

Public Notices

(First published in The Osage County Herald-Chronicle Thursday, July 10, 2025, and subsequently Thursday, July 17, 2025, and Thursday, July 24, 2025.)

IN THE DISTRICT COURT OF OSAGE COUNTY, KANSAS
CIVIL DEPARTMENT

PennyMac Loan Services, LLC
Plaintiff,

vs.

Christine Wade, et al.
Defendants,

Case No.OS-2024-CV-000043

Court No.

Title to Real Estate Involved

Pursuant to K.S.A. §60

NOTICE OF SALE

Under and by virtue of an Order of Sale issued to me by the Clerk of the District Court of Osage County, Kansas, the undersigned Sheriff of Osage County, Kansas, will offer for sale at public auction and sell to the highest bidder for cash in hand on July 31, 2025 at the time of 10:00 AM at the Osage County Courthouse, Kansas, the following real estate:

LOT 3, EXCEPT THE NORTH 15 FEET AND ALL OF LOTS 5, 7 AND 9. IN BLOCK 3, IN THE ORIGINAL TOWN OF MELVERN, ACCORDING TO THE RE-CORDED PLAT THEREOF, IN OSAGE COUNTY, KANSAS., Parcel ID No. 070-222-03-0-30-04-003.00-0. Commonly known as 202 NE Roberts St., Melvern, KS 66510 (“the Property”) MS224823

to satisfy the judgment in the above-entitled case. The sale is to be made without appraisal and subject to the redemption period as provided by law, and further subject to the approval of the Court.

Osage County Sheriff

MILLSAP & SINGER, LLC
By:
Aaron M. Schuckman, #22251
aschuckman@msfirm.com
Dwayne A. Duncan, #27533
dduncan@msfirm.com
612 Spirit Dr.
St. Louis, MO 63005
(636) 537-0110
(636) 537-0067 (fax)
ATTORNEYS FOR PLAINTIFF

MILLSAP & SINGER, LLC AS
ATTORNEYS FOR PENNYMAC
LOAN SERVICES, LLC IS AT-
TEMPTING TO COLLECT A
DEBT AND ANY INFORMATION
OBTAINED WILL BE USED FOR
THAT PURPOSE.

(Published in The Osage County Herald-Chronicle Thursday, July 17, 2025.)

RESOLUTION NO. 1139

A RESOLUTION FINDING THAT A NUISANCE EXISTS AT 519 N. 4TH STREET, OSAGE CITY, KANSAS, WHICH LOT IS LOCATED ON PROPERTY DESCRIBED AS LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, AND 35 IN BLOCK 10, DANFORD'S ADDITION TO THE CITY OF OSAGE CITY, EXCEPT COAL UNDERLYING SAID LOTS, ACCORDING TO THE RECORDED PLAT THEREOF, IN OSAGE COUNTY, KANSAS.

WHEREAS, the Governing Body of the City of Osage City, Kansas, has the authority under K.S.A. 12-1617e and Osage City Municipal Code Chapter 8 to determine and abate nuisances within the city limits; and

WHEREAS, the property located at 519 N. 4th Street, Osage City, Kansas, legally described as:

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, and 35 in Block 10, Danford's Addition to the City of Osage City, except coal underlying said Lots, according to the recorded Plat thereof, in Osage County, Kansas,

has been inspected and found to be in violation of Section 2, Chapter 24, Article II of the Environment Code of the City of Osage City, Kansas, concerning conditions that are detrimental to adjoining property and the neighborhood; and

WHEREAS, the property is further in violation due to the accumulation of debris, overgrown vegetation, and other hazardous conditions which constitute a public nuisance and health and safety risk; and

WHEREAS, notice has been duly served upon the owner or agent of said property, as required by law, and the conditions constituting the nuisance

have not been corrected within the time allowed; and

WHEREAS, the Governing Body of the City of Osage City finds and determines that a nuisance continues to exist at said location and that it is in the public interest to issue an Order of Abatement for said conditions;

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

1. That the property located at 519 N. 4th Street, Osage City, Kansas, as legally described above, is hereby declared to be a nuisance pursuant to K.S.A. 12-1617e, Chapter 8 of the Osage City Municipal Code, and Section 2, Chapter 24, Article II of the Environment Code of the City of Osage City, Kansas.

2. That the property owner is hereby given ten (10) days from the date of service of this Resolution to abate the nuisance conditions. If the owner fails to abate the nuisance within that time frame, the City is authorized to proceed with abatement of the conditions without further notice.

