of occupancy) an existing structure. The applicant is required to contact the Building Inspections Division at (913) 573-8620 or bybuildinginspector@wycokck.org to confirm if they need a building permit, and if so, must take it upon themselves to initiate the building permit process accordingly;

10. Maximum number of guests, which has been deemed appropriate for the available accommodations shall be eight (8) adults;

11. Guest parking must be provided off-street. Maximum number of guest vehicles shall be three (3);

12. Parking must take place off-street;

13. Applicant must keep a current annual Business License/ Occupation Tax Receipt and Kansas State Lodging Tax;

14. Applicant must post a copy of the Ordinance granting permission to operate the short-term rental, the expiration date of the Special Use Permit, a copy of the Occupational Tax Receipt, and the property manager's contact information within the entrance of the area that is rented;

15. Must provide a manual/welcome packet that lists all rules, including "No Parties, etc." This manual must inform guests that the Unified Government enforces this policy. Include the contact information for Host Compliance: 913-246-5133 www.hostcompliance.com/tips ;

16. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

17. The Special Use Permit shall be valid for one (1) year from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit in order to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved;

18. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS

LEGAL NOTICE

27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:



TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER

ATTEST:



UNIFIED GOVERNMENT CLERK  
APPROVED AS TO FORM:  
CHIEF COUNSEL  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-68-22  
SP2022-023**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-023, commonly known as 3535 Wood Avenue, Kansas City, Kansas, legally described as:

Lots 58, 59, and 60, WEST RIDGE, a subdivision in Kansas City, Wyandotte County, Kansas according to the recorded plat thereof, located at approximately 3535 Wood Avenue, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for transitional housing for youth/young adults.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1) Outside guests are not permitted to randomly visit the property without prior authorization by Avenue of Life. The residents of Avenue of Life are allowed visitors that are cleared by the resident's case manager;

2) The building shall be staffed by Avenue of Life 24 hours a day, seven (7) days a week;

3) Maximum number of guests shall not exceed thirty (30) at any point. The average total number of guests range between six (6) and eight (8);

4) Avenue of Life shall install ADA compliant curbing, sidewalks, and signage;

5) The parking in-front of the Avenue of Life facility shall be oriented as parallel parking, rather than diagonal pull in parking, as the space provided current does not meet the Code of Ordinances Section 27-669(a)(5-6) for the 45-degree parking space dimension. The spaces marked for parallel parking should include one (1) ADA parking space and shall by 9'

**LEGAL NOTICE**

x 23' to meet Section 27-669 (7);  
6) The applicant shall flatten and/or remove the tips of the fence surrounding the site, as they are prohibited per the Code of Ordinances Section 8-225;

7) A Right-of-Way Permit is Required. The applicant is required to contact Andrew Roddy with the Public Works Department at (913) 573-5310 or by email at aroddy@wycokck.org to confirm if they need a right-of-way permit, and if so, must take it upon themselves to initiate the permit process accordingly;

8) Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the unified government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design at (913) 573-5750 or signpermits@wycokck.org to begin this process;  
9) All exterior lighting on the building must be hooded or controlled to direct light 90 degrees downward. No light may cast light or glare off the property or onto the public street. No flood lights are allowed;

10) A building permit is required for the construction of a permanent structure greater than 120 square feet, for the expansion of or addition to an existing structure, and/or a change in the use of (i.e., change of occupancy) an existing structure. The applicant is required to contact the Building Inspections Division at (913) 573-8620 or by buildinginspecton@wycokck.org to confirm if they need a building permit, and if so must take it upon themselves to initiate the building permit process accordingly;

11) Applicant shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining Walls, or other requirements as applicable;

12) Any business in Wyandotte County that is required to obtain any Special Use Permit shall be responsible to ensure that all vehicle parking or vehicle storage must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-463 through 27-470; 27-592 through 27-616; 27-667 through 27-676; 35-468 through 35-492]. No such business shall use the public right of way for any business operation. Any shared parking with another property is only allowed by a properly executed legal document that has been filed with the Unified Government and ratified by the City Planning Commission. Failure to comply at all times with parking regulations will result in municipal summons, administrative citation, or revocation of the Special Use Permit;

13) The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

14) The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit to begin the renewal process. Any

**LEGAL NOTICE**

application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved; and,

15) Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/ KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER

ATTEST:  
  
UNIFIED GOVERNMENT CLERK  
APPROVED AS TO FORM:  
CHIEF COUNSEL  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-69-22  
SP2022-026**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/ KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-026, commonly known as 3030 South 63rd Street, Kansas City, Kansas, legally described as:

BEG 779.8FT N & 200FT E OF SW COR E1/4 SE1/4; N 237.2FT, E 230FT, S 177FT, SWLY TO POB CONTG 1AC M/L, located at approximately 3030 South 63rd Street, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit to keep a maximum of 25 fowl.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. This case was heard in conjunction with BOZA2022-010. Any

**LEGAL NOTICE**

approval by the City Planning Commission or Board of Commissioners of this case, and the conditions of approval contained herein, are contingent, and shall only go into effect, upon the approval of BOZA2022-010 by the Unified Government Board of Zoning Appeals and upon any ordinance publications required by law;

2. No eggs, meat, feathers, or produce shall be sold on or off-site without the approval of a Special Use Permit for Home Occupation;

3. No roosters may be kept on site. Any cockerel must be culled or relocated when it reaches crowing capability and its sex is determined;

4. Composting and site preservation methods shall be utilized to minimize any nuisance;

5. Driveway and Parking shall be upgraded to an improved surface. If the Applicant continues with the home addition, it shall be made a part of their building permit. If the renovation is not commenced, the Applicant shall complete the improvements to the driveway and parking prior to permit renewal;

6. Per Section 27-593(a)(10)a, fowl must be kept no closer than 25 feet to the nearest portion of any building occupied by or in any way used by human beings, other than the dwelling occupied by the owner or keeper of the animals or fowl, or closer than ten feet to the property line of the lot;

7. Any property owner or business owner that is required to obtain a Special Use Permit for an entitlement to keep fowl or livestock animals as described in Section 27-593, or any other animal related activity as described in Section 27-593, is required to comply at all times with all the requirements of Chapter 7 and Chapter 27 of the Ordinance. This shall include all ordinance sections that relate to: the care, feeding, and keeping of animals; the proper housing, shelter, and restraint of animals from roaming at large; access to proper veterinary care; the operation and maintenance of land, property, and any building or structure related to animal keeping. The permit holder and the property owner are responsible to register any animal keeping activity with Kansas City, Kansas Animal Services, and to maintain annually that registration, and to arrange and participate in annual property and animal inspections with Kansas City, Kansas Animal Services;

8. A building permit is required for a permanent structure greater than 120 square feet. Please contact the Building Inspection Division at (913) 573-8620 to begin that process;

9. The exterior walls shall be made of either horizontal clapboard, wood, or plywood siding, stone, artificial stone, brick, artificial brick, and textured finishes such as stucco. Fiberglass, plastic, and preformed, corrugated, or ribbed metals are not allowed. Metals can be used provided they have a factory applied and painted finish closely matching the color of the primary structure. Standard concrete masonry units are also not allowed unless the walls of the building are painted the exact color of the primary structure;

10. If approved, the driveway, apron, and approach shall be upgraded to an improved surface of asphalt or concrete;

11. A Right of Way permit is required. Please contact the Department of Public Works to begin that process;

12. Any business in Wyandotte County that is required to obtain any Special Use Permit shall be responsible to ensure that all vehicle parking or vehicle storage must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-463 through 27-470; 27-592 through 27-616; 27-667 through 27-676; 35-468 through 35-492].

**LEGAL NOTICE**

No such business shall use the public right of way for any business operation. Any shared parking with another property is only allowed by a properly executed legal document that has been filed with the Unified Government and ratified by the City Planning Commission. Failure to comply at all times with parking regulations will result in municipal summons, administrative citation, or revocation of the Special Use Permit;

13. Approval of this case by the Board of Commissioners, and the conditions of approval contained herein, has been granted independent of any and all covenants, conditions, and restrictions (CC&R) of the plat or subdivision within which the subject property is located. It is the responsibility and duty of the applicant and/or landowner to ensure that the real or constructive operation of any use allowed under this Special Use Permit, or any portion thereof, does not violate the applicable and enforceable CC&R of the plat or subdivision within which the subject property is located;

14. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

15. The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved; and,

16. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/ KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER

ATTEST:  
  
UNIFIED GOVERNMENT CLERK  
APPROVED AS TO FORM:  
CHIEF COUNSEL  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**LEGAL NOTICE**

**ORDINANCE NO. O-70-22  
SP2022-031**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/ KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-031, commonly known as 700 Kindelberger Road, Kansas City, Kansas, legally described as:

A tract of land in the Northeast Quarter of Section 28, Township 10 South, Range 25 East of the 6th Principal Meridian, in Kansas City, Wyandotte County, Kansas, said tract being more particularly described by Steven C. Shafer, PS 852, with BHC, CLS 175, by metes and bounds as follows: (Note: For course orientation the bearings in this description are based on the South line of the Northeast Quarter of Section 28 having a bearing of South 87° 49' 19" West, referenced to the Kansas State Plane Coordinate System, North Zone, NAD83.) Commencing at the Southeast corner of the Northeast Quarter of said Section 28, monumented by an existing 3/4 inch reinforcing rod; Thence South 87° 49' 19" West 99.45 feet, on the South line of said Northeast Quarter of Section 28; Thence North 02° 10' 41" West 40.00 feet, to a point on the North Right of Way line of Kindelberger Road as now established, and the Point of Beginning of the tract herein described; Thence South 87° 49' 19" West 240.03 feet, on said North Right-of-Way line, 40.00 feet North of and parallel with the South Line of said Northeast Quarter Section 28, to a point 21.5 feet East of the center line of Spur Track No. V-460; Thence North 01° 23' 40" West 595.35 feet, parallel with and 21.5 feet East of said Spur Track, to the beginning of a tangent curve, concave to the Southwest, having a radius of 477.15 feet. Thence Northerly and Northwesterly 154.89 feet on said curve to the left, having a chord bearing of North 10° 41' 39" West and a chord distance of 154.21 feet, to a point on the existing Right-of-Way line established and described in Document 2015R-01016, Report of Appraisers Tract 1A; Thence North 77° 03' 36" East 101.93 feet, on said existing Right of Way line; Thence South 34° 18' 45" East 337.15 feet, on said existing Right of Way line, to a point on the East line of the property as described in a Warranty Deed recorded in Book 1248 at Page 169; Thence South 02° 36' 11" East 332.83 feet, on said deed line; Thence South 28° 30' 45" East 76.42 feet, on said deed line, to a point 40.00 feet West of the East line of said Northeast Quarter of Section 28 and the West Right of Way line of 7th Street Trafficway; Thence South 01° 22' 48" East 10.74 feet, on said West Right of Way line, 40.00 feet West of and Parallel with the East line of said Northeast Quarter of Section 28; Thence South 39° 09' 49" West 92.29 feet, on the Northwesterly Right of Way line as established in Book 983 at Page 384, to the point of beginning of the tract herein described. Containing 176,726 square feet or 4.057 acres more or less. Subject to all easements and restrictions of record, located at approximately 700 Kindelberger Road, Kansas City, Kansas.

Section 2. That the real property

hereinabove described shall hereafter be granted a Special Use Permit for heavy automotive/truck service, repair, and mechanics.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1) The applicant is requesting a Special Use Permit for heavy vehicle/truck service, repair, and maintenance. Any additional uses not included in this Special Use Permit SP2022-031 and not otherwise allowed by the Zoning Code in the M-3 District must receive a separate Special Use Permit;

2) A five (5)-foot sidewalk along the Kindelberger Road right-of-way must be installed and tied into both the existing sidewalk along Kindelberger Road and the intersection at North 7th Street Trafficway and Kindelberger Road. The sidewalk must have all relevant curb cuts, marked crosswalks, and landscaping demonstrated in the submitted site and landscaping plans;

3) In addressing the building materiality requirements in Section 27-576(e)(1)-(2), the applicant may have a metal building, but must cover the outside metal façade in stucco or another qualifying masonry material;

4) Per Section 8-249(b), any fence not otherwise prohibited and no more than eight (8) feet in height is permitted within an area demarcated by the property side line from the front and/or corner side yard required setback to the rear property line and across the rear property line;

5) Per Section 27-470(d)(2), no equipment, material or vehicles, other than motor passenger cars, may be kept, parked, stored or displayed closer than 25 feet to a street line unless such area is screened from the street by a solid fence or other obstruction, set back not less than six (6) feet from the street line and not less than three (3) feet in height;

6) Per Section 27-577(f)(2), plants that die must be replaced as quickly as possible, but in no event longer than four (4) months;

7) The requirements of the Commercial Development Guidelines Overlay District that have been met or will be met are listed under Comment #2 in the "Planning and Urban Design Comments: Commercial Development Guidelines Overlay District" subheading of the Staff Comments and Suggestions section of this report;

8) The requirements of the Commercial Development Guidelines Overlay District that have not been met are listed under Comment #3 in the "Planning and Urban Design Comments: Commercial Development Guidelines Overlay District" subheading of the Staff Comments and Suggestions section of this report;

9) It is unclear if some of the requirements of the Commercial Development Guidelines Overlay District have been met or not. In the Final Plan Review, the applicant should provide further explanation or demonstration for the requirements listed under Comment #4 in the "Planning and Urban Design Comments: Commercial Development Guidelines Overlay District" subheading of the Staff Comments and Suggestions section of this report;

10) The applicant is requesting a Special Use Permit for heavy vehicle/truck service, repair, and maintenance. Any additional uses not included in this Special Use Permit SP2022-031 and not otherwise allowed by the Zoning Code in the M-3 District must receive a separate Special Use Permit;

11) A five (5)-foot sidewalk along the Kindelberger Road right-of-way must be installed and tied into both the existing sidewalk along Kindelberger Road and the intersection at North 7th Street Trafficway and Kindelberger Road. The sidewalk must have all relevant curb cuts, marked crosswalks, and landscaping demonstrated in the submitted site and landscaping plans;

12) In addressing the building materiality requirements in Section 27-576(e)(1)-(2), the applicant may have a metal building, but must cover the outside metal façade in stucco or another qualifying masonry material;

## LEGAL NOTICE

10) There are comments incorporated herein by the Wyandotte County Conservation District. For a full list of the Conservation District comments, see the "Wyandotte County Conservation District Letter, Dated February 20, 2022" in the Attachments section of this report;

11) If approved, the applicant must file and maintain a current business occupation tax application with this office;

12) All exterior lighting on the building must be hooded or controlled to direct light 90 degrees downward. No light may cast light or glare off the property or onto the public street;

13) A building permit is required for the construction of a permanent structure greater than 120 square feet, for the expansion of or addition to an existing structure, and/or a change in the use of (i.e., change of occupancy) an existing structure. The applicant is required to contact the Building Inspections Division at (913) 573-8620 or by buildinginspecton@wycokck.org to confirm if they need a building permit, and if so, must take it upon themselves to initiate the building permit process accordingly;

14) A Right-of-Way Permit is Required. The applicant is required to contact the Public Works Department at (913) 573-5311 or by info@wycokck.org to confirm if they need a right-of-way permit, and if so, must take it upon themselves to initiate the permit process accordingly;

15) Applicant shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining Walls, or other requirements as applicable;

16) Site improvements that include land disturbance activity on greater than one (1) acre of surface area of land shall require a land disturbance permit issued by the Unified Government and shall be compliant with all applicable local ordinances and State Statutes and Regulations (Article XIV, Sections 8-610 through 8-618). Land disturbance fees shall be processed by UG Public Works during the Land Disturbance/Site Development application. The Land Disturbance permit and all applicable Public Works permits can be obtained from the Public Works Department, 701 North 7th Street, Kansas City, KS 66101, (913) 573-5700. With the issuance of the Land Disturbance Permit, a grading permit is required and issued by the Building Inspections Division, Neighborhood Resource Center, 4953 State Avenue, Kansas City, KS 66102, (913) 573-8620;

17) Should the predicted amount of traffic increase by more than twenty (20%) percent, a traffic impact study shall be required;

18) Any automotive-related business in Wyandotte County that is required to obtain any Special Use Permit, shall be responsible to ensure that the business operations are at all times compliant with all applicable local ordinances and State Statutes and Regulations [27-463 through 27-470; 27-592 through 27-616] [KSA 65-3424, KAR 28-29-29 through 28-29-33]. Proof of proper disposal of waste tires with a Kansas State permit-holding waste tire collector or waste tire processor is required to be maintained at the management office and provided to any enforcement staff upon request;

19) Any automotive-related business in Wyandotte County that is required to obtain any Special Use Permit shall be responsible to ensure that the business operations are at all times compliant with all applicable local ordinances and State Statutes and Regulations [27-463 through 27-

## LEGAL NOTICE

470; 27-592 through 27-616] [KSA 65-3424, KAR 28-29-29 through 28-29-33]. Proof of proper disposal of waste tires with a Kansas State permit-holding waste tire collector or waste tire processor is required to be maintained at the management office and provided to any enforcement staff upon request;

20) Any business or land use in Wyandotte County that is required to provide off-street parking shall be responsible to ensure that all vehicle parking or vehicle storage must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-466 through 27-470; 27-592 through 27-616; 27-667 through 27-676]. Inoperable vehicles shall be stored inside an enclosed building. Inoperable vehicles may not be stored outside unless they are completely screened from view in accordance with all applicable ordinances. Outside storage shall not include wrecked or salvage vehicles. Any vehicle parked or stored outside must be on an improved surface, located on the same land parcel as the business use, and be parked within a regulation dimension parking stall. Any outside storage may not reduce the availability of all required parking spaces as required by ordinance;

21) Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the unified government issues a sign permit.

Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design at (913) 573-5750 or signpermits@wycokck.org to begin this process;

22) The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

23) Any business in Wyandotte County that is required to obtain any Special Use Permit shall be responsible to ensure that all vehicle parking or vehicle storage must occur entirely on private property of the same land parcel and be at all times be compliant with all applicable local ordinances [27-463 through 27-470; 27-592 through 27-616; 27-667 through 27-676; 35-468 through 35-492]. No such business shall use the public right of way for any business operation. Any shared parking with another property is only allowed by a properly executed legal document that has been filed with the Unified Government and ratified by the City Planning Commission. Failure to comply at all times with parking regulations will result in municipal summons, administrative citation, or revocation of the Special Use Permit;

24) The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use

## LEGAL NOTICE

Permit is approved; and,

25) Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:



TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER  
ATTEST:



UNIFIED GOVERNMENT CLERK

APPROVED AS TO FORM:

CHIEF COUNSEL

(First published 6-2-22)

1t-The Wyandotte Echo-6-2-22

### ORDINANCE NO. O-71-22 SP2022-025

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-025, commonly known as 9020 State Avenue, Kansas City, Kansas, legally described as:

East Tract Boundary Description (Sports Training):

All that part of the Southwest Quarter of Section 6, Township 11 South, Range 24 East, and all that part of vacated Lots 50, 51, 57, 67, 68, 69, 70, 71, 72, 73, 74, 75, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, and 107, all of San Marcos Village Addition, and all that part of Bonita Street, El Centro Street, Santa Rita Street, Santa Rita Court, and Arcadia Street, as shown on the recorded plat of San Marcos Village, all in the City of Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 30th day of December 2021, as follows: (Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.) Commencing at the Southeast corner of the Southwest Quarter of said Section 6, thence S 88°10'44" W with the South line of the Southwest Quarter of said Section 6, a distance of 392.86 feet; thence N 01°49'16" W, perpendicular to the South line of the Southwest Quarter of said Section 6, a distance of 80.00 feet to a point on the North right-of-way line of State Avenue, said point being the Southeast corner of vacated Lot 99, San Marcos

## LEGAL NOTICE

Village Addition, and also being the Point of Beginning; thence S 88°10'44" W (N 90°00'00" W plat), with the North right-of-way line of State Avenue, and with the South line of vacated Lots 99, 100, 102, 103, 104, a distance of 692.01 feet; thence N 01°44'27" W and no longer with said North right-of-way line of State Avenue, a distance of 112.50 feet to a point of curvature; thence on a curve to the left, tangent with the last described course, having a radius of 141.00 feet, a central angle of 90°04'49" and an arc distance of 221.68 feet to a point of tangency; thence S 88°10'44" W, a distance of 102.25 feet; thence N 01°49'16" W, a distance of 453.70 feet to a point on the South line of Lot 1, Wyandotte Youth Soccer Complex, a subdivision in said City, County and State; thence N 88°10'44" E with the South line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 980.19 feet to the Southeast corner of said Lot 1, also being a point on the East line of the said vacated Lot 92, San Marcos Village Addition; thence S 31°58'44" W (S 32°22'20" W plat and S 33°22'W deed), with the East line of said vacated Lots 92 and 93, a distance of 87.36 feet to the Northeast corner of vacated Lot 94; thence S 02°08'17" E (S 00°40'15" E plat and S 00°02'W deed), with the East line of vacated Lots 94, 95, 98, and 99, a distance of 634.81 feet (633.55 feet plat), to the Point of Beginning. The above described tract contains 604,445 square feet, or 13.88 acres, more or less. Located at approximately 9020 State Avenue, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for outdoor multi-use baseball/softball field complex.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. A building permit is required. Please contact the Building Inspection Department to begin that process;

2. Sec. 27-575(e)(1) The majority of all surface parking and all drive through facilities should be located to the maximum extent possible behind the buildings or in the interior of the block. The City Planning Commission granted this deviation request by the applicant;

3. Per Sec. 27-314. Within the boundaries of a subdivision, sidewalks shall be installed by the subdivider on one side of all new local residential streets, and all streets that are segments of the major street system shall have sidewalks on both sides except in industrial areas and except in subdivisions zoned R Rural Residential. Sidewalks shall be not less than four feet wide and be of Portland cement concrete and shall comply with the specifications of the Unified Government. Sidewalks shall be located in the platted street right-of-way abutting the property line. Walks shall be installed in any pedestrian easements as may be required by the Planning Commission. The Unified Government Board of Commissioners may approve exceptions to these requirements after having made a determination that provision of a sidewalk on one

## LEGAL NOTICE

or both sides is unnecessary, not feasible, or that a superior alternative is to be provided;

4. Minimum 4-foot pedestrian path with landscape buffer and pedestrian lighting from parking areas to buildings;

5. Add a crosswalk for enhanced pedestrian connection and transit connectivity across the drive aisle linking the sidewalk from State Avenue along the east side of the easternmost entry/exit to the sidewalk near the baseball fields;

6. Over the road trucks shall not be parked on the property overnight;

7. Buses and larger vehicles shall not block drive aisles and/or fire lanes;

8. Install a publicly accessible bicycle rack for bicyclists in the plaza area;

9. Outdoor speakers should be oriented away from the single family residences;

10. The outdoor scoreboard lumens shall be oriented away from the single family residences;

11. Sec. 27-576(e)(2) Exterior building materials shall not include the following:

f. EIFS at the ground level or comprising more than fifteen (15) percent of any façade. Metal paneling may only account for 15% of the exterior building material per façade on the Homefield multi-purpose sports complex. Incorporate different exterior building materials that comply with Sec. 27-576(e)(1). The City Planning Commission must give a deviation from the Commercial Design Guidelines. Staff will not ask for the deviation.

The City Planning Commission granted this deviation request by the applicant;

12. The proposed concrete blocks need to be integrally-colored and textured. Smooth-face concrete masonry units are not permitted as an exterior building material per the Commercial Design Guidelines;

13. Since the buildings have high visibility from every angle, scupper and downspouts can become an eyesore. All scuppers shall be designed so they are reasonably screened. Overflow drains shall be at grade and hidden by vegetation;

14. All concrete shall be integrally-colored – no paint;

15. Based on the landscaping requirements in the A-G Agriculture District (one (1) tree per 7,000 square feet of site area), the number of trees is required for the following lots (not inclusive of the street trees along a major street and parking lot island requirements):

a. Lot 2 – 83 trees;

16. The parking lot must be screened by berms and landscaping from State Avenue, and all residences on the south side of State Avenue;

17. Sec. 27-576(e)(2) Parking lot landscaping should reinforce pedestrian and vehicular circulation, especially parking lot entrances, end of drive aisles, and pedestrian walkways leading through parking lots;

18. Sec. 27-576(e)(3) Groups of parking of between forty (40) and fifty (50) space must be separated by a ten (10) foot wide landscape median or berm, or pedestrian walkway within a landscaped median;

19. Sec. 27-576(e)(4) Parking areas that cannot be grouped must include one landscaped island the side of one stall separating each twenty (20) spaces;

20. Sec. 27-699(a)(6) Non-industrial and non-structure parking lots that have been paved area wider than a double-loaded aisle and more than 20,000 square feet in area shall provide one shade tree for each 20 parking spaces on the interior of the parking lot. Interior tree plantings are in addition to the landscaping requirements.

## LEGAL NOTICE

21. Trees shall be preserved around the perimeter of the site as shown on Sheet L1.00;

22. Junipers and other coniferous trees should be planted throughout the site, specifically around the perimeter of all detention basin slopes. This should not cause issues for the synthetic fields as leaves will not clog the infiltration drainage system;

23. All landscaping shall be irrigated along State Avenue, within the landscaped parking lot islands and landscape beds adjacent to the perimeter of the entrance;

24. All shade trees shall be at least two (2) inch caliper. All evergreens shall be at least six (6) feet in height. All shrubs shall be five (5) gallons, external to the site and three (3) gallons internal to the development when planted;

25. All disturbed areas within the development shall be brought to finished grade and seeded or sodded. There shall not be any exposed, bare ground unless the lot has an active building permit for building construction;

26. All lighting, whether mounted on the exterior of parking deck or within the structure shall have 90-degree cutoff fixtures. Sec. 27-699(b)(9) Any lighting used to illuminate an off-street parking area, sign or other structure shall be arranged as to deflect light away from any adjoining residentially zoned property or from public streets. Direct or sky-reflected glare, from floodlights or commercial operations, shall not be directed into any adjoining property. The source of lights shall be hooded or controlled. Bare incandescent light bulbs shall not be permitted in view of adjacent property or public right-of-way. Any light or combination of lights that cast light on adjacent residentially zoned property shall not exceed one foot candle as measured from said property line. This includes light that is case vertically and horizontally;

27. Only decorative lighting can be used on the exterior of the building(s). No pack lights or flood lights are allowed;

28. The dumpster will need to be screened with an architectural wall that matches the materials of the primary building and heavily landscaped;

29. All rooftop mechanical screen wall may not be perforated metal. The screen wall shall be solid;

30. All utility connections must be screened with landscaping or an architecturally designed screen wall. All utilities mounted on the wall must be painted to match the building;

31. All BPU transformer pads and/or generators shall be completely screened on three (3) sides with 6-foot Junipers setback 3 feet from the pad and 10 feet from the door opening. Additionally, if the transformer doors open towards the parking lot, the 10-foot setback is established in the parking lot, therefore the gate/enclosure shall be constructed in front of the transformer. If this cannot be accomplished, relocation of the transformer may be necessary;

32. No outside storage of materials, equipment or ancillary items associated with the day-to-day operation for Homefield complex unless they are completely screened from and all abutting property lines and the public right-of-way;

33. Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the Unified Government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design at (913) 573-5750 or signpermits@wycokck.org to begin this process;

34. Applicant shall comply with

**LEGAL NOTICE**

Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining Walls, or other requirements as applicable;

35. Site improvements that include land disturbance activity on greater than one (1) acre of surface area of land shall require a land disturbance permit issued by the Unified Government and shall be compliant with all applicable local ordinances and State Statutes and Regulations (Article XIV, Sections 8-610 through 8-618). Land disturbance fees shall be processed by UG Public Works during the Land Disturbance/Site Development application. The Land Disturbance permit and all applicable Public Works permits can be obtained from the Public Works Department, 701 North 7th Street, Kansas City, KS 66101, (913) 573-5700. With the issuance of the Land Disturbance Permit, a grading permit is required and issued by the Building Inspections Division, Neighborhood Resource Center, 4953 State Avenue, Kansas City, KS 66102, (913) 573-8620;

36. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

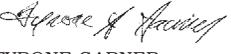
37. The Special Use Permit shall be valid indefinitely from the publication of the associated Ordinance; and,

38. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
 TYRONE GARNER  
 MAYOR/CHIEF EXECUTIVE OFFICER  
 ATTEST:

  
 UNIFIED GOVERNMENT CLERK  
 APPROVED AS TO FORM:  
 CHIEF COUNSEL  
 (First published 6-2-22)  
 1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-72-22  
 SP2022-024**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:  
 Section 1. Special Use Permit

**LEGAL NOTICE**

Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-024, commonly known as 1501 North 90th Street, Kansas City, Kansas, legally described as:

All that part of the Southeast Quarter of Fractional Section 6, Township 11 South, Range 24 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 27th day of January 2022, as follows: Commencing at the Southwest corner of said Southeast Quarter of Fractional Section 6; Thence N 02°08'17" W (N 00°18'36" E= Deed), this and all subsequent references to deed measurements are referring to Kansas Warranty Deed recorded in Book 4667 at Page 635 at the Register of Deeds office for said County and State, with the West line of said Southeast Quarter of Fractional Section 6, a distance of 1320.08 feet (1320.00= Deed); Thence N 88°10'48" E (S 89°22'23" E= Deed) and no longer with said West line of the Southeast Quarter of Fractional Section 6, a distance of 30.00 feet to a point in the East right-of-way line of 90th Street, as said street is now established by easement recorded in Book 2498 at Page 154, at the Register of Deeds office for said County and State, said point also being the Point of Beginning of the tract to be described herein; Thence N 02°08'17" W (North= Deed), a distance of 1165.27 feet, along said west line, to a point N 88°16'32" E (S 89°16'39" E= Deed), a distance of 30.00 feet East of a point 169.30 feet (169.57= Deed) South of the Northwest corner of the Southeast Quarter of said Fractional Section 6 as measured on said Section Line; Thence N 88°16'32" E (S 89°16'39" E= Deed), a distance of 1282.17 feet, along a line parallel with the North line of the Southeast Quarter of said Fractional Section 6, to a point on the west line of "Everhart's Addition", a subdivision of land in Kansas City, Wyandotte County, Kansas, according to the recorded plat thereof and the center line of Walker Avenue, as said avenue is now established; Thence S 02°09'57" E (S 00°22'24" W= Deed) with said centerline of Walker Avenue, said West line of Everhart's Addition and its Southerly prolongation, a distance of 218.08 feet; Thence N 87°55'22" E with a line 39.00 feet South of and parallel with the South line of said Everhart's Addition, a distance of 672.22 feet; Thence S 02°06'58" E (S 00°19'23" W= Deed) with a line parallel with the East line of the Southeast Quarter of said Fractional Section 6, a distance of 948.08 feet to a point 1320.00 feet North of the South line of the Southeast Quarter of said Fractional Section 6, a distance of 1954.14 feet to the Point of Beginning. The above described tract containing 2,128.924 square feet or 48.87 acres, more or less. Located at approximately 1501 North 90th Street, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for an outdoor multi-field baseball/softball complex with concession sales.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27

of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. A building permit is required. Please contact the Building Inspection Department to begin that process;

2. Sec. 27-575(e)(1) The majority of all surface parking and all drive through facilities should be located to the maximum extent possible behind the buildings or in the interior of the block. The City Planning Commission granted the deviation requested by the applicant;

3. Per Sec. 27-314. Within the boundaries of a subdivision, sidewalks shall be installed by the subdivider on one side of all new local residential streets, and all streets that are segments of the major street system shall have sidewalks on both sides except in industrial areas and except in subdivisions zoned R Rural Residential. Sidewalks shall be not less than four feet wide and be of Portland cement concrete and shall comply with the specifications of the Unified Government. Sidewalks shall be located in the platted street right-of-way abutting the property line. Walks shall be installed in any pedestrian easements as may be required by the Planning Commission. The Unified Government Board of Commissioners may approve exceptions to these requirements after having made a determination that provision of a sidewalk on one or both sides is unnecessary, not feasible, or that a superior alternative is to be provided;

4. Minimum 4-foot pedestrian path with landscape buffer and pedestrian lighting from parking areas to buildings;

5. Wherever the mid-block crossing is located there is a pedestrian thoroughway to connect into the internal circulation of this site;

6. Install a sidewalk along the northern entrance/exist of the site and connect to the interior sidewalk network;

7. Establish a mid-block trail connection and pedestrian crossing to the pedestrian sidewalk entrance at Compass Minerals Soccer Complex across the street at 1500 North 90th Street.

