(Published in the ***Cowley CourierTraveler,*** on June ___, 2026).

RESOLUTION NO. 2026-06_____

A RESOLUTION FINDING THAT THE STRUCTURE(S) LEGALLY DESCRIBED HEREIN AND LOCATED WITHIN THE CITY LIMITS OF THE CITY OF ARKANSAS CITY, KANSAS, ARE UNSAFE OR DANGEROUS AND DIRECTING THAT THE STRUCTURE(S) BE REPAIRED, SHORED OR OTHERWISE MADE SAFE, OR, IN THE ALTERNATIVE, DEMOLISH THE STRUCTURE(S), MAKING THE PREMISES SAFE AND SECURE.

WHEREAS, the Enforcing Officer of the City of Arkansas City, Kansas, did, on or about the 21st day of April, 2026 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; and

WHEREAS, the Governing Body did by Resolution No. 2026-04-3828 establish the 16th day of June, 2026 at 5:30 p.m., as the date of public hearing at which time the owners, their agents, any lienholders of record and occupants of the structure(s) could appear and show cause why said structure(s) should not be condemned and ordered repaired, shored or otherwise made safe, or, in the alternative, demolished as unsafe or dangerous structure(s), and did duly publish and serve said Resolution in the manner provided by law; and

WHEREAS, on this date the Governing Body held a public hearing to determine whether the structure(s) at issue is a dangerous structure.

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

SECTION ONE: That the Governing Body hereby finds the following described structure(s) located in Arkansas City, Kansas to-wit:

Parcel 1:
Dilapidated Structure, including any accessory structures located at 413 N 1st Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lots 6, 7 and 8, Block 129, Original Townsite to Arkansas City, Cowley County, Kansas

Record Owner(s): M. Clee Holtke and Juanita Tinch Holtke
32074 57th DR
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 701 N B Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lots 17 and 18, Block 49, Arkansas City, Cowley County, Kansas

Record Owner(s): John R. Penrose and Betty Jean Penrose
PO Box 635
Plains, KS 67869

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 836 S C Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lots 11, Block 6, Pleasant View Addition to the City of Arkansas City, Cowley County, Kansas.

Record Owner(s): Dana Hoffer
902 S C Street
Arkansas City, KS 67005

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

Parcel 4:
Dilapidated Structure, including any accessory structures located at 219 N Summit Street, Arkansas City, Cowley County, Kansas, and legally described as, to-wit:

Lot 11, Block 78, Original Town of Arkansas City, Cowley County, Kansas

Record Owner(s): Dennis D Call and Mylissa Call
801 S D Street
Arkansas City, KS 67005

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

to be UNSAFE and DANGEROUS and hereby directs that the structure(s) be repaired, shored or otherwise made safe, or, if economically unfeasible, then, in the alternative, that the structure(s) be demolished, and the premises made safe and secure. The owner(s) of said structure(s) are hereby given:

_ For **REPAIR** and **RENOVATION**, thirty (30) days from the date of publication of this Resolution within which to commence repair and/or renovation of the same, and an additional ninety (90) days to complete such, or during a timeframe extended by the Director of Neighborhood Services, or his designee, in his sole discretion; and

_ For **DEMOLITION**, thirty (30) days from the date of publication of this Resolution within which to obtain the necessary demolition permit and commence demolition of the same and an additional fifteen (15) days to complete such, including removal of all materials from the demolished structure, or during a timeframe extended by the Director of Neighborhood Services, or his designee, in his sole discretion; and

_ If the owners fail to commence such repair and renovation or demolition within the time allotted above, the Director of Neighborhood Services, or his designee, is hereby authorized to cause the structure(s) to be either repaired and renovated and thereby made safe, or, in the alternative, demolished, and the premises made safe and secure and

the costs incurred thereby, less salvage, if any, shall be assessed as a special assessment against the lot or parcel of land upon which the structure(s) are located, and the City may also pursue collection in the manner provided by K.S.A. § 12-1,115 and all acts amendatory thereof or supplemental thereto and through any other available means.

SECTION TWO: The City Clerk shall cause this Resolution to be published once in the official City newspaper and a copy mailed by certified mail within three (3) days after publication to each such owner, agent, lienholder and occupant at his/her/their/its last known place of residence and marked "Deliver to Addressee Only" as provided by K.S.A. § 12-1752 and 12-1753, and all acts amendatory thereof or supplemental thereto, as contemplated under Kansas law. Further, this Resolution shall be filed with the Cowley County Register of Deeds and indexed to the property(ies) described herein.

PASSED AND RESOLVED by the Governing Body of the City of Arkansas City, Kansas this 16th day of June, 2026 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.

(Seal)

_____
Tad Stover, Mayor

ATTEST:

_____
Tiffany Parsons, City Clerk

APPROVED AS TO FORM:

_____
Larry R. Schwartz, City Attorney

CERTIFICATE

I, hereby certify that the above and foregoing is a true and correct copy of Resolution No. 2026-06 _____ of the City of Arkansas City, Kansas, adopted by the governing body on June 16, 2026 as the same appears of record in my office.

DATED: _____

_____
Tiffany Parsons, City Clerk