3. That an Order of Abatement is hereby issued, directing City staff to take the necessary actions to abate the nuisance if not remedied by the owner within the specified time.

4. That the City Clerk shall cause this Resolution and the Order of Abatement to be mailed and/or served upon the property owner and any known lienholders of record in accordance with applicable law.

5. That city staff are hereby authorized and directed to proceed with the abatement of the nuisance, and that all costs incurred by the City in abating the nuisance shall be assessed against the property or otherwise recovered by lawful means.

6. PASSED AND ADOPTED by the Governing Body of the City of Osage City, Kansas, this 8th day of July, 2025.

/s/ Brian Stromgren, Mayor

ATTEST:

/s/ Amy Woodward, City Clerk

(First published in The Osage County Herald-Chronicle Thursday, July 17, 2025, and subsequently Thursday, July 24, 2025, and Thursday, July 31, 2025.)

IN THE DISTRICT COURT OF OSAGE COUNTY, KANSAS
Probate Division

In the Matter of the Estate of

RICHARD ALLEN MORGAN
a/k/a
RICHARD A. MORGAN a/k/a
RICHARD MORGAN, Deceased.

Case No. OS-2025-PR-000025

Pursuant to K.S.A. Chapter 59

NOTICE OF HEARING AND
NOTICE TO CREDITORS

THE STATE OF KANSAS TO ALL
PERSONS CONCERNED:

YOU ARE NOTIFIED that on the 10th day of July, 2025, a petition was filed in this Court by Katrina Sandra Guffey, an heir, devisee and legatee, and executrix named in the “Last Will and Testament of Richard Allen Morgan”, deceased, dated April 23, 2025, requesting the Will be filed with the petition be admitted to probate and record; petitioner be appointed as executrix, without bond; and petitioner be granted Letters Testamentary.

You are required to file your written defenses to the petition on or before August 18th, 2025 at 9:00AM in the District Court of Osage County, Kansas, at which time and place the cause will be heard. Should you fail to file your written defenses, judgment and decree will be entered in due course upon the petition.

All creditors are notified to exhibit their demands against the Estate within the later of four months from the date of the 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.

Katrina Sandra Guffey
Petitioner

BURNS, BURNS, WALSH & WALSH, P.A.
ATTORNEYS AT LAW
PO BOX 487
LYNDON, KS 66451
(785) 828-4418
(or)
517 MARKET, PO BOX 153
OSAGE CITY, KS 66523
(785) 528-3186
ATTORNEYS FOR PETITIONER

(First published in The Osage County Herald-Chronicle Thursday, July 17, 2025, and subsequently Thursday, July 24, 2025, and Thursday, July 31, 2025.)

IN THE DISTRICT COURT OF OSAGE COUNTY, KANSAS
PROBATE DIVISION

In the Matter of the Estate of
CHARLES THOMAS DORR,
Deceased.

No. OS-2025-PR-000024

ORDER FOR HEARING ON PETITION FOR APPOINTMENT OF ADMINISTRATOR

IT IS ORDERED that the petition filed herein by Michael T. Dorr for appointment as administrator of the estate of Charles Thomas Dorr, deceased, without bond, be heard on the 11th day of August, 2025, at 9:00 o'clock A.M., by this Court in the Courthouse in said county and state, and that notice of the time and place of said hearing.

THIS ORDER IS EFFECTIVE AS OF THE DATE AND TIME SHOWN ON THE ELECTRONIC FILE STAMP.

FREDERICK W. GODDERZ,
#006918
Godderz Law Firm LLC
101 West Santa Fe, P. O. Box 11
Burlingame, KS 66413-0011
(785) 654-2428
ATTORNEY FOR PETITIONER

(Published in The Osage County Herald-Chronicle Thursday, July 17, 2025.)

RESOLUTION NO. 455

A RESOLUTION FINDING THAT THE STRUCTURE LOCATED ON THE FOLLOWING:

Lots 9, 10 and 11 in Block 2, Original Town of Burlingame, of the City of Burlingame, Kansas, known as 620 S. Topeka Ave, Burlingame, Kansas

IN THE CITY OF BURLINGAME, OSAGE COUNTY, KANSAS, ARE UNSAFE OR DANGEROUS AND DIRECTING THE STRUCTURE TO BE REPAIRED OR REMOVED AND THE PREMISES MADE SAFE AND SECURE.