**LEGAL NOTICE**

The sidewalk should extend from the concourse between the two-most western fields, through the parking lot and berm and connect to the existing sidewalk on North 90th Street.

Staff would like to continue to work with the applicant and development team to see if a mid-block crossing is possible between Perfect Game and Compass Minerals Soccer Complex;

8. Over the road trucks shall not be parked on the property overnight;

9. Buses and larger vehicles shall not block drive aisles and/or fire lanes;

10. Install a publicly accessible bicycle rack for bicyclists in the plaza area;

11. Outdoor speakers should be oriented away from the single family residences;

12. The outdoor scoreboard lumens shall be oriented away from the single family residences;

13. Sec. 27-576(e)(2) Exterior building materials shall not include the following:

f. EIFS at the ground level or comprising more than fifteen (15) percent of any façade. Metal paneling may only account for 15% of the exterior building material per façade on the Homefield

multi-purpose sports complex. Incorporate different exterior building materials that comply with Sec. 27-576(e)(1). The City Planning Commission must give a deviation from the Commercial Design Guidelines. The City Planning Commission granted the deviation requested by the applicant;

14. The proposed concrete blocks need to be integrally-colored and textured. Smooth-face concrete masonry units are not permitted as an exterior building material per the Commercial Design Guidelines;

15. Since the buildings have high visibility from every angle, scupper and downspouts can become an eyesore. All scuppers shall be designed so they are reasonably screened. Overflow drains shall be at grade and hidden by vegetation;

16. All concrete shall be integrally-colored - no paint;

17. What will the residences see of this development from the north, south and east? For the FDP, provide sight line cross sections illustrating what the residents will see from their properties;

18. A six (6) foot privacy fence with masonry columns every 32 feet along the portion at the Southeast of the property adjacent to the Southernmost main entrance to the project and abutting 90th Street. The fence screening the residents to the Northeast of the project would be a wood screening fence as it is at the rear of these abutting properties

19. Based on the landscaping requirements in the A-G Agriculture District (one (1) tree per 7,000 square feet of site area), the number of trees is required for the following lots (not inclusive of the street trees along a major street and parking lot island requirements):

a. Overall site - 308 trees.  
 b. Street trees - 39 trees.  
 c. Parking lot islands - 35 trees.

20. The parking lot must be screened by berms and landscaping from North 90th Street, and the residence immediately abutting the entrance along the south property line.

The existing slope along North 90th Street should be preserved as the natural feature screens a substantial portion of the site from the street;

21. Add a note or cloud indicating the preservation of existing tree stands around the perimeter of the development;

22. Sec. 27-576(e)(2) Parking lot landscaping should reinforce pedestrian and vehicular circulation, especially parking lot entrances, end of drive aisles, and pedestrian walkways leading through parking lots;

23. Sec. 27-576(e)(3) Groups of parking of between forty (40) and fifty (50) space must be separated by a ten (10) foot wide landscape median or berm, or pedestrian walkway within a landscaped median;

24. Sec. 27-576(e)(4) Parking areas that cannot be grouped must include one landscaped island the side of one stall separating each twenty (20) spaces;

25. Sec. 27-699(a)(6) Non-industrial and non-structure parking lots that have been paved area wider than a double-loaded aisle and more than 20,000 square feet in area shall provide one shade tree for each 20 parking spaces on the interior of the parking lot. Interior tree plantings are in addition to the landscaping requirements;

26. Junipers and other coniferous trees should be planted throughout the site. Specifically, around the perimeter of all detention basin slopes. This should not cause issues for the synthetic fields as leaves will not clog the infiltration drainage system;

27. All landscaping shall be irrigated along North 90th Street,

**LEGAL NOTICE**

within the landscaped parking lot islands and landscape beds adjacent to the perimeter of the entrance;

28. All shade trees shall be at least two (2) inch caliper. All evergreens shall be at least six (6) feet in height. All shrubs shall be five (5) gallons, external to the site and three (3) gallons internal to the development when planted;

29. All disturbed areas within the development shall be brought to finished grade and seeded or sodded. There shall not be any exposed, bare ground unless the lot has an active building permit for building construction;

30. All lighting, whether mounted on the exterior of parking deck or within the structure shall have 90-degree cutoff fixtures. Sec. 27-699(b)(9) Any lighting used to illuminate an off-street parking area, sign or other structure shall be arranged as to deflect light away from any adjoining residentially zoned property or from public streets. Direct or sky-reflected glare, from floodlights or commercial operations, shall not be directed into any adjoining property. The source of lights shall be hooded or controlled. Bare incandescent light bulbs shall not be permitted in view of adjacent property or public right-of-way. Any light or combination of lights that cast light on adjacent residentially zoned property shall not exceed one foot candle as measured from said property line. This includes light that is cast vertically and horizontally;

31. Only decorative lighting can be used on the exterior of the building(s). No pack lights or flood lights are allowed;

32. The dumpster will need to be screened with an architectural wall that matches the materials of the primary building and heavily landscaped;

33. All rooftop mechanical screen walls may not be perforated metal. The screen wall shall be solid;

34. All utility connections must be screened with landscaping or an architecturally designed screen wall. All utilities mounted on the wall must be painted to match the building;

35. All BPU transformer pads and/or generators shall be completely screened on three (3) sides with 6-foot Junipers setback 3 feet from the pad and 10 feet from the door opening. Additionally, if the transformer doors open towards the parking lot, the 10-foot setback is established in the parking lot, therefore the gate/enclosure shall be constructed in front of the transformer. If this cannot be accomplished, relocation of the transformer may be necessary;

36. No outside storage of materials, equipment or ancillary items associated with the day-to-day operation for Homefield complex unless they are completely screened from and all abutting property lines and the public right-of-way;

37. Per Section 27-723(a), no sign (including the structure or sign surface) shall be erected, installed, altered, relocated, rebuilt, or refaced until the Unified Government issues a sign permit. Only those signs permitted in this division shall be granted a sign permit. Contact the Department of Planning and Urban Design at (913) 573-5750 or signpermits@wycokck.org to begin this process;

38. Applicant shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining Walls, or other requirements as applicable;

39. Site improvements that include land disturbance activity on greater than one (1) acre of surface area of land shall require a land disturbance permit issued by the Unified Government and shall

**LEGAL NOTICE**

be compliant with all applicable local ordinances and State Statutes and Regulations (Article XIV, Sections 8-610 through 8-618). Land disturbance fees shall be processed by UG Public Works during the Land Disturbance/Site Development application. The Land Disturbance permit and all applicable Public Works permits can be obtained from the Public Works Department, 701 North 7th Street, Kansas City, KS 66101, (913) 573-5700. With the issuance of the Land Disturbance Permit, a grading permit is required and issued by the Building Inspections Division, Neighborhood Resource Center, 4953 State Avenue, Kansas City, KS 66102, (913) 573-8620;

40. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

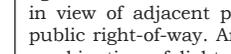
41. The Special Use Permit shall be valid indefinitely from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. Special Use Permits are nontransferable, therefore, all operations must cease until such time as a new Special Use Permit is approved; and,

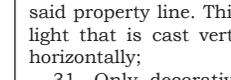
42. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
 TYRONE GARNER  
 MAYOR/CHIEF EXECUTIVE OFFICER  
 ATTEST:

  
 UNIFIED GOVERNMENT CLERK  
 APPROVED AS TO FORM:  
 CHIEF COUNSEL  
 (First published 6-2-22)  
 1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-73-22  
 SP2022-015**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:  
 Section 1. Special Use Permit

Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-015, commonly known as 1501 North 90th Street, Kansas City, Kansas, legally described as:

All that part of the Southeast Quarter of Fractional Section 6, Township 11 South, Range 24 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 27th day of January 2022, as follows: Commencing at the Southwest corner of said Southeast Quarter of Fractional Section 6; Thence N 02°08'17" W (N 00°18'36" E= Deed), this and all subsequent references to deed measurements are referring to Kansas Warranty Deed recorded in Book 4667 at Page 635 at the Register of Deeds office for said County and State, with the West line of said Southeast Quarter of Fractional Section 6, a distance of 1320.08 feet (1320.00= Deed); Thence N 88°10'48" E (S 89°22'23" E= Deed) and no longer with said West line of the Southeast Quarter of Fractional Section 6, a distance of 30.00 feet to a point in the East right-of-way line of 90th Street, as said street is now established by easement recorded in Book 2498 at Page 154, at the Register of Deeds office for said County and State, said point also being the Point of Beginning of the tract to be described herein; Thence N 02°08'17" W (North= Deed), a distance of 1165.27 feet, along said west line, to a point N 88°16'32" E (S 89°16'39" E= Deed), a distance of 30.00 feet East of a point 169.30 feet (169.57= Deed) South of the Northwest corner of the Southeast Quarter of said Fractional Section 6 as measured on said Section Line; Thence N 88°16'32" E (S 89°16'39" E= Deed), a distance of 1282.17 feet, along a line parallel with the North line of the Southeast Quarter of said Fractional Section 6, to a point on the west line of "Everhart's Addition", a subdivision of land in Kansas City, Wyandotte County, Kansas, according to the recorded plat thereof and the center line of Walker Avenue, as said avenue is now established; Thence S 02°09'57" E (S 00°22'24" W= Deed) with said centerline of Walker Avenue, said West line of Everhart's Addition and its Southerly prolongation, a distance of 218.08 feet; Thence N 87°55'22" E with a line 39.00 feet South of and parallel with the South line of said Everhart's Addition, a distance of 672.22 feet; Thence S 02°06'58" E (S 00°19'23" W= Deed) with a line parallel with the East line of the Southeast Quarter of said Fractional Section 6, a distance of 948.08 feet to a point 1320.00 feet North of the South line of the Southeast Quarter of said Fractional Section 6, a distance of 1954.14 feet to the Point of Beginning. The above described tract containing 2,128.924 square feet or 48.87 acres, more or less. Located at approximately 1501 North 90th Street, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for an outdoor multi-field baseball/softball complex with concession sales.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27

of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. A building permit is required. Please contact the Building Inspection Department to begin that process;

**LEGAL NOTICE**

within the landscaped parking lot islands and landscape beds adjacent to the perimeter of the entrance;

28. All shade trees shall be at least two (2) inch caliper. All evergreens shall be at least six (6) feet in height. All shrubs shall be five (5) gallons, external to the site and three (3) gallons internal to the development when planted;

29. All disturbed areas within the development shall be brought to finished grade and seeded or sodded. There shall not be any exposed, bare ground unless the lot has an active building permit for building construction;

30. All lighting, whether mounted on the exterior of parking deck or within the structure shall have 90-degree cutoff fixtures. Sec. 27-699(b)(9) Any lighting used to illuminate an off-street parking area, sign or other structure shall be arranged as to deflect light away from any adjoining residentially zoned property or from public streets. Direct or sky-reflected glare, from floodlights or commercial operations, shall not be directed into any adjoining property. The source of lights shall be hooded or controlled. Bare incandescent light bulbs shall not be permitted in view of adjacent property or public right-of-way. Any light or combination of lights that cast light on adjacent residentially zoned property shall not exceed one foot candle as measured from said property line. This includes light that is cast vertically and horizontally;

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38. Applicant shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining Walls, or other requirements as applicable;

39. Site improvements that include land disturbance activity on greater than one (1) acre of surface area of land shall require a land disturbance permit issued by the Unified Government and shall

be compliant with all applicable local ordinances and State Statutes and Regulations (Article XIV, Sections 8-610 through 8-618). Land disturbance fees shall be processed by UG Public Works during the Land Disturbance/Site Development application. The Land Disturbance permit and all applicable Public Works permits can be obtained from the Public Works Department, 701 North 7th Street, Kansas City, KS 66101, (913) 573-5700. With the issuance of the Land Disturbance Permit, a grading permit is required and issued by the Building Inspections Division, Neighborhood Resource Center, 4953 State Avenue, Kansas City, KS 66102, (913) 573-8620;

40. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

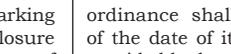
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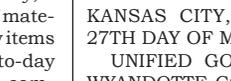
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PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:   
 TYRONE GARNER  
 MAYOR/CHIEF EXECUTIVE OFFICER  
 ATTEST:

  
 UNIFIED GOVERNMENT CLERK  
 APPROVED AS TO FORM:  
 CHIEF COUNSEL  
 (First published 6-2-22)  
 1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-73-22  
 SP2022-015**

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNI-

## LEGAL NOTICE

FIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-015, commonly known as 9020 State Avenue, Kansas City, Kansas, legally described as:

Overall Boundary Description (Sports Training):

All that part of the Southwest Quarter of Section 6, Township 11 South, Range 24 East, and all that part of vacated Lots 17, 18, 19, 20, 21, 22, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 67, 68, 69, 70, 71, 72, 73, 74, 75, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, and vacated Tracts A and B, and all of Lots 14, 15, 16, and 107, and Lot Park, all of San Marcos Village Addition, and all that part of Everett Street (platted as El Cajon Street), Santa Rosa Street, Bonita Street, El Centro Street, Santa Rita Street, Santa Rita Court, and Arcadia Street, as shown on the recorded plat of San Marcos Village, all in the City of Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 29th day of December 2021, as follows: (Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.) Commencing at the Southeast corner of the Southwest Quarter of said Section 6, thence S 88°10'44" W with the South line of the Southwest Quarter of said Section 6, a distance of 392.86 feet; thence N 01°49'16" W, perpendicular to the South line of the Southwest Quarter of said Section 6, a distance of 80.00 feet to a point on the North right-of-way line of State Avenue, said point being the Southeast corner of vacated Lot 99, San Marcos Village Addition, and also being the Point of Beginning; thence S 88°10'44" W (N 90°00'00" W plat), with the North right-of-way line of State Avenue, and with the South line of vacated Lots 99, 100, 102, 103, 104, Lot Park, and the South line of vacated Tract A, a distance of 1802.97 feet to the Southwest corner of said vacated Tract A; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Tract A and with the West line of Lot 107, San Marcos Village Addition, and no longer with the North right-of-way line of State Avenue, a distance of 407.42 feet to the Northwest corner of said Lot 107, said point also being on the South line of vacated Lot 17; thence S 88°10'44" W (N 90°00'00" W plat), with the South line of vacated Lot 17 and the South line of Lot 16, San Marcos Village Addition, a distance of 410.42 feet to a point on the East right-of-way line of N. 94th Street; thence N 02°14'32" W, with the East right-of-way line of N. 94th Street, a distance of 300.00 feet to a point on the North line of Lot 14, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said Lot 14, a distance of 193.00 feet to the Northeast corner of said Lot 14, also being the Southwest corner of vacated Lot 20, San Marcos Village Addition; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Lots 20 and 21, San Marcos Village Addition, a distance of 375.00 feet to the Northwest corner of vacated Lot 22, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said vacated Lot 22, a distance of

215.00 feet to the Northeast corner of said vacated Lot 22; thence S 28°53'40" E, with the East line of said vacated Lot 22, a distance of 207.93 feet to the Southeast corner of said vacated Lot 22, said point being on the North right-of-way line of La Mesa Street; thence with the North right-of-way line of La Mesa Street on a curve to the left having a radius of 100.00 feet, a central angle of 18°10'27", with an initial tangent bearing of N 86°12'53" E, an arc distance of 31.72 feet to a point of reverse curvature; thence continuing with the North right-of-way line of La Mesa Street on a curve to the right having a radius of 150.00 feet, a central angle of 18°08'18", an arc distance of 42.25 feet; thence N 84°10'44" E, continuing with the North right-of-way line of La Mesa Street, a distance of 55.00 feet to a point of curvature, said point also being on the Southwesterly right-of-way line of Everett Street; thence with the Southwesterly right-of-way line of Everett Street on a curve to the left having a radius of 50.00 feet, a central angle of 116°00'00", an arc distance of 101.23 feet; thence N 31°49'16" W (N 30°00'00" plat), continuing with the Southwesterly right-of-way line of Everett Street, a distance of 45.06 feet; thence N 58°10'44" E (N 60°00'00" E plat), and no longer with the Southwesterly right-of-way line of Everett Street and with the Southerly line of Lot 34, San Marcos Village Addition and its Southwesterly prolongation, a distance of 272.78 feet to a Northwesterly corner of Lot 1, Wyandotte Youth Soccer Complex, a subdivision in said City, County and State, said corner being the first corner North of the Southwest corner of said subdivision; thence S 02°38'27" E with the West line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 458.87 feet to the Southwest corner of said Lot 1; thence N 88°10'44" E with the South line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 1376.67 feet to the Southeast corner of said Lot 1, also being a point on the East line of the said vacated Lot 92, San Marcos Village Addition; thence S 31°58'44" W (S 32°22'20" W plat and S 33°22'W deed), with the East line of said vacated Lots 92 and 93, a distance of 87.36 feet to the Northeast corner of vacated Lot 94; thence S 02°08'17" E (S 00°40'15" E plat and S 00°02'W deed), with the East line of vacated Lots 94, 95, 98, and 99, a distance of 634.81 feet (633.55 feet plat), to the Point of Beginning. The above described tract contains 1,628,539 square feet, or 37.39 acres, more or less.

