

Public Notices

(Published in The Osage County Herald-Chronicle Thursday, Aug. 7, 2025.)

NOTICE

A work session for the Osage City Council, City Manager Evaluation sub-committee, will be held in the Osage City Council Chambers at 6:30 p.m. on August 12th, 2025.

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(First published in The Osage County Herald-Chronicle Thursday, July 24, 2025, and subsequently Thursday, July 31, 2025, and Thursday, Aug. 7, 2025.)

IN THE DISTRICT COURT OF OSAGE COUNTY, KANSAS

JAMES INMAN  
Plaintiff

vs.

UNKNOWN OCCUPANTS and anyone claiming an interest in Lots 17, 19, 21 and 23, in Block 10, in Coffman’s First Addition to Overbrook, according to the recorded plat thereof, Situated in Osage County, Kansas Defendant

Case No. OS2025-CV-000044

NOTICE OF SUIT

TO: Unknown defendants and all other concerned persons:

You are notified that a Petition has been filed in the District Court of Osage County by James Inman, Plaintiff, praying that the title to property stated in the Petition, described as real estate situated in Osage County, Kansas, to-wit: Lots 17, 19, 21 and 23, in Block 10 in Coffman’s First Addition to Overbrook, according to the recorded plat thereof, be awarded to the Plaintiff and his brother, Andrew Nathan Inman, and you are hereby required to plead to the Petition on or before September 4, 2025. If you fail to plead, judgment will be entered upon the Petition.

James Inman

Putnam & Dean LLC  
Paul E. Dean, #18395  
605 Lincoln, P.O. Box 1135  
Emporia, KS 66801  
(620) 342-2662  
Fax (620) 343-7233  
pauldean@pauldeanlawllc.com

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(First published in The Osage County Herald-Chronicle Thursday, July 24, 2025, and subsequently Thursday, July 31, 2025, and Thursday, Aug. 7, 2025.)

IN THE DISTRICT COURT OF OSAGE COUNTY, KANSAS  
Probate Division

IN THE MATTER OF the Estate of  
IAN MATHEAU TREGO, Deceased

Case No. OS-25-PR-000026

NOTICE OF HEARING

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are notified that a Petition has been filed in this Court by Chelsea Maxine Boland, Conservator for Holden Wayne Trego and for Adelyn Nicole Trego, minor children of Ian Matheau Trego, deceased, requesting descent be determined of the following described real estate situated in Osage County, Kansas:

Lot 3, in Block 1, in Woods Addition to Overbrook, according to the recorded Plat thereof, in Osage County, Kansas.

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 the 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 August 18, 2025 at 9:00 a.m. in this Court, 717 Topeka Avenue in the city of Lyndon in 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.

Chelsea Maxine Boland, Petitioner

Michael J. Coffman, #14274  
COFFMAN & CAMPBELL, LLC  
P. O. BOX 250  
LYNDON, KS 66451  
(785) 828-4431  
Attorney for Petitioner

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(First published in The Osage County Herald-Chron-

icle Thursday, July 24, 2025, and subsequently Thursday, July 31, 2025, and Thursday, Aug. 7, 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

NOTICE OF HEARING ON PETITION FOR APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

THE STATE OF KANSAS TO ALL PERSONS CONCERNED:

You are hereby notified that on the 8th day of July, 2025, a petition was filed in said Court by Michael T. Dorr, praying for the appointment of Michael T. Dorr as Administrator of the estate of Charles Thomas Dorr, deceased. You are hereby required to file your written defenses thereto on or before the 18th day of August, 2025, at 9:00 o’clock A.M. of said day, in said Court, in the City of Lyndon, in Osage County, Kansas, at which time and place said cause will be heard. Should you fail therein, judgment and decree will be entered in due course upon said petition. All creditors are notified to exhibit their demands against the said estate within four months from the date of the first publication of this notice as provided by law and if their demands are not thus exhibited, they shall be forever barred.

Michael T. Dorr,  
Petitioner

FREDERICK W. GODDERZ,  
#06918  
Godderz Law Firm LLC  
101 West Santa Fe, P. O. Box 11  
Burlingame, KS 66413-0011  
(785) 654-2428  
ATTORNEY FOR PETITIONER

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(First published in The Osage County Herald-Chronicle Thursday, July 31, 2025, and subsequently Thursday, Aug. 7, 2025, and Thursday, Aug. 14, 2025.)

IN THE DISTRICT COURT OF OSAGE COUNTY, KANSAS

CARL WALL,  
PLAINTIFF

vs.