WHEREAS, the building inspector/public officer of the City of Burlingame, Kansas did on the 19th day of March, 2025, file with the governing body of said City a statement in writing that the structure, hereinafter described, is unfit for human habitation and unsafe or dangerous in violation of Article 6 Chapter IV of the Code of the City of Burlingame; and

WHEREAS, the governing body did by Resolution dated the 5th day of May, 2025, fix the time and place of a hearing at which the owner, his or her agent, any lienholders of record and any occupant of such structures could appear and show cause why such structures should not be condemned and ordered repaired or demolished, and provided for giving notice thereof as provided by law; and

WHEREAS, such Resolution was published in the official city paper on the 17th day of July, 2025, and a copy of such Resolution was served on all persons entitled thereto in all respects as provided by law; and

WHEREAS, on the 7th day of July, 2025, the governing body heard all evidence submitted by the building inspector of the City. The owner of the structure did not appear. The governing body determined and found the structure to be unsafe and dangerous with structural defects in violation of City Code.

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

That said governing body hereby finds that the structure located on the Lots 9, 10 and 11 in Block 2, Original Town of Burlingame of the City of Burlingame know as 620 S. Topeka Ave., Burlingame, Kansas, is dilapidated and unfit for human habitation or use with structural defects including structural defects in the walls and lack of adequate roof and is unsafe and danger-

ous and in violation of Article 6 Chapter IV of the Code of the City and hereby direct such structures to be removed and the premises made safe and secure. The owners of such structures are hereby given 60 days from the date of publication of this Resolution within which to commence the removal or rehabilitate of such structure, such removal or rehabilitation to be completed within 60 days, and if such owner fails to commence the removal of such structure within the time stated or fails to diligently prosecute the same until the work is completed, said governing body will cause the structure to be razed and removed and the costs of such razing and removing, less salvage if any, to be assessed and collected against the owners of the property pursuant to statute and filed as a special assessment against the lot or parcel of land upon which the structures are located as provide by law.

BE IT FURTHER RESOLVED, that the City Clerk shall cause this Resolution to be published once in the official city paper and a copy mailed to the owners, agents, lienholders and occupants as provided by law.

ADOPTED this 7th day of July, 2025.

Michelle Mullinix
Mayor

ATTEST:

Patty Atchison
City Clerk

(Published in The Osage County Herald-Chronicle Thursday, July 17, 2025.)

NOTICE

Santa Fe Trail USD 434 is seeking bids for snow and ice removal services for the 2025-26 school year. Bids are sought for removal at four school campuses. Bids are due August 6, 2025 to Supt of Schools, Faith Flory, fflory@usd434.us. Call the district office 800.836.9525 ext. 5 for bid spec info.

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LEGAL NOTICE

Ordinance Summary

ORDINANCE NO. 466

On July 7, 2025, the Governing Body of the City of Melvern, Kansas, adopted Ordinance 466 amending Ordinance No. 291 establishing procedure for dog licensing.

A complete copy of this ordinance may be obtained or viewed free of charge at Melvern City Hall located at 141 S. Main Street, Melvern, Kansas 66510 or at www.melvernks.com.

This summary is certified as legally accurate and sufficient pursuant to K.S.A 12-3007 by City Attorney, Evan W. Godderz.

This summary is certified on the 7th day of July 2025.

/s/ Evan W. Godderz, City Attorney

(Published in The Osage County Herald-Chronicle Thursday, July 17, 2025.)

ORDINANCE NO. 467

AN ORDINANCE REGULATING TRAFFIC WITHIN THE CORPORATE LIMITS OF THE CITY OF MEVERN, KANSAS, INCORPORATING BY REFERENCE THE “STANDARD TRAFFIC ORDINANCE FOR KANSAS CITIES”, EDITION OF 2025, PROVIDING CERTAIN PENALTIES AND REPEALING ORDINANCE NO. 463.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF MELVERN:

SECTION 1. INCORPORATING STANDARD TRAFFIC ORDINANCE.

THERE IS HEREBY INCORPORATED BY REFERENCE FOR THE PURPOSE OF REGULATING TRAFFIC WITHIN THE CORPORATE LIMITS OF THE CITY OF MELVERN, KS THAT CERTAIN STANDARD TRAFFIC ORDINANCE KNOWN AS THE “STANDARD TRAFFIC ORDINANCE FOR KANSAS CITIES”, EDITION OF 2025, PREPARED AND PUBLISHED IN BOOK FORM BY THE LEAGUE OF KANSAS MUNICIPALITIES, TOPEKA, KANSAS.

NO FEWER THAN THREE (3) COPIES OF SAID STANDARD TRAFFIC ORDINANCE SHALL BE MARKED “OFFICIAL COPY AS ADOPTED BY ORDINANCE NO.