East Tract Boundary Description (Sports Training):

All that part of the Southwest Quarter of Section 6, Township 11 South, Range 24 East, and all that part of vacated Lots 50, 51, 57, 67, 68, 69, 70, 71, 72, 73, 74, 75, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, and 107, all of San Marcos Village Addition, and all that part of Bonita Street, El Centro Street, Santa Rita Street, Santa Rita Court, and Arcadia Street, as shown on the recorded plat of San Marcos Village, all in the City of Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 30th day of December 2021, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

## LEGAL NOTICE

Commencing at the Southeast corner of the Southwest Quarter of said Section 6, thence S 88°10'44" W with the South line of the Southwest Quarter of said Section 6, a distance of 392.86 feet; thence N 01°49'16" W, perpendicular to the South line of the Southwest Quarter of said Section 6, a distance of 80.00 feet to a point on the North right-of-way line of State Avenue, said point being the Southeast corner of vacated Lot 99, San Marcos Village Addition, and also being the Point of Beginning; thence S 88°10'44" W (N 90°00'00" W plat), with the North right-of-way line of State Avenue, and with the South line of vacated Lots 99, 100, 102, 103, 104, Lot Park, and the South line of vacated Tract A, a distance of 1802.97 feet to the Southwest corner of said vacated Tract A; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Tract A and with the West line of Lot 107, San Marcos Village Addition, and no longer with the North right-of-way line of State Avenue, a distance of 407.42 feet to the Northwest corner of said Lot 107, said point also being on the South line of vacated Lot 17; thence S 88°10'44" W (N 90°00'00" W plat), with the South line of vacated Lot 17 and the South line of Lot 16, San Marcos Village Addition, a distance of 410.42 feet to a point on the East right-of-way line of N. 94th Street; thence N 02°14'32" W, with the East right-of-way line of N. 94th Street, a distance of 300.00 feet to a point on the North line of Lot 14, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said Lot 14, a distance of 193.00 feet to the Northeast corner of said Lot 14, also being the Southwest corner of vacated Lot 20, San Marcos Village Addition; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Lots 20 and 21, San Marcos Village Addition, a distance of 375.00 feet to the Northwest corner of vacated Lot 22, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said vacated Lot 22, a distance of

215.00 feet to the Northeast corner of said vacated Lot 22; thence S 28°53'40" E, with the East line of said vacated Lot 22, a distance of 207.93 feet to the Southeast corner of said vacated Lot 22, said point being on the North right-of-way line of La Mesa Street; thence with the North right-of-way line of La Mesa Street on a curve to the left having a radius of 100.00 feet, a central angle of 18°10'27", with an initial tangent bearing of N 86°12'53" E, an arc distance of 31.72 feet to a point of reverse curvature; thence continuing with the North right-of-way line of La Mesa Street on a curve to the right having a radius of 150.00 feet, a central angle of 18°08'18", an arc distance of 42.25 feet; thence N 84°10'44" E, continuing with the North right-of-way line of La Mesa Street, a distance of 55.00 feet to a point of curvature, said point also being on the Southwesterly right-of-way line of Everett Street; thence with the Southwesterly right-of-way line of Everett Street on a curve to the left having a radius of 50.00 feet, a central angle of 116°00'00", an arc distance of 101.23 feet; thence N 31°49'16" W (N 30°00'00" plat), continuing with the Southwesterly right-of-way line of Everett Street, a distance of 45.06 feet; thence N 58°10'44" E (N 60°00'00" E plat), and no longer with the Southwesterly right-of-way line of Everett Street and with the Southerly line of Lot 34, San Marcos Village Addition and its Southwesterly prolongation, a distance of 272.78 feet to a Northwesterly corner of Lot 1, Wyandotte Youth Soccer Complex, a subdivision in said City, County and State, said corner being the first corner North of the Southwest corner of said subdivision; thence S 02°38'27" E with the West line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 458.87 feet to the Southwest corner of said Lot 1; thence N 88°10'44" E with the South line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 1376.67 feet to the Southeast corner of said Lot 1, also being a point on the East line of the said vacated Lot 92, San Marcos Village Addition; thence S 31°58'44" W (S 32°22'20" W plat and S 33°22'W deed), with the East line of said vacated Lots 92 and 93, a distance of 87.36 feet to the Northeast corner of vacated Lot 94; thence S 02°08'17" E (S 00°40'15" E plat and S 00°02'W deed), with the East line of vacated Lots 94, 95, 98, and 99, a distance of 634.81 feet (633.55 feet plat), to the Point of Beginning. The above described tract contains 1,628,539 square feet, or 37.39 acres, more or less.

East Tract Boundary Description (Sports Training):

All that part of the Southwest Quarter of Section 6, Township 11 South, Range 24 East, and all that part of vacated Lots 50, 51, 57, 67, 68, 69, 70, 71, 72, 73, 74, 75, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, and 107, all of San Marcos Village Addition, and all that part of Bonita Street, El Centro Street, Santa Rita Street, Santa Rita Court, and Arcadia Street, as shown on the recorded plat of San Marcos Village, all in the City of Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 30th day of December 2021, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

Commencing at the Southeast corner of the Southwest Quarter of said Section 6, thence S 88°10'44" W with the South line of the Southwest Quarter of said Section 6, a distance of 392.86 feet; thence N 01°49'16" W, perpendicular to the South line of the Southwest Quarter of said Section 6, a distance of

80.00 feet to a point on the North right-of-way line of State Avenue, said point being the Southeast corner of vacated Lot 99, San Marcos Village Addition, and also being the Point of Beginning; thence S 88°10'44" W (N 90°00'00" W plat), with the North right-of-way line of State Avenue, a distance of 112.50 feet to a point of curvature; thence on a curve to the left, tangent with the last described course, having a radius of 141.00 feet, a central angle of 90°04'49" and an arc distance of 221.68 feet to a point of tangency; thence S 88°10'44" W, a distance of 102.25 feet; thence N 01°49'16" W, a distance of 453.70 feet to a point on the South line of Lot 1, Wyandotte Youth Soccer Complex, a subdivision in said City, County and State; thence N 88°10'44" E with the South line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 980.19 feet to the Southeast corner of said Lot 1, also being a point on the East line of the said vacated Lot 92, San Marcos Village Addition; thence S 31°58'44" W (S 32°22'20" W plat and S 33°22'W deed), with the East line of said vacated Lots 92 and 93, a distance of 87.36 feet to the Northeast corner of vacated Lot 94; thence S 02°08'17" E (S 00°40'15" E plat and S 00°02'W deed), with the East line of vacated Lots 94, 95, 98, and 99, a distance of 634.81 feet (633.55 feet plat), to the Point of Beginning. The above described tract contains 604,445 square feet, or 13.88 acres, more or less.

## LEGAL NOTICE

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for site grading for future parking and baseball fields for Homefield Training Center.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional basis for revocation in addition to those factors specified in Section 27-214:

1. The properties to the west (towards 92nd Terrance) and east (towards 90th Street) shall be protected from erosion, ensuring the relocation of earthen material does not remove the existing trees stands that buffer the single-family homes from the open undeveloped land;

2. When the rough grading has concluded and a development plan has not been submitted for Lot 2, the site shall be seeded until ground cover is established;

3. Water trucks shall be used daily to minimize dust from becoming airborne affecting air quality and adjacent residents, as necessary;

4. As part of the Land Disturbance and Grading Permit, submit an agreement to remedy, repair, or clean up any damage to adjacent property owners or streets or utilities occasioned by the washing of silt or earthen material upon adjacent properties. A bond is likely to be required;

5. The hours of operation shall be 7:00 AM to 7:00 PM, Monday through Friday. Contact the neighborhood group and the surrounding residences in advance of performing work. Provide a contact number for someone on-site that the neighbors can contact if

## LEGAL NOTICE

there are issues in Condition 5: 6. The berm and buffer must be maintained, and trees replaced where needed for conformance along the west and north property line;

7. Conformance with Appendix J, of the 2012 International Building and an agreement that a report by the professional engineer responsible for supervising the dirt removal be submitted at the end of the approval period indicating that the removal does not comply with Appendix J and other conditions;

8. Any development beyond the proposed dirt removal operation must submit an amended Special Use Permit;

9. Future development will require its own Special Use Permit for the use, a Preliminary Plan and Final Development Plan to the City Planning Commission for review and approval;

10. Applicant shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining Walls, or other requirements as applicable;

11. Site improvements that include land disturbance activity on greater than one (1) acre of surface area of land shall require a land disturbance permit issued by the Unified Government, and shall be compliant with all applicable local ordinances and State Statutes and Regulations (Article XIV, Sec. 8-610 through Sec. 8-618). Land disturbance fees shall be processed by UG Public Works during the Land Disturbance/Site Development application. The Land Disturbance permit and all applicable Public Works permits can be obtained from the Public Works Department, 701 North 7th Street, Kansas City, KS 66101, (913) 573-5700. With the issuance of the Land Disturbance Permit, a grading permit is required and issued by the Building Inspections Division, Neighborhood Resource Center, 4953 State Avenue, Kansas City, KS 66102, (913) 573-8620;

12. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

13. The Special Use Permit shall be valid for two (2) years from the publication of the associated Ordinance. The Applicant is solely responsible for renewing their Special Use Permit. The Applicant should contact the Planning and Urban Design Department no less than two (2) months prior to the expiration of the permit to begin the renewal process. Any application for renewal that is submitted after the expiration date will be considered a new application with the associated application fee and approval term. If the renewal deadline is not met, all operations must cease until such time as a new Special Use Permit is approved; and,

14. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as

## LEGAL NOTICE

of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:

*Tyrone Garner*

TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER

ATTEST:

*[Signature]*

UNIFIED GOVERNMENT CLERK

APPROVED AS TO FORM:  
CHIEF COUNSEL

(First published 6-2-22)

1t-The Wyandotte Echo-6-2-22

## ORDINANCE NO. O-74-22 SP2022-014

AN ORDINANCE authorizing a Special Use Permit pursuant to Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

BE IT ORDAINED BY THE UNIFIED GOVERNMENT COMMISSION OF WYANDOTTE/COUNTY/KANSAS CITY, KANSAS:

Section 1. Special Use Permit Granted. Pursuant to the regulations set forth in Chapter 27, Sec. 27-214 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, permission is hereby granted to use in the manner set forth in Section 2 hereof, the following described real property as set forth in SP2022-014, commonly known as 9020 State Avenue, Kansas City, Kansas, legally described as:

Overall Boundary Description (Sports Training):

All that part of the Southwest Quarter of Section 6, Township 11 South, Range 24 East, and all that part of vacated Lots 17, 18, 19, 20, 21, 22, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 67, 68, 69, 70, 71, 72, 73, 74, 75, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, and vacated Tracts A and B, and all of Lots 14, 15, 16, and 107, and Lot Park, all of San Marcos Village Addition, and all that part of Everett Street (platted as El Cajon Street), Santa Rosa Street, Bonita Street, El Centro Street, Santa Rita Street, Santa Rita Court, and Arcadia Street, as shown on the recorded plat of San Marcos Village, all in the City of Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 29th day of December 2021, as follows: (Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.) Commencing at the Southeast corner of the Southwest Quarter of said Section 6, thence S 88°10'44" W with the South line of the Southwest Quarter of said Section 6, a distance of 392.86 feet; thence N 01°49'16" W, perpendicular to the South line of the Southwest Quarter of said Section 6, a distance of 80.00 feet to a point on the North right-of-way line of State Avenue, said point being the Southeast corner of vacated Lot 99, San Marcos Village Addition, and also being the Point of Beginning; thence S 88°10'44" W (N 90°00'00" W plat), with the North right-of-way line of State Avenue, and with the South line of vacated Lots 99, 100, 102, 103, 104, Lot Park, and the South line of vacated Tract A, a distance of 1802.97 feet to the Southwest corner of said vacated Tract A; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Tract A and with the West line of Lot 107, San Marcos Village Addition, and no longer with the North right-of-way line of State Avenue, a distance of 407.42 feet to the Northwest corner of said Lot 107, said point also being on the South line of vacated Lot 17; thence S 88°10'44" W (N 90°00'00" W plat), with the South line of vacated Lot 17 and the South line of Lot 16, San Marcos Village Addition, a distance of 410.42 feet to a point on the East right-of-way line of N. 94th Street; thence N 02°14'32" W, with the East right-of-way line of N. 94th Street, a distance of 300.00 feet to a point on the North line of Lot 14, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said Lot 14, a distance of 193.00 feet to the Northeast corner of said Lot 14, also being the Southwest corner of vacated Lot 20, San Marcos Village Addition; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Lots 20 and 21, San Marcos Village Addition, a distance of 375.00 feet to the Northwest corner of vacated Lot 22, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said vacated Lot 22, a distance of 215.00 feet to the Northeast corner of said vacated Lot 22; thence S 28°53'40" E, with the East line of said vacated Lot 22, a distance of 207.93 feet to the Southeast corner of said vacated Lot 22, said point being on the North right-of-way line of La Mesa Street; thence with the North right-of-way line of La Mesa Street on a curve to the left having a radius of 100.00 feet, a central angle of 18°10'27", with an initial tangent bearing of N 86°12'53" E, an arc distance of 31.72 feet to a point of reverse curvature; thence continuing with the North right-of-way line of La Mesa Street on a curve to the right having a radius of 150.00 feet, a central angle of 18°08'18", an arc distance of 42.25 feet; thence N 84°10'44" E, continuing with the North right-of-way line of La Mesa Street, a distance of 55.00 feet to a point of curvature, said point also being on the Southwesterly right-of-way line of Everett Street; thence with the Southwesterly right-of-way line of Everett Street on a curve to the left having a radius of 50.00 feet, a central angle of 116°00'00", an arc distance of 101.23 feet; thence N 31°49'16" W (N 30°00'00" plat), continuing with the Southwesterly right-of-way line of Everett Street, a distance of 45.06 feet; thence N 58°10'44" E (N 60°00'00" E plat), and no longer with the Southwesterly right-of-way line of Everett Street and with the Southerly line of Lot 34, San Marcos Village Addition and its Southwesterly prolongation, a distance of 272.78 feet to a Northwesterly corner of Lot 1, Wyandotte Youth Soccer Complex, a subdivision in said City, County and State, said corner being the first corner North of the Southwest corner of said subdivision; thence S 02°38'27" E with the West line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 458.87 feet to the Southwest corner of said Lot 1; thence N 88°10'44" E with the South line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 1376.67 feet to the Southeast corner of said Lot 1, also being a point on the East line of the said vacated Lot 92, San Marcos Village Addition; thence S 31°58'44" W (S 32°22'20" W plat and S 33°22'W deed), with the East line of said vacated Lots 92 and 93, a distance of 87.36 feet to the Northeast corner of vacated Lot 94; thence S 02°08'17" E (S 00°40'15" E plat and S 00°02'W deed), with the East line of vacated Lots 94, 95, 98, and 99, a distance of 634.81 feet (633.55 feet plat), to the Point