ARLENE F. GAUTIER, VICTOR CASELLA, KANSAS DEPARTMENT OF REVENUE, and the unknown heirs, executors, administrators, devisees, trustees, creditors and assigns of such of the defendants as may be deceased; the unknown officers, successors, trustees, creditors and assigns of such defendants as are existing, dissolved or dormant corporations, the unknown executors, administrators, devisees, trustees, creditors, successors and assigns of such defendants as are or were partners or in partnership; and all unknown persons who claim any interest in and to the personal property which is the subject of this action, DEFENDANTS

No. OS-25-CV-41

IN RE: 2003 Haulmark Trailer  
VIN: 16HGB28213H105640

NOTICE OF SUIT

THE STATE OF KANSAS TO THE ABOVE NAMED DEFENDANTS, AND ALL OTHER PERSONS WHO ARE, OR MAY BE CONCERNED:

You are hereby notified that a petition has been filed in the District Court of Osage County, Kansas, by Carl Wall, Plaintiff, praying for an order quieting the title to the following described personal property:

2003 Haulmark Trailer  
VIN: 16HGB28213H105640

The Plaintiff further seeks an order holding the Plaintiff to be the owner of fee simple title to the above described personal property, free of all right, title, and interest of the above named defendants, and all other persons who are or may be concerned, and for an order for the assignment of appropriate Kansas identification numbers for said property to allow the registration and issuance of titles, and that they and each of them be forever barred and foreclosed of and from all right, title, interest, lien, estate, or equity of redemption in or to the above described personal property, or any part thereof.

You are hereby required to plead to said petition on or before the 16th day of September, 2025 @ 1:30 p.m., in said court, at Lyndon, Osage

County, Kansas. Should you fail therein, judgment and decree will be entered in due course upon said petition.

EVAN W. GODDERZ, #30144  
Godderz Law Firm  
101 West Santa Fe - P.O. Box 11  
Burlingame, KS 66413-0011  
(785) 654-2428  
ATTORNEY FOR PLAINTIFF

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(First published in The Osage County Herald-Chronicle Thursday, July 31, 2025, and subsequently Thursday, Aug. 7, 2025.)

ORDINANCE NO. 1704

AN ORDINANCE REGULATING PUBLIC OFFENSES WITHIN THE CORPORATE LIMITS OF THE CITY OF OSAGE CITY, KANSAS; INCORPORATING BY REFERENCE THE “UNIFORM PUBLIC OFFENSE CODE FOR KANSAS CITIES”, EDITION OF 2025, AND REPEALING ORDINANCE NUMBER 1686A.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF OSAGE CITY, 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 Osage City, Kansas, 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, Kansas. No fewer than three copies of said Uniform Public Offense Code shall be marked or stamped “Official Copy as Adopted by Ordinance No. 1704” with all sections or portions thereof intended to be omitted or changed clearly marked to show any such omission or change and to which shall be attached a copy of this 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 numbered 1686A is repealed.

SECTION 3: EFFECTIVE DATE. This ordinance shall take effect and be in force from and after its passage, approval and publication in the official City newspaper.

PASSED AND APPROVED this 22nd day of July, 2025.

Brian Stromgren  
Mayor

ATTEST:

Amy Woodward  
City Clerk

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(First published in The Osage County Herald-Chronicle Thursday, July 31, 2025, and subsequently Thursday, Aug. 7, 2025.)

ORDINANCE NO. 1705

AN ORDINANCE REGULATING TRAFFIC WITHIN THE CORPORATE LIMITS OF THE CITY OF OSAGE CITY, KANSAS; INCORPORATING BY REFERENCE THE “STANDARD TRAFFIC ORDINANCE FOR KANSAS CITIES”, EDITION OF 2025; PROVIDING CERTAIN PENALTIES AND REPEALING ORDINANCE NUMBER 1687.

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

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 Osage City, Kansas, 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 copies of the Standard Traffic Ordinance shall be marked or stamped “Official Copy as Adopted by Ordinance No. 1705” and to which shall be attached a copy of this ordinance, and filed with the city clerk to be open to 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 the Standard Traffic Ordinance similarly marked, as may be deemed expedient.

SECTION 2: TRAFFIC INFRACTIONS AND TRAFFIC OFFENSES. (a) An ordinance traffic infraction is a violation of any section of this ordinance that prescribes or requires the same behavior as

that prescribed or required by a statutory provision that is classified as a traffic infraction in K.S.A. Supp. 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 numbered 1687 is repealed.