467, AND TO WHICH SHALL BE ATTACHED A COPY OF THIS ORDINANCE, AND FILED WITH THE CITY CLERK TO BE OPEN FOR INSPECTION AND AVAILABLE TO THE PUBLIC AT ALL REASONABLE HOURS. THE POLICE DEPARTMENT, MUNICIPAL JUDGE AND ALL ADMINISTRATIVE DEPARTMENTS OF THE CITY CHARGED WITH ENFORCEMENT OF THE ORDINANCE SHALL BE SUPPLIED, AT THE COST OF THE CITY, SUCH NUMBER OF OFFICIAL COPIES OF SAID STANDARD TRAFFIC ORDINANCE SIMILARLY MARKED, AS MAY BE DEEMED EXPEDIENT.

SECTION 2. TRAFFIC INFRACTIONS AND TRAFFIC OFFENSES.

AN ORDINANCE TRAFFIC INFRACTION IS A VIOLATION OF ANY SECTION OF THIS ORDINANCE THAT PRESCRIBES OR REQUIRES THE SAME BEHAVIOR AS THAT PRESCRIBED BY A STATUTORY PROVISION THAT IS CLASSIFIED AS A TRAFFIC INFRACTION IN K.S.A. 8-2118. (B) ALL TRAFFIC VIOLATIONS WHICH ARE INCLUDED WITHIN THIS ORDINANCE, AND WHICH ARE NOT ORDINANCE TRAFFIC INFRACTIONS AS DEFINED IN SUBSECTION (A) OF THIS SECTION, SHALL BE CONSIDERED TRAFFIC OFFENSES.

SECTION 3. REPEAL.

ORDINANCE NUMBER 463 IS HEREBY REPEALED.

SECTION 4. EFFECTIVE DATE.

THIS ORDINANCE SHALL BE IN FULL FORCE AND EFFECT FROM AND AFTER ITS ADOPTION BY THE GOVERNING BODY, AND PUBLICATION IN THE OFFICIAL CITY NEWSPAPER.

ADOPTED AND APPROVED BY THE GOVERNING BODY, THIS 7TH DAY OF JULY, 2025.

/s/ Eric Vogeler, Mayor
Melvern, Kansas
ATTEST:

/s/ Tamara Massey, City Clerk
Melvern, Kansas

(Published in The Osage County Herald-Chronicle Thursday, July 17, 2025.)

ORDINANCE NO. 468

AN ORDINANCE REGULATING PUBLIC OFFENSES WITHIN THE CORPORATE LIMITS OF THE CITY OF MELVERN, KS; INCORPORATING BY REFERENCE THE “UNIFORM PUBLIC OFFENSE CODE FOR KANSAS CITIES”, EDITION OF 2025; AND REPEALING ORDINANCE 464.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF MELVERN, KANSAS:

SECTION 1: INCORPORATING UNIFORM PUBLIC OFFENSE CODE.

THERE IS HEREBY INCORPORATED BY REFERENCE FOR THE PURPOSE OF REGULATING PUBLIC OFFENSES WITHIN THE CORPORATE LIMITS OF THE CITY OF MELVERN, KS, THAT CERTAIN CODE KNOWN AS THE “UNIFORM PUBLIC OFFENSE CODE”, EDITION OF 2025, PREPARED AND PUBLISHED IN BOOK FORM BY THE LEAGUE OF KANSAS MUNICIPALITIES, TOPEKA, KS, SAVE AND EXCEPT THE FOLLOWING SECTIONS WHICH ARE HEREBY DELETED AND TO BE OMITTED, TO-WIT:

SECTION 10.13

NO FEWER THAN THREE COPIES OF SAID UNIFORM PUBLIC OFFENSE CODE SHALL BE MARKED “OFFICIAL COPY AS ADOPTED BY ORDINANCE NO. 468”, WITH ALL SECTIONS OR PORTIONS THERE OF INTENDED TO BE OMITTED OR CHANGED CLEARLY MARKED TO SHOW ANY SUCH OMISSION OR CHANGE AND TO WHICH SHALL BE ATTACHED A COPY OF THE ORDINANCE, AND FILED WITH THE CITY CLERK TO BE OPEN TO INSPECTION AND AVAILABLE TO THE PUBLIC AT ALL REASONABLE HOURS.