## LEGAL NOTICE

Tract A; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Tract A and with the West line of Lot 107, San Marcos Village Addition, and no longer with the North right-of-way line of State Avenue, a distance of 407.42 feet to the Northwest corner of said Lot 107, said point also being on the South line of vacated Lot 17; thence S 88°10'44" W (N 90°00'00" W plat), with the South line of vacated Lot 17 and the South line of Lot 16, San Marcos Village Addition, a distance of 410.42 feet to a point on the East right-of-way line of N. 94th Street; thence N 02°14'32" W, with the East right-of-way line of N. 94th Street, a distance of 300.00 feet to a point on the North line of Lot 14, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said Lot 14, a distance of 193.00 feet to the Northeast corner of said Lot 14, also being the Southwest corner of vacated Lot 20, San Marcos Village Addition; thence N 02°14'32" W (N 00°22'52" W plat), with the West line of vacated Lots 20 and 21, San Marcos Village Addition, a distance of 375.00 feet to the Northwest corner of vacated Lot 22, San Marcos Village Addition; thence N 88°10'44" E (N 90°00'00" E plat), with the North line of said vacated Lot 22, a distance of 215.00 feet to the Northeast corner of said vacated Lot 22; thence S 28°53'40" E, with the East line of said vacated Lot 22, a distance of 207.93 feet to the Southeast corner of said vacated Lot 22, said point being on the North right-of-way line of La Mesa Street; thence with the North right-of-way line of La Mesa Street on a curve to the left having a radius of 100.00 feet, a central angle of 18°10'27", with an initial tangent bearing of N 86°12'53" E, an arc distance of 31.72 feet to a point of reverse curvature; thence continuing with the North right-of-way line of La Mesa Street on a curve to the right having a radius of 150.00 feet, a central angle of 18°08'18", an arc distance of 42.25 feet; thence N 84°10'44" E, continuing with the North right-of-way line of La Mesa Street, a distance of 55.00 feet to a point of curvature, said point also being on the Southwesterly right-of-way line of Everett Street; thence with the Southwesterly right-of-way line of Everett Street on a curve to the left having a radius of 50.00 feet, a central angle of 116°00'00", an arc distance of 101.23 feet; thence N 31°49'16" W (N 30°00'00" plat), continuing with the Southwesterly right-of-way line of Everett Street, a distance of 45.06 feet; thence N 58°10'44" E (N 60°00'00" E plat), and no longer with the Southwesterly right-of-way line of Everett Street and with the Southerly line of Lot 34, San Marcos Village Addition and its Southwesterly prolongation, a distance of 272.78 feet to a Northwesterly corner of Lot 1, Wyandotte Youth Soccer Complex, a subdivision in said City, County and State, said corner being the first corner North of the Southwest corner of said subdivision; thence S 02°38'27" E with the West line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 458.87 feet to the Southwest corner of said Lot 1; thence N 88°10'44" E with the South line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 1376.67 feet to the Southeast corner of said Lot 1, also being a point on the East line of the said vacated Lot 92, San Marcos Village Addition; thence S 31°58'44" W (S 32°22'20" W plat and S 33°22'W deed), with the East line of said vacated Lots 92 and 93, a distance of 87.36 feet to the Northeast corner of vacated Lot 94; thence S 02°08'17" E (S 00°40'15" E plat and S 00°02'W deed), with the East line of vacated Lots 94, 95, 98, and 99, a distance of 634.81 feet (633.55 feet plat), to the Point

**LEGAL NOTICE**

of Beginning. The above described tract contains 1,628,539 square feet, or 37.39 acres, more or less.

East Tract Boundary Description (Sports Training):

All that part of the Southwest Quarter of Section 6, Township 11 South, Range 24 East, and all that part of vacated Lots 50, 51, 57, 67, 68, 69, 70, 71, 72, 73, 74, 75, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, and 107, all of San Marcos Village Addition, and all that part of Bonita Street, El Centro Street, Santa Rita Street, Santa Rita Court, and Arcadia Street, as shown on the recorded plat of San Marcos Village, all in the City of Kansas City, Wyandotte County, Kansas, being more particularly described by John Aaron Copelin, LS-1658 on this 30th day of December 2021, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

Commencing at the Southeast corner of the Southwest Quarter of said Section 6, thence S 88°10'44" W with the South line of the Southwest Quarter of said Section 6, a distance of 392.86 feet; thence N 01°49'16" W, perpendicular to the South line of the Southwest Quarter of said Section 6, a distance of 80.00 feet to a point on the North right-of-way line of State Avenue, said point being the Southeast corner of vacated Lot 99, San Marcos Village Addition, and also being the Point of Beginning; thence S 88°10'44" W (N 90°00'00" W plat), with the North right-of-way line of State Avenue, and with the South line of vacated Lots 99, 100, 102, 103, 104, a distance of 692.01 feet; thence N 01°44'27" W and no longer with said North right-of-way line of State Avenue, a distance of 112.50 feet to a point of curvature; thence on a curve to the left, tangent with the last described course, having a radius of 141.00 feet, a central angle of 90°04'49" and an arc distance of 221.68 feet to a point of tangency; thence S 88°10'44" W, a distance of 102.25 feet; thence N 01°49'16" W, a distance of 453.70 feet to a point on the South line of Lot 1, Wyandotte Youth Soccer Complex, a subdivision in said City, County and State; thence N 88°10'44" E with the South line of said Lot 1, Wyandotte Youth Soccer Complex, a distance of 980.19 feet to the Southeast corner of said Lot 1, also being a point on the East line of the said vacated Lot 92, San Marcos Village Addition; thence S 31°58'44" W (S 32°22'20" W plat and S 33°22'W deed), with the East line of said vacated Lots 92 and 93, a distance of 87.36 feet to the Northeast corner of vacated Lot 94; thence S 02°08'17" E (S 00°40'15" E plat and S 00°02'W deed), with the East line of vacated Lots 94, 95, 98, and 99, a distance of 634.81 feet (633.55 feet plat), to the Point of Beginning. The above described tract contains 604,445 square feet, or 13.88 acres, more or less, at 9020 State Avenue, Kansas City, Kansas.

Section 2. That the real property hereinabove described shall hereafter be granted a Special Use Permit for an indoor and outdoor multi-use sports complex.

Section 3. Conditions and Stipulations. The Special Use permit granted in Section 1 and 2 hereinabove, in addition to full compliance with any general provisions contained in Chapter 27 of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas, is hereby contingent upon the performance and observation of the following additional and supplementary regulations, stipulations, conditions and restrictions, of which any violation of any hereafter enumerated will be an additional

**LEGAL NOTICE**

basis for revocation in addition to those factors specified in Section 27-214:

1. A building permit is required. Please contact the Building Inspection Department to begin that process;

2. Submit a design criteria manual for the overall development, as there could be expansions or additions in the future;

3. After talking with the Public Works Department, the applicant does not need to improve the North 92nd Terrace cul-de-sac and dedicating right-of-way is acceptable. Additionally, improving the cul-de-sac would remove an established stand of trees that will screen the development from public view. KCKFD may require future improvements;

4. Per Sec. 27-314. Within the boundaries of a subdivision, sidewalks shall be installed by the subdivider on one side of all new local residential streets, and all streets that are segments of the major street system shall have sidewalks on both sides except in industrial areas and except in subdivisions zoned R Rural Residential. Sidewalks shall be not less than four feet wide and be of Portland cement concrete and shall comply with the specifications of the Unified Government. Sidewalks shall be located in the platted street right-of-way abutting the property line. Walks shall be installed in any pedestrian easements as may be required by the Planning Commission. The Unified Government Board of Commissioners may approve exceptions to these requirements after having made a determination that provision of a sidewalk on one or both sides is unnecessary, not feasible, or that a superior alternative is to be provided;

5. Minimum 4-foot pedestrian path with landscape buffer and pedestrian lighting from parking areas to buildings;

6. Indicate the approximate location of the Kansas City ATA transit stop along State Avenue. A four (4) foot sidewalk shall be constructed from the transit stop, through the parking lot, to the front door of the building.

a. A transit shelter should be constructed, similar to Urban Outfitters. Contact Justus Welker, UG Transit at (913) 573-6798 or jwelker@wycokck.org.

b. The enhanced bus shelter along State Avenue should be constructed to connect with the pedestrian route through the surface parking lot.

This is a major transit corridor with a transit blade sign currently along the sidewalk on State Avenue. The transit shelter (similar to Urban Outfitters) and pedestrian access sidewalk/median should connect to the front door of the building. The approximate placement will be determined at the Final Development Plan;

7. Align the pedestrian walkway with the pedestrian route in the surface parking lot to establish a throughway connection to State Avenue.

The pedestrian walkway/median through the parking lot shall connect to State Avenue as a throughway connection. The trail will be omitted from this portion of the development at this time, however, trail connections with the future development to the east will be discussed when that development plan is submitted;

8. Over the road trucks shall not be parked on the property overnight;

9. Buses and larger vehicles shall not block drive aisles and/or fire lanes;

10. Install a publicly accessible bicycle rack for bicyclists in the plaza area;

11. Outdoor speakers shall be oriented away from the residences;

12. The outdoor scoreboard shall comply with the Performance

**LEGAL NOTICE**

Standards for Lighting.

13. There are lighting and glare issues that were raised in the past with the soccer fields directly north of this site. We want to make the applicant aware this these issues and want to ensure that the exterior lighting (parking lot lights or field lights) adhere to the one (1) footcandle at the property line. This includes light that is cast vertically and horizontally;

14. Since the buildings have high visibility from every angle, scupper and downspouts can become an eyesore. All scuppers shall be designed so they are reasonably screened, and downspouts and integrated into the building. Overflow drains shall be at grade and hidden by vegetation. The scuppers will be address at the final plan review;

15. All concrete shall be integrally-colored - no paint;

16. Based on the landscaping requirements in the A-G Agriculture District (one (1) tree per 7,000 square feet of site area), the number of trees is required for the following lots (not inclusive of the street trees along a major street and parking lot island requirements):

- a. Lot 1 - 146 trees;
- b. Lot 2 - 83 trees;

17. The parking lot must be screened by berms and landscaping from State Avenue, and all residences on the south side of State Avenue;

18. Sec. 27-576(e)(2) Parking lot landscaping should reinforce pedestrian and vehicular circulation, especially parking lot entrances, end of drive aisles, and pedestrian walkways leading through parking lots;

19. Sec. 27-576(e)(3) Groups of parking of between forty (40) and fifty (50) space must be separated by a ten (10) foot wide landscape median or berm, or pedestrian walkway within a landscaped median;

20. Sec. 27-576(e)(4) Parking areas that cannot be grouped must include one landscaped island the side of one stall separating each twenty (20) spaces;

21. Sec. 27-699(a)(6) Non-industrial and non-structure parking lots that have been paved area wider than a double-loaded aisle and more than 20,000 square feet in area shall provide one shade tree for each 20 parking spaces on the interior of the parking lot. Interior tree plantings are in addition to the landscaping requirements;

22. With the existing heavily forested area, staff does not want to see a site with sparsely planted two (2) inch caliper trees. Trees must be planted on top of the existing ridge line; trees shall be infilled on the downward slope to increase the screening along North 94th Street.

The area in question shall have trees shall be planted along the southwest ridge line of the detention basin arcing south to State Avenue between the agriculturally zoned property (residential home) and the western access drive. Illustrate on the FDP landscape plan, the area west of the North 92nd Street cul-de-sac as green space;

23. Add a note or cloud indicating the preservation of existing tree stands around the perimeter of the development;

24. Trees shall densely wrap around the perimeter of all detention basin slopes, be planted at the top and on slopes, and always seek to replant those trees lost due to the development. See the landscape exhibit;

25. All landscaping must be irrigated. The exhibit submitted addresses this comment and will be reviewed at final plan review;

26. All shade trees shall be at least two (2) inch caliper. All evergreens shall be at least six (6) feet in height. All shrubs shall be five (5) gallons, external to the

**LEGAL NOTICE**

site and three (3) gallons internal to the development when planted;

27. All disturbed areas within the development shall be brought to finished grade and seeded or sodded. There shall not be any exposed, bare ground unless the lot has an active building permit for building construction;

28. All lighting, whether mounted on the exterior of parking deck or within the structure shall have 90-degree cutoff fixtures. Sec. 27-699(b)(9) Any lighting used to illuminate an off-street parking area, sign or other structure shall be arranged as to deflect light away from any adjoining residentially zoned property or from public streets. Direct or sky-reflected glare, from floodlights or commercial operations, shall not be directed into any adjoining property. The source of lights shall be hooded or controlled. Bare incandescent light bulbs shall not be permitted in view of adjacent property or public right-of-way. Any light or combination of lights that cast light on adjacent residentially zoned property shall not exceed one foot candle as measured from said property line;

29. Only decorative lighting can be used on the exterior of the building(s). No pack lights or flood lights are allowed;

30. The dumpster will need to be screened with an architectural wall that matches the materials of the primary building and heavily landscaped;

31. All rooftop mechanical screen wall may not be perforated metal. The screen wall shall be solid;

32. All utility connections must be screened with landscaping or an architecturally designed screen wall. All utilities mounted on the wall must be painted to match the building;

33. All BPU transformer pads and/or generators shall be completely screened on three (3) sides with 6-foot Junipers setback 3 feet from the pad and 10 feet from the door opening. Additionally, if the transformer doors open towards the parking lot, the 10-foot setback is established in the parking lot, therefore the gate/enclosure shall be constructed in front of the transformer. If this cannot be accomplished, relocation of the transformer may be necessary;

34. No outside storage of materials, equipment or ancillary items associated with the day-to-day operation for Homefield complex unless they are completely screened from and all abutting property lines and the public right-of-way;

35. Proposed development within this plat will require civil drawings to be submitted, which may result in submitting a revised replat;

36. Applicant shall comply with Planning Engineering Comments for General Engineering, Erosion Control, Sanitary Sewer, Storm Drainage, Stormwater Quality, Streets, and Retaining Walls, or other requirements as applicable;

37. Site improvements that include land disturbance activity on greater than one (1) acre of surface area of land shall require a land disturbance permit issued by the Unified Government and shall be compliant with all applicable local ordinances and State Statutes and Regulations (Article XIV, Sections 8-610 through 8-618). Land disturbance fees shall be processed by UG Public Works during the Land Disturbance/Site Development application. The Land Disturbance permit and all applicable Public Works permits can be obtained from the Public Works Department, 701 North 7th Street, Kansas City, KS 66101, (913) 573-5700. With the issuance of the Land Disturbance Permit, a grading permit is required and issued by the Building Inspections Division,

**LEGAL NOTICE**

Neighborhood Resource Center, 4953 State Avenue, Kansas City, KS 66102, (913) 573-8620;

38. The Special Use Permit is not valid for the approved use to be in operation until all the conditions of approval are met. The Applicant acknowledges that both the property owner and the business owner are collectively responsible to ensure that the use of the property is compliant with all ordinances, conditions, and other requirements of this approval. Failure to meet all these requirements may result in revocation of this permit. The property may also be subject to enforcement actions and administrative citations;

39. The Special Use Permit shall be valid indefinitely from the publication of the associated Ordinance. Special Use Permits are non-transferrable, therefore if there is a new operator, the applicant is solely responsible for obtaining a new Special Use Permit. All operations must cease until such time as a new Special Use Permit is approved; and,

40. Subject to approval, a \$125.00 ordinance publication fee must be submitted to the Planning and Urban Design Department (checks made payable to the Unified Treasurer) within 30 days

**LEGAL NOTICE**

following the Unified Government Board of Commissioners meeting. If a check is not submitted within 30 days, the petition becomes invalid. The approval will not go into effect until the ordinance is published in the newspaper.

Section 4. Take Effect. This ordinance shall take effect as of the date of its publication as provided by law.

PASSED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 27TH DAY OF MAY, 2022.

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS

BY:  
  
TYRONE GARNER  
MAYOR/CHIEF EXECUTIVE OFFICER  
ATTEST:

  
UNIFIED GOVERNMENT CLERK  
APPROVED AS TO FORM:  
CHIEF COUNSEL  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**ORDINANCE NO. O-76-22**

AN ORDINANCE condemning lands and interests in lands for the location, laying-out, reconstruction, installation, expansion, repair, maintenance, operation and use of a sanitary sewer pump station located north of Central Avenue on N. 4th Street in Kansas City, Wyandotte County, Kansas, and directing the Chief Counsel to institute eminent domain proceedings as provided by law to acquire the tracts and parcels of land described in herein.

BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS:

1. The following lands and interests in lands are hereby condemned and appropriated to the Unified Government of Wyandotte County/Kansas City Kansas to locate, lay-out, reconstruct, install, expand, repair, maintain, operate and use a sanitary sewer pump station located north of Central Avenue on N. 4th Street in Kansas City, Wyandotte County, Kansas, to-wit:

See Exhibits A through E, which are attached hereto and incorporated herein by reference;

2. It is hereby found that the costs of this project will be paid by Unified Government of Wyandotte County/Kansas City, Kansas.

3. The Chief Counsel of the Unified Government of Wyandotte County/Kansas City,

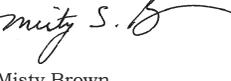
Kansas is hereby ordered and directed forthwith to commence proceedings for the acquisition of the above described lands and interests in lands and to do and perform all things which may be necessary and required by law to acquire the aforementioned rights in and to said property.

4. This ordinance shall take effect and be in force after its passage, approval and publication.

APPROVED BY THE COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 26th DAY OF May, 2022.

  
Tyrone Garner  
Mayor/CEO  
Attest:

  
Brett A. Deichler  
Unified Government Clerk  
Approved as to form:

  
Misty Brown  
Chief Counsel  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

Parcel: 153500 Owner (s): K.C. Southern Railway Company  
402 R Central Avenue Kansas City, KS 66118  
EXHIBIT "A"

Temporary Construction Easement  
All that part Lots 1, 2, 3, Block 2, Riverside, a subdivision of land according to the recorded plat thereof and the north half of vacated Riverview Avenue right-of-way lying south of and adjacent to said Lot 1, all being in the Southeast Quarter of Section 10, Township 11 South, Range 25 East of the Sixth Principal Meridian, in Wyandotte County, Kansas City, Kansas being more particularly described by John Aaron Copelin, LS-1658 on this 4th day of May, 2022, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

Commencing at the Southwest corner of the Southeast Quarter of said Section 10;

Thence North 88 degrees 19 minutes 47 seconds East, with the south line of said Southeast Quarter of Section 10, Township 11, Range 25, a distance of 919.49 feet to the southerly extension of the centerline of 4th Street, as now established;

LEGAL NOTICE

Thence North 02 degrees 47 minutes 49 seconds West, with said southerly extension of the centerline of 4th Street, a distance of 40.01 feet to the north right-of-way line of Central Avenue, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said centerline of 4th Street, a distance of 776.78 feet to a point of intersection with said centerline of 4th Street and the westerly line of an existing railroad right-of-way, said point being the Point of Beginning;

Thence South 85 degrees 52 minutes 21 seconds West with the centerline of vacated Riverview Avenue, a distance of 158.04 feet to the southerly prolongation of the westerly line of Lot 1, Block 2;

Thence North 02 degrees 47 minutes 49 seconds West with said southerly prolongation of the westerly line of Lot 1 and the westerly line of said Lots 1, 2 and 3, Block 2, Riverside, a distance of 103.67 feet;

Thence North 87 degrees 12 minutes 11 seconds East and no longer with said westerly line, a distance of 89.86 feet to a point on said westerly right-of-way line of an existing railroad right-of-way;

Thence on a curve to the left, having an initial tangent bearing of South 24 degrees 49 minutes 53 seconds East, a radius of 285.45 feet, a central angle of 24 degrees 28 minutes 30 seconds and an arc distance of 121.94 feet to the Point of Beginning.

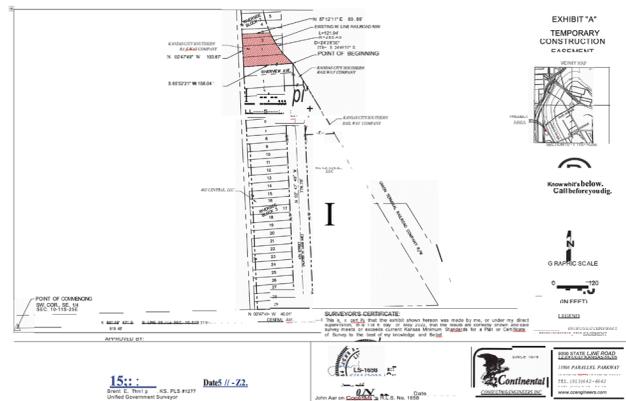
Contains 12,158 square feet or 0.28 acres, more or less.

APPROVED BY:

Date 5-11-22

Brent E. Thompson, KS. PLS #1277

Unified Government Surveyor



Parcel: 153501 Owner (s): 402 Central Avenue, LLC 402 Central Avenue Kansas City, KS 66118

EXHIBIT "B"

LEGAL DESCRIPTION:

All of Lots 1 thru 7 and all that part Lots 8 thru 11, Block 3, Riverside, a subdivision of land according to the recorded plat thereof, and the south half of vacated Riverview Avenue right-of-way lying north of and adjacent to said Lot I and the west half of vacated 4th Street right-of-way lying east of and adjacent to said Lots I and 2, all being in the Southeast Quarter of Section 10, Township 11 South, Range 25 East of the Sixth Principal Meridian, in Wyandotte County, Kansas City, Kansas being more particularly described by John Aaron Copelin, LS-1658 on this 4th day of May, 2022, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

Commencing at the Southwest corner of the Southeast Quarter of said Section 10;

Thence North 88 degrees 19 minutes 47 seconds East, with the south line of said Southeast Quarter of Section 10, Township 11, Range 25, a distance of 919.49 feet to the southerly extension of the centerline of 4th Street, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, with said southerly extension of the centerline of 4th Street, a distance of 40.01 feet to the north right-of-way line of Central Avenue, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said centerline of 4th Street, a distance of 706.78 feet to a point of intersection of said centerline of 4th Street with the easterly prolongation of the northerly line of said Lot 2, Block 3, said point being the Point of Beginning;

Thence South 87 degrees 12 minutes 11 seconds West with said extension of the northerly line of Lot 2, a distance of 30.00 feet to the northeast corner of said Lot 2;

Thence South 02 degrees 47 minutes 49 seconds East with the east line of said Lots 2 thru 11, a distance of 250.00 feet to the southeast corner of said Lot 11;

Thence South 87 degrees 12 minutes 11 seconds West with the south line of said Lot 11, a distance of 10.00 feet;

Thence North 02 degrees 47 minutes 49 seconds West with a line 10.00 feet west of and parallel with said east line of said lots 11 thru 8, a distance of 99.71 feet to a point on the north line of said Lot 8;

Thence South 85 degrees 33 minutes 39 seconds West with said north line of Lot 8, a distance 118.05 feet to the northwest corner of said Lot 8;

Thence North 02 degrees 47 minutes 49 seconds West with the west line of said Lots 7 thru I and the northerly prolongation thereof, a distance of 220.00 feet to the centerline of said vacated Riverview Avenue;

Thence North 85 degrees 52 minutes 21 seconds East with said centerline of vacated Riverview Avenue, a distance of 158.04 feet to the intersection with said centerline of vacated 4th Street;

Thence South 02 degrees 47 minutes 49 seconds East with said centerline of vacated 4th Street, a distance of 70.00 feet, to the Point of Beginning.

Contains 31,204 square feet or 0.72 acres, more or less.

APPROVED BY:

Date 5-11-22

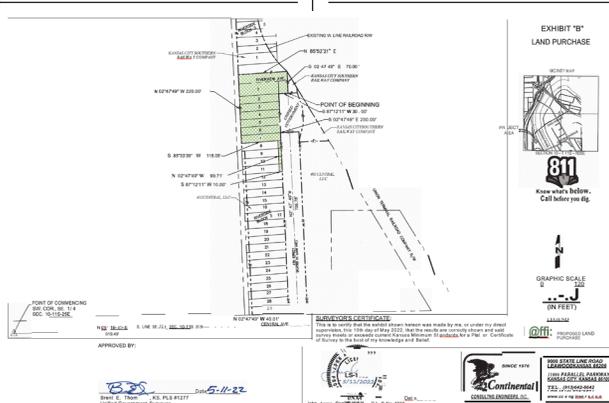
Brent E. Thompson, KS. PLS #1277

Unified Government Surveyor

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Parcel: None Owner (s): K.C. Southern Railway Company 402 R Central Avenue Kansas City, KS 66118

EXHIBIT "C"

LEGAL DESCRIPTION:

All that part of the east half of vacated 4th Street lying south of the centerline of vacated Riverview Avenue and north of the easterly prolongation of the south line of Lot 1, Block 3 in the Southeast Quarter of Section 10, Township 11 South, Range 25 East of the Sixth Principal Meridian, in Wyandotte County, Kansas City, Kansas being more particularly described by John Aaron Copelin, LS-1658 on this 4th day of May, 2022, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

Commencing at the Southwest corner of the Southeast Quarter of said Section 10;

Thence North 88 degrees 19 minutes 47 seconds East, with the south line of said Southeast Quarter of Section 10, Township 11, Range 25, a distance of 919.49 feet to the southerly extension of the centerline of 4th Street, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, with said southerly extension of the centerline of 4th Street, a distance of 40.01 feet to the north right-of-way line of Central Avenue, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said centerline of 4th Street, a distance of 706.78 feet to a point of intersection of said centerline of 4th Street with the easterly prolongation of said south line of Lot 1, Block 3, said point being the Point of Beginning;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said centerline of vacated 4th Street, a distance of 70.00 feet to the centerline of said vacated Riverview Avenue and a point on the westerly right-of-way of an existing railroad;

Thence South 31 degrees 37 minutes 56 seconds East with said railroad right-of-way line, a distance of 62.20 feet to the east line of said vacated 4th Street;

Thence South 02 degrees 47 minutes 49 seconds East with said east line of vacated 4th Street, a distance of 15.51 feet to a point on said easterly prolongation of the south line of Lot 1;

Thence South 87 degrees 12 minutes 11 seconds West with said easterly prolongation of the south line of Lot 1, a distance of 30.00 feet, to the Point of Beginning.

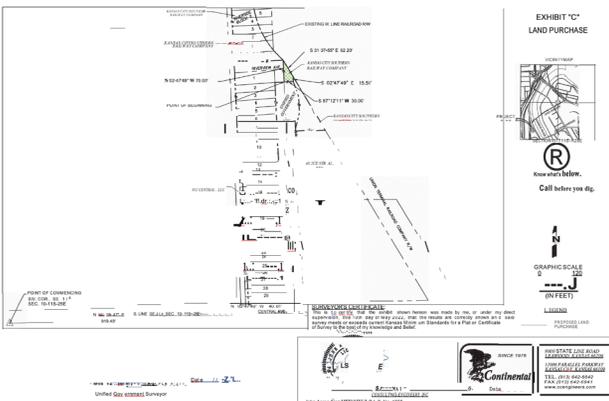
Contains 1,283 square feet or 0.03 acres, more or less.

APPROVED BY:

Date 5-11-22

Brent E. Thompson, KS. PLS #1277

Unified Government Surveyor



Parcel: 902906 Owner (s): K.C. Southern Railway Company 314 R Central Avenue Kansas City, KS 66118

EXHIBIT "D"

LEGAL DESCRIPTION:

All that part of the Southeast Quarter of Section 10, Township 11 South, Range 25 East of the Sixth Principal Meridian, in Wyandotte County, Kansas City, Kansas being more particularly described by John Aaron Copelin, LS-1658 on this 4th day of May, 2022, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

Commencing at the Southwest corner of the Southeast Quarter of said Section 10;

Thence North 88 degrees 19 minutes 47 seconds East, with the south line of the Southeast Quarter of Section 10, Township 11, Range 25, a distance of 949.50 feet to the southerly extension of the east right-of-way line of 4th Street, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, with said east right-of-way line of 4th Street, a distance of 40.01 feet to the north right-of-way line of Central Avenue, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said east right-of-way line of 4th Street, a distance of 550.00 feet, said point being the Point of Beginning;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said east right-of-way line of 4th Street, a distance of 7.34 feet; Thence North 13 degrees 54 minutes 11 seconds East, a distance

LEGAL NOTICE

LEGAL NOTICE

of 52.20 feet; Thence North 02 degrees 47 minutes 49 seconds West, a distance of 50.00 feet;

Thence North 19 degrees 29 minutes 45 seconds West, a distance of 52.20 feet to the intersection of said east right-of-way of 4th Street with the east right-of-way line of vacated 4th Street;

Thence North 02 degrees 47 minutes 49 seconds West with said east right-of-way line of vacated 4th Street, a distance of 15.51 feet to a point on the westerly right-of-way line of an existing railroad;

Thence South 31 degrees 37 minutes 56 seconds East with said westerly railroad right-of-way line, a distance of 197.32 feet;

Thence South 87 degrees 12 minutes 11 seconds West, a distance of 95.17 feet, to the Point of Beginning.

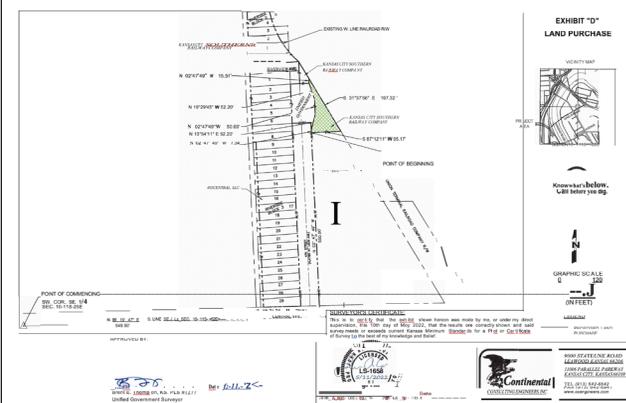
Contains 6,725 square feet or 0.15 acres, more or less.

APPROVED BY:

Date 5-11-22

Brent E. Thompson, KS. PLS #1277

Unified Government Surveyor



Parcel: 142500 Owner (s): 402 Central Avenue, LLC 300 Central Avenue Kansas City, KS 66118

EXHIBIT "E"

LEGAL DESCRIPTION:

All that part of the Southeast Quarter of Section 10, Township 11 South, Range 25 East of the Sixth Principal Meridian, in Wyandotte County, Kansas City, Kansas lying east of and adjacent to the east right-of-way line of 4th Street, as now established, being more particularly described by John Aaron Copelin, LS-1658 on this 4th day of May, 2022, as follows:

(Note: The bearing system in the following description is based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD 83.)

Commencing at the Southwest corner of the Southeast Quarter of said Section 10;

Thence North 88 degrees 19 minutes 47 seconds East, with the south line of the Southeast Quarter of Section 10, Township 11, Range 25, a distance of 949.50 feet to the southerly extension of the east right-of-way line of 4th Street, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, with said east right-of-way line of 4th Street, a distance of 40.01 feet to the north right-of-way line of Central Avenue, as now established;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said east right-of-way line of 4th Street, a distance of 457.37 feet, said point being the Point of Beginning;

Thence North 02 degrees 47 minutes 49 seconds West, continuing with said east right-of-way line of 4th Street, a distance of 92.66 feet;

Thence North 87 degrees 12 minutes 11 seconds East, a distance of 10.00 feet; Thence South 02 degrees 47 minutes 49 seconds East, a distance of 92.66 feet;

Thence South 87 degrees 12 minutes 11 seconds West, a distance of 10.00 feet, to the Point of Beginning.

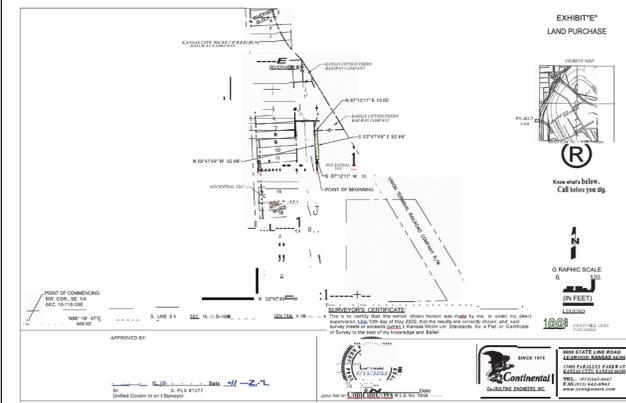
Contains 927 square feet or 0.02 acres, more or less.

