

RESOLUTION NO. 2025-06-_____

A RESOLUTION ESTABLISHING A TIME AND PLACE AND PROVIDING FOR NOTICE OF A HEARING BEFORE THE GOVERNING BODY OF THE CITY OF ARKANSAS CITY, KANSAS, AT WHICH TIME THE OWNERS, AGENTS, LIENHOLDERS OF RECORD AND OCCUPANTS OF THE STRUCTURE(S) (IF APPLICABLE) HEREINAFTER LISTED AT THEIR RESPECTIVE LOCATIONS IN SAID CITY, MAY APPEAR AND SHOW CAUSE WHY SUCH STRUCTURE SHOULD NOT BE CONDEMNED AND ORDERED REPAIRED, SHORED OR OTHERWISE MADE SAFE OR IN THE ALTERNATIVE, DEMOLISHED AS UNSAFE OR DANGEROUS STRUCTURES.

WHEREAS, the Enforcing Officer of the City of Arkansas City, Kansas, did, on or about the 3rd day of June 2025 file with the Governing Body of the City of Arkansas City a statement in writing that the structures hereinafter described constitute an unsafe or dangerous structure.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF ARKANSAS CITY, KANSAS:

SECTION ONE: A hearing will be held on July 15, 2025, before the Governing Body of the City at 5:30 p.m. in the Commission Chambers of the City Building, 118 West Central Avenue, Arkansas City, Kansas at which time owners, agents, Lienholders of record and any occupants of the hereinafter listed structure(s) may appear and show cause why such structure should not be condemned as unsafe or dangerous and ordered repaired, shored or otherwise made safe or in the alternative, demolished as an unsafe structure.

Reasonable accommodations will be made available to persons with disabilities. Requests for accommodations should be submitted to the City Clerk no later than five days prior to the date of the hearing.

SECTION TWO: The following described structures shall be considered at said hearing:

Parcel 1:

Dilapidated Structure, including any accessory structures located at 113 S 8th Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lots 6, 7 and 8, Block 2, Love's 1st Addition to Arkansas City, Cowley County, Kansas

Record Owner(s): Ashly Dill & John Wooten
113 S 8th ST
Arkansas City, KS 67005

Record Lienholder(s): Cowley County Treasurer, Unpaid Taxes
311 E. 9th Avenue
Winfield, KS 67156

Parcel 2:

Dilapidated Structure, including any Accessory structures located at 211 N 5th Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lots 9 and 10, Block 142, Arkansas City, Cowley County, Kansas

Record Owner(s): Johnnie L. Stone
26033 71st Road
Arkansas City, KS 67005

Record Lienholder(s): Cowley County Treasurer, Unpaid Taxes
311 E. 9th Avenue
Winfield, KS 67156

Parcel 3:

Dilapidated Structure, including any accessory structures located at 219 N 5th Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lots 19 and 20, Block 58, Original Town Arkansas City, Cowley County, Kansas.

Record Owner(s): James Douglas Arndt and Sharla Kay Arndt
219 N 5th Street
Arkansas City, KS 67005

Record Lienholder(s): Cowley County Treasurer, Unpaid Taxes
Second Installment
311 E. 9th Avenue
Winfield, KS 67156

State of Kansas
PO Box 12005
Topeka, KS 66601-2005

Parcel 4:

Dilapidated Structure, including any accessory structures located at 514 S 6th Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lot 7, Block 114, City of Arkansas City, Cowley County, Kansas

Record Owner(s): Alfred Navarrette III
514 S 6th ST
Arkansas City, KS 67005

Record Lienholder(s): Cowley County Treasurer, Unpaid Taxes
311 E. 9th Avenue
Winfield, KS 67156

Parcel 5:

Dilapidated Structure, including any Accessory structures located at 1200 W Linden Ave, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lots One (1), to Twenty-eight (28) inclusive, Block Sixteen (16), Summit Addition to Arkansas City, Cowley County, Kansas

Record Owner(s): Gladys Townsley
1200 W Linden Ave
Arkansas City, KS 67005

Record Lienholder(s): Cowley County Treasurer, Unpaid Taxes
311 E. 9th Avenue
Winfield, KS 67156

Parcel 6:

Dilapidated Structure, including any Accessory structures located at 314 E Maple Ave, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

The West 44 feet of Lots 17 and 18, Block 37, Arkansas City, Cowley County, Kansas

Record Owner(s): Alejandro Rojero-Gonzalez
314 E Maple Ave
Arkansas City, KS 67005

Record Lienholder(s): Cowley County Treasurer, Unpaid Taxes
311 E. 9th Avenue
Winfield, KS 67156

Parcel 7:

Dilapidated Structure, including any Accessory structures located at 309 E Van Buren Ave, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

East Half of Lot 1 and the East Half of the North Half of Lot 2, Block 4, Jenkins and Campbell's Addition to the City of Arkansas City, Cowley County, Kansas

Record Owner(s): Scott V. Ridgley
309 E Van Buren
Arkansas City, KS 67005

Record Lienholder(s): Cowley County Treasurer, Unpaid Taxes
311 E. 9th Avenue
Winfield, KS 67156

State of Kansas
PO Box 12005
Topeka, KS 66601-2005

SECTION THREE: Be it further resolved that the City Clerk shall cause this Resolution to be published once each week for two consecutive weeks and at least thirty (30) days shall elapse between the LAST PUBLICATION and the date set for hearing, and the City Clerk is further directed to mail a copy of said Resolution by certified mail within three (3) days after the FIRST PUBLICATION to each such owner, agent, Lienholder or occupant at his/her/its last known place of residence and marked "Deliver to Addressee Only" as provided by K.S.A. § 12-1752 and all acts amendatory thereof or supplemental thereto.

PASSED AND RESOLVED by the Governing Body of the City of Arkansas City, Kansas this 3rd day of June, 2025 with City Officials being authorized and directed to execute any and all documents necessary to consummate the purposes and intents as expressed in this Resolution and if executed by the Mayor (or other person authorized by law to act in the event of the absence or inability of the Mayor to act) and the City Clerk is directed to attest to and affix the official seal of the City thereon.

Chad Beeson, Mayor

ATTEST:

Tiffany Parsons, City Clerk

APPROVED AS TO FORM:

Larry Schwartz, City Attorney

CERTIFICATE

I, hereby certify that the above and foregoing is a true and correct copy of Resolution No. 2025-06-____ of the City of Arkansas City, Kansas adopted by the governing body on June 3, 2025 as the same appears of record in my office.

DATED: _____

Tiffany Parsons, City Clerk