SECTION 4: EFFECTIVE DATE. This Ordinance shall be in full force and effect from and after its passage by the governing body, approval by the Mayor, and publication in the official city newspaper.

PASSED AND APPROVED this 22nd day of July, 2025.

Brian Stromgren  
Mayor

ATTEST:

Amy Woodward  
City Clerk

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(First published in The Osage County Herald-Chronicle Thursday, July 31, 2025, and subsequently Thursday, Aug. 7, 2025.)

Dear Osage County Residents,

Re: Update ~ Transient Guest Tax Resolution

The Osage County Board of Commission voted July 22, 2025, on a resolution regarding the implementation of a Transient Guest Tax within our county.

The Transient Guest Tax is a fee added to the cost of temporary lodging. This tax applies to visitors coming INTO our county staying in hotels, bed and breakfasts, and short-term rentals like Airbnb's and Verbos for 28 consecutive days or less. This is NOT a tax on our residents.

Kansas law limits the use of transient guest tax funds to tourism-related purposes. It is a widely used tool across the state, including all surrounding counties to generate revenue to boost

- \* Tourism promotion to increase visitors & visitor spending in our local communities
- \* Local Community promotion showcasing our unique rural culture
- \* Creation of Special Events improving residents' quality of life and strengthening community bonds
- \* Small Business support by bringing outside revenue into our local economy
- \* Investment in amenities and attractions making Osage County a vibrant, fun, family-friendly destination

The current resolution Transient Guest tax rate is 2% and the allocation of funds would be determined by the Osage County Board of Commission and office of Economic Development.

In October 2025, Osage County Board of Commission will consider a Transient Guest Tax rate increase to align Osage County with surrounding counties with existing rate ranges between 4-8%.

For more information, please review resolution details and FAQ published today.

Osage County short-term rental property owners will receive a separate letter with instructions.

For more information, please contact Colleen Mendoza Director of Osage County Economic Development.

Sincerely,

Colleen Mendoza  
Osage County Economic Development Director  
(785) 839-5302 x144  
cmendoza@osageco.org

Frequently Asked Questions

What is it?  
The transient guest tax in Kansas is a local tax on lodging rentals paid by guests renting for not more than 28 days. It is levied by local governments to finance tourism activities.

What is the rate?  
The rate will be 2%. A list of Kansas local transient guest tax rates can be accessed on Kansas Department of Revenue’s (KDOR) website at: <https://www.ksrevenue.gov/pdf/tgratesfilers.pdf>.

Who pays it?  
K.S.A. 12-1692(c) and 12-1696(c) states: “transient guest” means a person who occupies a room in a hotel, motel, or tourist court for not more than 28 consecutive days. There are only 2 exemptions from paying the tax: The tax does not apply when a room is rented for more than 28 days or when the Federal Government pays directly for a room.

Who collects it?  
A hotel, motel, tourist court or any other establishment renting out a minimum of three sleeping rooms within a city or county imposing the tax must collect the tax. K.S.A. 12-1692(b) and K.S.A. 12-1696(b) Accommodation brokers must also collect and remit the tax on their sleeping room rentals with two or more rooms. K.S.A. 12-1692(f) and 12-1696(f) If the business renting rooms goes through a Marketplace Facilitator platform (MPF), the MPF collects and remits the local transient guest tax (and applicable state and local sales taxes) to KDOR. K.S.A. 79-5601-5604 KDOR’s Marketplace Facilitator for Lodging Notice: <https://www.ksrevenue.gov/taxnotices/notice21-24.pdf>.

When is it remitted?  
K.S.A. 12-1694 states a business is required to file monthly transient guest tax returns due the 25th of the following month that it is collected. However, if the business is filing an annual or quarterly sales tax return, the business may, with the approval of the Secretary of Revenue, pay the transient guest tax on the same filing frequency as its sales tax. Requests may be sent to [kdor\\_miscellaneous.tax@ks.gov](mailto:kdor_miscellaneous.tax@ks.gov) or by phone, 785.368.8222.

Who gets it?  
The transient guest tax collections are distributed quarterly. The distribution is sent to the county treasurer where the tax is imposed. The local jurisdiction imposing the tax receives 98% of the collected amount. K.S.A. 12-1694(c) and 12-1698(c) directs the State Treasurer to credit the remaining 2% to the State General Fund to defray KDOR’s expenses in administration and enforcement.