SECTION 10.13

NO FEWER THAN THREE COPIES OF SAID UNIFORM PUBLIC OFFENSE CODE SHALL BE MARKED “OFFICIAL COPY AS ADOPTED BY ORDINANCE NO. 468”, WITH ALL SECTIONS OR PORTIONS THERE OF INTENDED TO BE OMITTED OR CHANGED CLEARLY MARKED TO SHOW ANY SUCH OMISSION OR CHANGE AND TO WHICH SHALL BE ATTACHED A COPY OF THE ORDINANCE, AND FILED WITH THE CITY CLERK TO BE OPEN TO INSPECTION AND AVAILABLE TO THE PUBLIC AT ALL REASONABLE HOURS.

SECTION 2: REPEAL ORDINANCE NUMBER 464 IS HEREBY REPEALED.

SECTION 3: EFFECTIVE DATE. THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS ADOPTION AND PUBLICATION IN THE OFFICIAL CITY NEWSPAPER.

ADOPTED AND APPROVED BY THE GOVERNING BODY, THIS 7th DAY OF JULY 2025.

/s/: ERIC VOGELER, MAYOR
MELVERN, KANSAS

ATTEST:

/s/: TAMARA MASSEY CITY
CLERK

MELVERN, KANSAS

(Published in The Osage County Herald-Chronicle Thursday, July 17, 2025.)

ORDINANCE NO. 2025-546

AN ORDINANCE APPROVING VIDEO SERVICE PROVIDER AGREEMENT, SETTING FANCHISE FEE, AND REPEALING ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT WITH OR CONFLICTING WITH THE TERMS THEREOF.

BE IT ORDAINED by the Governing Body of the City of Carbondale, Kansas:

Section 1. That in consideration of the benefits to be derived by the City of Carbondale, Kansas, and its inhabitants, that Video Service Provide Agreement provided pursuant to K.S.A. 12-2024 (“Agreement”) attached hereto, the City Council of Carbondale, Kansas has by a vote of a majority thereof approved the Mayor’s execution of the agreement indicating City’s request of a Franchise Fee of five percent (5 %).

Section 2. That this franchise agreement is approved pursuant to the provisions of K.S.A 12-2024.

ADOPTED AND APPROVED by the governing body of the City of Carbondale, Kansas, this 7th day of July, 2025.

Mayor

CITY SEAL:

ATTEST:

City Clerk

(Published in The Osage County Herald-Chronicle Thursday, July 17, 2025.)

ORDINANCE NO. 2025-547

AN ORDINANCE REGULATING, WITHIN THE CORPORATE LIMITS OF THE CITY OF CARBONDALE, KANSAS, THE SALE OF FIREWORKS; AND REPEALING ORDINANCE NO. 390

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF CARBONDALE, KANSAS:

SECTION 1. Section 7-305(a) of the Code of the City of Carbondale shall be revised to read as follows:

“PERMIT FOR SALE OF FIREWORKS REQUIRED; FEE; ISSUANCE. (a) it shall be unlawful for any person to sell, display for sale, offer to sell or give away any type of fireworks within the city without first paying a fee of \$125 per stand to the City Clerk and applying for and securing a permit therefore on or before May 31st of the permit year.

SECTION 2. This ordinance shall take effect and be in force from and after its passage approval and publication as provided by law.

PASSED by the Council and APPROVED by the Mayor this 7th day of July, 2025.

ANTHONY DaPRATO, Mayor

ATTEST:

EMILY BESSETTE, City Clerk

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ORDINANCE 2025-548

AN ORDINANCE REGARDING PROCEDURES IN THE EVENT OF LATE PAYMENT FOR UTILITY SERVICES AND PROVIDING FOR A COLLECTION FEE FOR INSUFFICIENT FUNDS PAYMENTS BY CUSTOMERS FOR UTILITIES AND PAYMENT METHODS AND PAYMENT PERIODS REQUIRED THEREAFTER AND REPEALING ALL ORDINANCES AND CODE PROVISIONS IN CONFLICT WITH THE SAME

BE IT ORDAINED BY THE GOVERNING BODY OF CARBONDALE, OSAGE COUNTY, KANSAS:

Section 1. Sections 15-103 and 15-104 of the Code of the City of Carbondale shall be changed to read as follows:

“15-103 UTILITY PAYMENT DUE DATE, REQUESTS FOR EXTENSIONS AND CONSEQUENCES OF LATE PAYMENT. The due date (hereafter “Due Date”) for payment of utility bills shall be the 10th of the month. If payment is not made on or before the 10th of the month, a \$10 late payment fee shall be assessed, and a door hanger shall be placed on the utility customer’s door setting forth the customer’s

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