APPROVED BY:

Date 5-11-22

Brent E. Thompson, KS. PLS #1277

Unified Government Surveyor



ORDINANCE NO. O-75-22 RESOLUTION NO. R-23-22

AN ORDINANCE AND RESOLUTION FOR THE APPROVAL OF FEDERAL LOCAL FISCAL RECOVERY FUNDS TO BE USED FOR CAPITAL PROJECTS AND OTHER NEEDS BY THE UNIFIED GOVERNMENT TO CONTINUE THE FIGHT AGAINST THE SPREAD OF COVID-19 AND OTHER ELIGIBLE USES AS PART OF THE AMERICAN RESCUE PLAN ACT WHEREAS, the American Rescue Plan Act (ARPA) was signed into law by President Biden on March 11, 2021, (Public Law 117-2), and was codified at 42 U.S.C. § 802 et seq.; and

WHEREAS, ARPA established the Coronavirus State Fiscal Recovery Fund and the Coronavirus Local Fiscal Recovery Fund, which were together intended to provide support to State, local, and Tribal governments in responding to the impact of COVID-19 and in their efforts to contain COVID-19 on their communities, residents, and businesses; and

**LEGAL NOTICE**

WHEREAS, the Recovery Funds are intended to build on and expand the support provided to these governments over the last year, including through the Coronavirus Relief Fund (CRF), which was established by the Coronavirus Aid, Relief, and Economic Security Act (CARES Act), Pub. L. No. 116-136, 134 Stat. 281 (2020); and

WHEREAS, ARPA—which, among other things, adds sections 602 and 603 to the Social Security Act—generally provides that the Recovery Funds may be used:

a) To respond to the public health emergency or its negative economic impacts, including assistance to households, small businesses, and nonprofits, or aid to impacted industries such as tourism, travel, and hospitality;

b) To respond to workers performing essential work during the COVID-19 public health emergency by providing premium pay to eligible workers;

c) For the provision of government services to the extent of the reduction in revenue due to the COVID-19 public health emergency relative to revenues collected in the most recent full fiscal year prior to the emergency; and

d) To make necessary investments in water, sewer, or broadband infrastructure; and

WHEREAS, the Supplementary Information accompanying the federal Department of the Treasury’s Interim Final Rule (31 CFR Part 35) states that “these resources lay the foundation for a strong, equitable economic recovery, not only by providing immediate economic stabilization for households and businesses, but also by addressing the systemic public health and economic challenges that may have contributed to more severe impacts of the pandemic among low-income communities and people of color.” (86 FR 26786, at 26788); and

WHEREAS, Ordinance O-115-21 and Resolution R-58-21 approved the acceptance on behalf of the City of Kansas City, Kansas of Fifty-Five Million Three Hundred Eighty-Three Thousand Eight Hundred Seventy-Two Dollars (\$55,383,872) from the Coronavirus Local Fiscal Recovery Fund; and approves the acceptance on behalf of Wyandotte County, Kansas of Thirty-Two Million One Hundred Thirty-Two Thousand Six Hundred Forty-Four Dollars (\$32,132,644) from the Coronavirus Local Fiscal Recovery Fund; and

WHEREAS, Section II.C of the Supplementary Information accompanying the federal Department of the Treasury’s Interim Rule (31 CFR Part 35) provided in part that, for purposes of measuring revenue growth from the pre-pandemic period recipient Kansas City, Kansas would utilize the calculated rate of 4.1% and recipient Wyandotte County, Kansas would utilize the calculated rate of 6.2%; and

WHEREAS, Ordinance O-115-21 and Resolution R-58-21 approved that of the Kansas City, Kansas total allocation, Eighteen Million Seven Hundred Eighty Thousand Four Hundred Seventy Dollars (\$18,780,470) will be used to replace revenue lost due to COVID-19 during 2020, and an estimated Twelve Million Three Hundred Four Thousand Seven Hundred Seventy-Four Dollars (\$12,304,774) will be used to replace revenue lost due to COVID-19 during 2021, for a total revenue replacement allocation over the two year period of Thirty One Million Eighty-Five Thousand Two Hundred Forty-Four Dollars (\$31,085,244); and

WHEREAS, Ordinance O-115-21 and Resolution R-58-21 approved that of the Wyandotte County, Kansas total allocation, Six Million Six Hundred Fifty Thousand Eight Hundred Eighty Dollars (\$6,650,880) will be used to replace revenue lost due to COVID-19 during 2020, and an estimated Four Million Three Hundred Seventy Thousand Nine-Five Dollars (\$4,370,095) will be used to replace revenue lost due to COVID-19 during 2021, for a total revenue replacement allocation over the two year period of Eleven Million Twenty Thousand Nine Hundred Seventy-Five Dollars (\$11,020,975); and

WHEREAS, Ordinance O-115-21 and Resolution R-58-21 approved in its Exhibit B entitled “ARPA Immediate Needs Report” the adopted total allocated funds not from revenue replacement funding was One Million Five Hundred Sixteen Thousand Six Hundred Thirty-Four Dollars (\$1,516,634) for Kansas City, Kansas and Eight Million Two Hundred Ninety-Eight Thousand Three Hundred Forty-Two Dollars (\$8,298,342) for Wyandotte County; and

WHEREAS, Ordinance O-115-21 and Resolution R-59-21 approved that of the Wyandotte County, Kansas total allocation, One Million Eight Hundred Fifty Thousand Dollars (\$1,850,000) be allocated to address and prevent housing insecurities and negative economic impacts associated with homelessness and other related human services in Wyandotte County through January of 2022; and

WHEREAS, Although Resolution R-72-21 approved an ARPA allocation of One Million Dollars (\$1,000,000) to fund the Covid-19 Mitigation Plan for Unified Government staff,

Ordinance O-20-22 and Resolution R-8-22 approved that these same funds be redirected with

Six Hundred Sixty Thousand Dollars (\$660,000) from the Kansas City, Kansas allocation and Three Hundred Forty Thousand Dollars (\$340,000) from the Wyandotte County allocation; and

WHEREAS, Ordinance O-20-22 and Resolution R-8-22 approved that of the

Wyandotte County, Kansas total allocation, Three Million Four Hundred Thirty-Five Thousand Nine Hundred Thirty-Four Dollars (\$3,435,934) be allocated for eligible uses of the Local Fiscal Recovery Fund as part of the American Rescue Plan Act for the Public Health Department for Additional Needs; and

WHEREAS, The American Rescue Plan eligible uses includes addressing facility repairs to improvement air-handling systems and parks and recreation trail improvement projects.

NOW, THEREFORE, BE IT ORDAINED AND RESOLVED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/ KANSAS CITY, KANSAS AS FOLLOWS:

Section 1. The Unified Government Board of Commissioners hereby directs that previously approved \$75,000 authorized by O-115-21 and Resolution R-58-21 to fund the Covid- 19 Immediate Needs and \$75,000 Ordinance O-115-21 and Resolution R-58-21 to fund the Unified Government’s Public Health Department Additional Needs for the Municipal Court Fees and Fines Waiver Program originally funded from the Wyandotte County allocation shall hereby be re-allocated to be paid from the Kansas City, Kansas allocation.

Section 2. The Unified Government Board of Commissioners hereby approves Six Million Three Hundred Seventy-Eight Thousand Three Hundred Eight Dollars (\$6,378,308) of the Wyandotte County total allocation to be allocated for eligible uses of the Local Fiscal Recovery Fund as part of the American Rescue Plan Act for the Capital Projects

**LEGAL NOTICE**

**LEGAL NOTICE**

and Other Needs, in substantially the form described in Exhibit A, attached hereto.

Section 3. The Unified Government Board of Commissioners hereby approves Seventeen Million Four Hundred Seventy-Four Thousand Five Hundred Twenty-Eight Dollars (\$17,474,528) of the Kansas City, Kansas total allocation to be allocated for eligible uses of the Local Fiscal Recovery Fund as part of the American Rescue Plan Act for the Capital Projects and Other Needs, in substantially the form described in Exhibit A, attached hereto.

Section 4. The Unified Government Board of Commissioners hereby determines that the remaining ARPA allocation for Kansas City, Kansas that has not been obligated totals Four Million Four Hundred Ninety-Seven Thousand Four Hundred Sixty-Six Dollars (\$4,497,466).

Section 5. The Unified Government Board of Commissioners hereby determines that the remaining ARPA allocation for Wyandotte County, Kansas that has not been obligated totals Nine Hundred Fifty-Nine Thousand Eighty-Five Dollars (\$959,085).

Section 6. Effective Date. This ordinance and resolution shall take effect and be in full force from and after its passage and approval.

PASSED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, AND APPROVED AND SIGNED BY THE MAYOR/CEO THIS 26th DAY OF MAY 2022.



Tyrone A. Garner,  
Mayor/CEO  
Attest:



Unified Government Clerk  
Approved as to Form:  
Unified Government Chief Counsel  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**LEGAL NOTICE**

**LEGAL NOTICE**

**WATER DISTRICT NO. 1 OF JOHNSON COUNTY, KANSAS V. BNSF RAILWAY COMPANY**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS CIVIL COURT DEPARTMENT WATER DISTRICT NO. 1 OF JOHNSON COUNTY, KANSAS,

Plaintiff,

vs. Case No. 22-CV-000246 Division One Pursuant to KSA 26-501, et seq.

Action Involves Title to Real Property

BNSF Railway Company;

Becky Berger, in her capacity of Director of Revenue/Treasurer of Unified Government of Wyandotte County/Kansas City, Kansas;

and the unknown heirs, executors, administrators, devisees, trustees, creditors, spouses, guardians, conservators, successors and assigns of all such defendants as were or are now serving in any similar fiduciary capacity; any unknown persons claiming an interest in the property described herein, and any unknown persons in possession,

Defendants.

**NOTICE OF APPRAISERS’ HEARING and VIEWING**

Notice is hereby given that the undersigned appraisers, appointed by the Court, will, in accordance with the Instructions of the Court and the provisions of the Kansas Eminent Domain Procedure Act, K.S.A. 26501 et seq., hold a public hearing on June 21, 2022 at 9:30 a.m. in the conference room at WaterOne’s Hansen Water Treatment Plant, 7601 Holliday Drive, Kansas City, Kansas, which may thereafter be continued or adjourned without further notice from day-to-day and from place-to-place until the same is concluded with respect to the tracts described in Plaintiff’s Eminent Domain Petition. Our viewing of the subject premises will take place immediately following the hearing.

At the hearing, any party may appear in person or by an attorney and may present either oral or written testimony. The appraisers will hear evidence and testimony on all matters pertaining to their appraisal of compensation and the assessment of damages for the taking of the lands or interests therein sought to be taken by the Plaintiff as described in Plaintiff’s Eminent Domain Petition regarding the tracts of land described below.

Prepared for and Submitted by the Court-Appointed Appraisers:

/s/ Beverly Easterwood  
/s/ Donna Feeback  
/s/ Patrick Scherzer  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**TIBLOW TRANSIT General Public Transportation**

Operates in the City Limits of Bonner Springs  
Call 913-422-5355 for a Ride

Monday through Friday  
8:30 a.m. to 4:30 p.m.  
First Come, First Serve  
Donations Accepted  
Handicap Accessible

Funded in Part  
by the KDOT  
Public Transit Program

**LEGAL NOTICE**

**IN THE MATTER OF THE J.A.F.N.PATERNITY**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS DOMESTIC COURT DEPARTMENT

In The Matter of The Paternity of J.A.F.N.

minor child, by and through his mother and next friend,

MARIA ISABEL NATAREN AL-FARO

Plaintiff,  
Case No. 2022-DM-000968  
Court No. 10  
Chapters 60 & 38

v. JOSE ANGEL FLORES ALEMAN

Defendant.

**NOTICE OF NON-APPEARANCE PATERNITY HEARING**

TO ALL PARTIES CONCERNED AND TO JOSE ANGEL FLORES ALEMAN: PLEASE BE ADVISED that the above-captioned matter is set for a NON-APPEARANCE PATERNITY hearing with the District Court of Wyandotte County, Kansas City, Kansas, Division 10, on the 7th day of July 2022 at 9:00 a.m.

By: /s/ Lauren Conard Young  
LAUREN CONARD YOUNG,  
#24442

110 S. Cherry Street Suite 103  
Olathe, Kansas 66001  
Phone: (913) 227-9336  
Fax: (877) 753-5550

ATTORNEY FOR PLAINTIFF  
(First published 5-26-22)  
3t-The Wyandotte Echo-6-9-22

**IN THE MATTER OF THE: PATRICIA J. CAHILL TRUST, DATED FEBRUARY 28, 2000**

NOTICE TO CREDITORS PURSUANT TO K.S.A. 58a-818 THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that Patricia A. Cahill, of Shawnee, Johnson County, Kansas, died on April 4, 2022. Decedent was the Grantor of the Patricia J. Cahill Trust, Dated February 28, 2000.

David J. Grosko serves as Successor Trustee. Successor Trustee has the power to pay the outstanding debts of decedent from the trust property upon receipt of proper proof of the debts. In accordance with K.S.A. 58a-818, creditors of decedent must present claims for such debts to Successor Trustee in writing within the later of four (4) months from the date of first publication of notice, or thirty (30) days after receipt of actual notice if the identity of the creditor is known or reasonably ascertainable by the Successor Trustee. If a creditor fails to present such claims to the Successor Trustee within such prescribed time period, the creditor will be barred as against the Successor Trustee and the trust property.

David J. Grosko, Successor Trustee  
15221 Bradford Ct  
Basehor, KS 66007  
JOHN L. PETERSON, P.A.  
John L. Peterson – KS #08587  
748 Ann Avenue  
Kansas City, KS 66101  
913-371-1930 ext. 118  
pete@jlpetersonlaw.com  
Attorney for Successor Trustee  
(First published 6-2-22)  
3t-The Wyandotte Echo-6-16-22

**WYECHO.COM**  
Wyandotte  
County’s Official  
Legal Publication

**IN THE MATTER OF THE CONCHOLA ESTATE**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS PROBATE DIVISION

In the Matter of the Estate of GREGORY JAMES CONCHOLA, SR., Deceased.

No. 22PR223  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that on May 19, 2022, a Petition for Issuance of Letters of Administration under the Kansas Simplified Estates Act filed by Miguel Conchola, an heir and nominated Administrator of the Estate of Gregory James Conchola, Sr., deceased.

All creditors of the decedent are notified to exhibit their demands against the Estate within four months from the date of the first publication of this notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, 30 days after actual notice was given by law, and if their demands are not thus exhibited, they shall be forever barred.

Miguel Conchola, Petitioner  
Submitted by:  
By: Javier Centonzio (KS Bar #29255)

Centonzio Law PLLC  
Piper Lofts Building  
117 W. 20th Street, Suite 201  
Kansas City, Missouri 64108  
Telephone: (816) 710-9455  
Fax Number: (816) 710-9456  
E-mail: jac@centonziolaw.com  
Attorneys for Petitioner  
(First published 6-2-22)  
3t-The Wyandotte Echo-6-16-22

**IN THE MATTER OF THE LEE ESTATE**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS

In the Matter of the Estate of NANCY LOUISE LEE, deceased

Case No.: 2022-PR-000174  
**NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are notified that on April 21, 2022, a Petition for Issuance of Letters of Administration was filed in this Court by Ricky Brown, brother of Nancy Louise Lee, deceased.

All creditors of the decedent are notified to exhibit their demands against the estate within the latter of four months from the date of

first publication of notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, 30 days after actual notice was given as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

/s/ Ricky Brown  
Ricky Brown, Petitioner  
Submitted by:  
/s/ Sean P. Edwards  
Sean P. Edwards KS#20166  
SANDERS WARREN & RUSSELL LLP  
Compass Corporate Centre  
11225 College Blvd., Suite 450  
Overland Park, Kansas 66210  
Telephone: (913) 234-6100  
Facsimile: (913) 234-6199  
s.edwards@swrllp.com  
Attorneys for Petitioner  
(First published 5-26-22)  
3t-The Wyandotte Echo-6-9-22

**IN THE MATTER OF THE COX ESTATE**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS PROBATE DEPARTMENT

In the Matter of the Estate of James A. Cox, Deceased.

No.: 2022-PR-000221  
Division No.: X  
Chapter 59

**NOTICE OF HEARING**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that on May 17, 2022 a Petition was filed in this Court by Stephanie Cox, heir, praying for Informal Administration.