Other resources:  
Monthly local transient guest tax collection reports: <https://ksrevenue.gov/prtgreports.html>

Transient Guest Tax informational page on KDOR’s website with forms and helpful publication links: <https://www.ksrevenue.gov/bustxtxypestg.html>.

CHARTER RESOLUTION C-2025-17

A CHARTER RESOLUTION EXEMPTING THE COUNTY OF OSAGE, KANSAS, FROM THE PROVISIONS OF K.S.A. 12-1697, AND ESTABLISHING PROVISIONS FOR A TRANSIENT GUEST TAX

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

Section 1. The County of Osage, by the power vested in it by K.S.A. 19-101, et seq., hereby elects to exempt itself from the provisions of K.S.A. 12-1697 which authorizes the governing body of any county to levy a transient guest tax at a rate not to exceed two percent (2%) upon the gross receipts derived from or paid by transient guests for sleeping accommodations, exclusive of charges for incidental services or facilities, in any hotel, motel or tourist court.

Section 2. The following is hereby substituted for the provisions of K.S.A. 12-1697(a): “In order to provide revenues to promote tourism and conventions, the Board of County Commissioners of Osage County, Kansas, hereby elects to levy a transient guest tax at a rate not to exceed eight percent (8%) upon the gross receipts derived from or paid by transient guests for sleeping accommodations, exclusive of charges for incidental services or facilities, in any hotel, motel or tourist court. The transient guest tax levy shall be set by ordinary resolution at a rate not to exceed eight percent (8%).”

Section 3. This Charter Resolution shall be published once a week for two consecutive weeks in the official county newspaper.

Section 4. This Charter Resolution shall take effect 61 days after final publication unless a sufficient petition for a referendum is filed, requiring a referendum to be held on the ordinance as provided in K.S.A. 19-101b, in which case this Charter Resolution shall become effective upon approval by a majority of the electors voting thereon.

Section 5. The collection of any county or city transient guest tax authorized to be levied pursuant to this Charter Resolution shall commence on the first day of the calendar quarter next following the 30th day after the date of the receipt by the department of revenue after the effective date of this charter resolution and the enacting ordinary resolution.

RESOLVED this 22nd day of July, 2025.

BOARD OF COUNTY COMMISSIONERS  
OSAGE COUNTY, KANSAS

Les Holman, 1st District

/s/ Heather Kuder, 2nd District

/s/ Brandon Smith, 3rd District

ATTEST:

/s/ Michelle Morris, Osage

See **Public Notices** | 7

(Published in The Osage County Herald-Chronicle Thursday, August 7, 2025.)

NOTICE OF BUDGET HEARING

The governing body of

Grant Township

Osage

State of Kansas

Township

will meet on August 18, 2025 at 9:00am at 8530 W 245th Osage City, KS 66523 for the purpose of hearing and answering objections of taxpayers relating to the proposed use of all funds and the amount of ad valorem tax.

Detailed budget information is available at the hearing and will be available at this hearing.

**BUDGET SUMMARY**

Proposed Budget 2026 Expenditures and Amount of 2025 Ad Valorem Tax establish the maximum limits of the 2026 budget. Estimated Tax Rate is subject to change depending on the final assessed valuation.

	Prior Year Actual 2024		Current Year Estimate 2025		Proposed Budget 2026		
Fund	Expenditures	Actual Tax Rate*	Expenditures	Actual Tax Rate*	Budget Authority for Expenditures	Amount of 2025 Ad Valorem Tax	Proposed Estimated Tax Rate*
General	7,895	1.434	7,900	1.440	11,300	7,113	1.356
Debt Service							
Library							
Road	122,396	22.744	137,934	24.991	146,021	121,257	23.121
Cemetery	11,625	2.103	11,650	1.949	20,700	19,046	3.632
Special Machinery							
Totals	141,916	26.281	157,484	28.380	178,021	147,416	28.109
					Revenue Neutral Rate**		
					28.380		
Less: Transfers	0		0		0		
Net Expenditure	141,916		157,484		178,021		
Total Tax Levied	130,223		144,995		xxxxxxxxxxxxxxxx		
Assessed Valuation:							
Township	4,954,877		5,109,550		5,244,431		
Outstanding Indebtedness,							
Jan 1	2023		2024		2025		
G.O. Bonds	0		0		0		
Other	0		0		0		
Lease Purchase Principal	0		0		78,479		
Total	0		0		78,479		

\*Tax rates are expressed in mills.

\*\*Revenue Neutral Rate as defined by KSA 79-2988

Patrick Bean

Treasurer

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