You are required to file your written defenses thereto on or before June 21, 2022, at 10:00 a.m. in this Court, the City of Kansas City, in Wyandotte County, Kansas, at which time and place the cause will be heard. Should you fail therein, judgment and decree will be entered in due course upon the Petition.

/s/ Stephanie Cox  
Stephanie Cox, Petitioner  
Submitted by:  
ANDERSON & PRICE, P.C.  
/s/ David B. Anderson, Jr.  
David B. Anderson, Jr. #14471  
4218 Roanoke, Suite 305  
Kansas City, Missouri 64111  
(816) 753-5900  
(816) 753-5920 FAX  
David@AndersonPriceLaw.com  
ATTORNEYS FOR PETITIONER  
(First published 5-26-22)  
3t-The Wyandotte Echo-6-9-22

**LEGAL NOTICE**

**RESOLUTION  
NO. 2022-07**

A RESOLUTION PROVIDING FOR NOTICE OF A PUBLIC HEARING TO CONSIDER ADOPTION OF REDEVELOPMENT PROJECT PLAN 2A FOR THE WOODEND ROAD TIF DISTRICT

WHEREAS, pursuant to K.S.A. 12-1770 et seq., as amended (the "Act"), the City of Edwardsville, Kansas (the "City") is authorized to assist in the development and redevelopment of eligible areas within the City in order to promote, stimulate and develop the general and economic welfare of the State of Kansas and its communities;

WHEREAS, pursuant to the Act and Ordinance No. 1048 of the City, the City established the Woodend Road TIF Redevelopment District on December 13, 2021 (the "District");

WHEREAS, the Governing Body desires to consider adoption of Redevelopment (TIF) Project Plan 2A ("Project Plan 2A") in accordance with the Act, which provides for the redevelopment of approximately 3 acres of land located at 2781 S. 93rd Street (formerly a portion of 9301 Woodend Road) (the "Project Plan 2A Area") by constructing an approximately 6,000 square foot commercial building and associated infrastructure improvements (the "Private Project"); and

WHEREAS, a feasibility study was completed which indicates the benefits derived from Project Plan 2A are significant; and

WHEREAS, on April 20, 2022, the City Planning Commission reviewed Project Plan 2A and passed a resolution finding that Project Plan 2A is consistent with the intent of the comprehensive general plan for the development of the City;

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF EDWARDSVILLE, KANSAS, AS FOLLOWS:

Section 1. Notice is hereby given that a public hearing to consider adoption of Project Plan 2A shall be held on June 13, 2022, at 6:00pm, or as soon thereafter as practical, at City Hall, 690 South Fourth Street, Edwardsville, Kansas.

Section 2. The boundary of the District is shown on Exhibit A and the legal description of the District is shown on Exhibit B.

Section 3. The legal description and a depiction of the boundary of the area included within the Project Plan 2A Area that is the subject of Project Plan 2A is set forth in Exhibit C.

Section 4. Project Plan 2A, including the feasibility study and a description and map of the area to be redeveloped, are available for inspection during regular business hours in the office of the City Clerk. Because no relocation is required by the Project Plan, no relocation assistance plan is included. Financial guarantees of the developer, if any, are set forth in the Development Agreement dated March 28, 2022, between the City and CIMI III, LLC, a Kansas limited liability company, which agreement is available for inspection during regular office hours in the office of the city clerk.

Section 5: The City Clerk shall mail a copy of this Resolution and a copy of Project Plan 2A by certified mail, return receipt requested, to the Board of Commissioners of the Unified Government of Wyandotte County, Kansas, and the Board of Education of Unified School District No. 204. The City Clerk shall also mail copies of the above by certified mail to each owner and occupant of land within the Project Plan 2A Area not more than 10 days following the date of adoption of this Resolution.

Section 6: This Resolution shall be published by the City Clerk once in the official City newspaper not less than one week or more than two weeks preceding the date fixed

**LEGAL NOTICE**

for the public hearing. Section 7. This Resolution shall be in full force and effect from and after its adoption. PASSED AND APPROVED by the Governing Body for the City of Edwardsville, Kansas this 25th day of April, 2022.

CITY OF EDWARDSVILLE, KANSAS  
[SEAL]  
By:  
Carolyn Caiharr, Mayor  
ATTEST:  
Zack Daniel, Assistant City Manager/City Clerk  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**NOTICE OF PUBLIC HEARING FOR ISSUANCE OF INDUSTRIAL REVENUE BONDS**

Public notice is hereby given that the Unified Government of Wyandotte County/Kansas City, Kansas (the "Unified Government"), will conduct a public hearing on Thursday, June 30, 2022, at 7:00 p.m., or as soon thereafter as may be heard, regarding the proposed issuance by the Unified Government of its industrial revenue bonds in a principal amount not to exceed \$62,000,000 (the "Bonds") and an exemption from ad valorem taxation for property constructed or purchased with the proceeds of such Bonds. The public hearing will be held at the Commission Chambers, Lobby Level of the Municipal Office Building, 701 N. 7th Street, Kansas City, Kansas, 66101, and may also be accessed virtually via Zoom web conference or toll free via telephone by dialing (877) 853-5257 or (888) 475-4499. Public hearing access information is available at [www.wycokck.org/Departments/Clerks-Office/Engage-in-Public-Commission-Meeting](http://www.wycokck.org/Departments/Clerks-Office/Engage-in-Public-Commission-Meeting) or by contacting the Clerk's office via phone at (913) 573-5206 or via email at [ugclerkrequest@wycokck.org](mailto:ugclerkrequest@wycokck.org). Public comment may also be submitted in advance of the public hearing by email to [ugclerkrequest@wycokck.org](mailto:ugclerkrequest@wycokck.org), fax to (913) 573-5299, or mail to Unified Government Clerk's Office, 701 N. 7th Street, Suite 323, Kansas City, Kansas 66101.

The Bonds are proposed to be issued under authority of K.S.A. 121740 et seq., as amended, to provide funds for acquiring, purchasing, constructing, installing and equipping an approximately 232-unit Class A commercial multifamily development, located generally at the northeast corner of State Avenue and 115th Street, in the City of Kansas City, Kansas (the "Project"). The Unified Government intends to base lease the development and further intends to lease the development to Criterion Development Partners, LLC, a Delaware limited liability company (the "Company"), or its successors and assigns.

The Company has requested a 10-year property tax abatement subject to certain payments in lieu of tax for the property constructed or purchased with the proceeds of the Bonds.

A copy of this Notice, together with a copy of the resolution of intent of the Unified Government to be considered for adoption, indicating the intent of the governing body of the Unified Government to issue the Bonds and a report analyzing the costs and benefits of such property tax exemption, are on file in the office of the Clerk and available for public inspection during normal business hours.

All persons having an interest in this matter will be given an opportunity to be heard at the time and place above specified.

Dated: June 2, 2022.  
Monica Sparks  
Unified Government Clerk  
(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**LEGAL NOTICE**

**IN THE MATTER OF THE BURGER ESTATE**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS PROBATE DEPARTMENT IN THE MATTER OF THE ESTATE OF JOHN F. BURGER, DECEASED.

Case No. 2022PR000241 Chapter 59

**NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that on May 26, 2022, a Petition was filed in this Court by Quinton N. Burger, son and heir of John F. Burger, deceased, praying that Petitioner be appointed as Administrator, without bond; and Petitioner be granted Letters of Administration.

All creditors of decedent are notified to exhibit their demands against the estate within four (4) months from the date of first publication of notice under K.S.A. 59-2236 and amendments thereto, and if their demands are not thus exhibited, they shall be forever barred.

Quinton N. Burger, Petitioner  
EVANS & MULLINIX, P.A.  
Timothy J. Evans, KS #06992  
[tevans@emlawkc.com](mailto:tevans@emlawkc.com)  
7225 Renner Road, Suite 200  
Shawnee, KS 66217  
(913) 962-8700  
(913) 962-8701 (fax)  
Attorneys for Petitioner  
(First published 6-2-22)  
3t-The Wyandotte Echo-6-16-22

**INVITATION TO BID NOTICE**

For All Subcontractors including WYANDOTTE COUNTY LBE, KCKS/KCMO and State of Missouri or Kansas Certified MBE/WBE Subcontractors  
From: Neighbors Construction Co., Inc.  
Date: 5/13/2022

Project: Village West Phase III Apartments  
KCK UG Project Number 1323  
N 115th St & Parallel Pkwy  
Kansas City, Kansas 66109

Address: 15226 W 87th St. Parkway  
Lenexa. KS 66219

Bids Due: Tuesday, June 7th  
Time: 2:00 PM

Email To: [nccebids@neighborsconstruction.com](mailto:nccebids@neighborsconstruction.com)  
Attn: Fletcher Harder  
**Description of Project**

This project consists of a 324 unit multi-family apartment units spread throughout 4 buildings (417,065 SQFT). All scopes are open for bidding, including but not limited to the following: Earthwork, Site Utilities, Structural and Site Concrete, Gypcrete, Masonry, Structural Steel, Aluminum Railings, Rough Carpentry, Finish Carpentry, Wood Trusses, Waterproofing, Caulking, Insulation, TPO Roof, Commercial Entry, Overhead Garage Doors, Glass and Glazing, Flooring, Drywall, Paint, Portland Cement Plastering, Closet Shelving, Appliances, Window Coverings, Cabinets, Countertops, Elevators, Fire Sprinkler Systems, Plumbing, HVAC Systems, Electrical, Telecommunications, Fire Alarm Systems and Final Cleaning.

**Bid Document Availability**  
All bidders are to bid the project per the plans and specifications and will be required to fill out the bid form without exception. Bids must include cost of the limits of insurance. Insurance requirements can be found along with the bid invitation and bid form on the NCCI bid planroom. Email [nccebids@neighborsconstruction.com](mailto:nccebids@neighborsconstruction.com) to be added to the planroom. Plans and Specifications are also

**LEGAL NOTICE**

available on the KC Blueprint Online Planroom. Hard copies of the plans can be purchased at KC Blueprint. (816) 527-0900.

**Pre-bid Requirements**

This project is sales tax exempt.  
• Bidders are required to examine all of the bid documents when preparing their bid and accept responsibility for all information, conditions and requirements described in any and all of the bid documents.

• Any deviations from the bid documents must be specifically described on your proposal.

• Neighbors Construction will assist subcontractors in understanding any required bonds for your specific scope of work. If a subcontractor requires assistance with credit and/or meeting the insurance requirements listed, please reach out to Neighbors Construction office so the correct person can assist in that.

• All questions should be addressed to Neighbors Construction at (913) 422-5555 or [nccebids@neighborsconstruction.com](mailto:nccebids@neighborsconstruction.com)  
(First published 6-2-22)  
2t-The Wyandotte Echo-6-9-22

**IN THE MATTER OF THE LEE ESTATE**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS

In the Matter of the Estate of TERRY EUGENE LEE, deceased  
Case No.: 2022-PR-000175

**NOTICE TO CREDITORS**  
THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are notified that on April 21, 2022, a Petition for Issuance of Letters of Administration was filed in this Court by Ricky Brown, un-

**LEGAL NOTICE**

cle of Terry Eugene Lee, deceased.

All creditors of the decedent are notified to exhibit their demands against the estate within the latter of four months from the date of first publication of notice under K.S.A. 59-2236 and amendments thereto, or if the identity of the creditor is known or reasonably ascertainable, 30 days after actual notice was given as provided by law, and if their demands are not thus exhibited, they shall be forever barred.

/s/ Ricky Brown  
Ricky Brown, Petitioner  
Submitted by:  
/s/ Sean P. Edwards  
Sean P. Edwards KS#20166  
SANDERS WARREN & RUSSELL LLP  
Compass Corporate Centre  
11225 College Blvd., Suite 450  
Overland Park, Kansas 66210  
Telephone: (913) 234-6100  
Facsimile: (913) 234-6199  
[s.edwards@swrllp.com](mailto:s.edwards@swrllp.com)  
Attorneys for Petitioner  
(First published 5-26-22)  
3t-The Wyandotte Echo-6-9-22

**Important State Phone Numbers**

Attorney General  
(888) 428-8436

Child Abuse Hotline  
(800) 922-5330

Consumer Protection  
(800) 432-2310

**PUBLIC NOTICE**

**UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS  
DRAFT 2022-2026 CONSOLIDATED PLAN AND ACCOMPANYING DOCUMENTS**

The Unified Government of Wyandotte County and Kansas City, KS (UG) is currently developing the five-year Consolidated Plan to improve housing options and encourage community development in the city and county. A second study, the Analysis of Impediments to Fair Housing, will look at whether everyone has similar choices for housing regardless of their race, ethnicity, national origin, sex, religion, disability, or whether they have children. These plans are required by the U.S. Department of Housing and Urban Development (HUD) for the Unified Government to receive Community Development Block Grant (CDBG; \$2,189,834), HOME Program (\$952,956), and Emergency Solutions Grants (ESG; \$195,473) funds. The UG will also submit an amended Citizen Participation Plan.

The UG will hold a 30-day review and public comment period, which will begin on June 2, 2022 and end on July 5, 2022. The entire Consolidated Plan with accompanying documents can be viewed and online comment forms can be submitted at <https://www.wycokck.org/Departments/Community-Development/Community-Development-Consolidated-Plan>. Copies of the plans are available for review at the UG Community Development Department and the UG Clerk's office. Those needing assistance should contact the Community Development Department, 701 N. 7th Street, Suite 828, Kansas City, KS 66101 or (913) 573-5100. Proposed activities and funds are listed below.

DRAFT ANNUAL ACTION PLAN (subject to change)	Subtotal	Total
<b>CDBG Public Services</b>		
Livable Neighborhoods	\$20,000	
Willa Gill Multi-Service Center	\$148,000	<b>\$168,000</b>
<b>CDBG Acquisition/Rehab/Reconstruction</b>		
Emergency Home Repair Program	\$500,000	
Project Delivery	\$583,868	<b>\$1,083,868</b>
<b>CDBG Public Facilities and Improvements- Area Master Plans</b>		
Curbs, Sidewalks, Infrastructure	\$500,000	<b>\$500,000</b>
<b>CDBG Program Administration</b>		
Administration	\$437,966	<b>\$437,966</b>
<b>HOME Investment Partnership Program</b>		
CHDO Set Aside (Rehab/New Construction)	333,831	
New Construction/Rehab	523,830	
HOME Administration	\$95,295	<b>\$952,956</b>
<b>Emergency Solutions Grants (ESG)</b>		
ESG Program Activities	\$181,813	
ESG Administration	\$13,660	<b>\$195,473</b>
<b>Total</b>		<b>\$3,338,263</b>

**Public Hearing:** A final public hearing will be held on July 14, 2022, at 7p.m. for the 2022-2026 Consolidated Plan. The public hearing will take place in the Commission Chambers in the Lobby of the Municipal Office Building, 701 North 7th Street. More information will be released soon!

(First published 6-2-22)  
1t-The Wyandotte Echo-6-2-22

**LEGAL NOTICE**

**NOTICE OF ADJUDICATION HEARING SAJID**

IN THE DISTRICT COURT OF WYANDOTTE COUNTY, KANSAS  
JUVENILE DEPARTMENT  
IN THE INTEREST OF:  
Name: MALIK SAJID  
DOB: XX/XX/2005 A Male  
Case No. 2022JC0097  
**NOTICE OF ADJUDICATION HEARING**

TO: Mohammed Sajid-Sha-keel to all other persons who are or may be concerned:

A PETITION has been filed in the Juvenile Department of the Wyandotte County District Court requesting that the Court find the above a Child In Need Of Care.

The above-named minor child has not yet been found to be a child in need of care.

MOHAMMED SAJID-SHA-KEEL

You are required to appear before this court on the 30th day of June, 2022, at 1:30 p.m. or prior to that time file your written defenses to the pleading with the Clerk of this Court.

Jeffrey A. Dehon, an attorney, has been appointed as Guardian ad Litem for the child. Each parent or other legal custodian of the child has the right to appear and be heard personally with or without an attorney. The court will appoint an attorney for a parent who is financially unable to hire an attorney.

CLERK OF THE DISTRICT COURT BY:  
(First published 6-2-22)  
2t-The Wyandotte Echo-6-9-22