

Legal Notice
(Published in the Belle Plaine News / Oxford Register on Thursday April 16, 2026, Thursday April 23, 2026 and Thursday April 30, 2026)

H. Douglas Pfalzgraf #12018 Pfalzgraf Law Office 522 North Washington Wellington, Kansas 67152 Telephone: 620.326.8961 **NOTICE OF SUIT**

You are hereby notified that petitions have been filed in the District Court of Sumner County, Kansas, by the Board of County Commissioners of Sumner County, in those cases set forth below, praying for judicial foreclosure and sale of real property upon which there are unpaid delinquent real estate taxes, and you are hereby required to respond in writing to said petitions on or before May 29, 2026, or judgment will be taken thereon.

Sumner County Board of County Commissioners v. Bobby Dean Adams et al. Case No. 2026-CV-000001
LEGAL DESCRIPTION: Lot 4, and the South 25 feet of Lot 3, Block 2, Northfield Addition, Conway Springs, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES:

Bobby D. Adams, 821 E. 13 th Avenue, Winfield, Kansas 67156; James Rowley; 695 W. 175 th Street, Caldwell, Kansas, 67022; KDOR P.O. Box 12005, Topeka, Kansas 66601; American Express Bank P.O. Box 30381, Salt Lake City, UT 84130; Impact Bank, 206 E. Harvey, Wellinton, Kansas 67152.

Sumner County Board of County Commissioners v. Alexandra K. Alfaro. Case No. 2026-CV-000002
LEGAL DESCRIPTION: Lot 6, Block 9, Stanley Suppes Subdivision, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Alexandra K. Alfaro, 8927 Rob-in Court, Overland Park, Kansas 66612.

Sumner County Board of County Commissioners v. Ned Applegate. Case No. 2026-CV-000003
LEGAL DESCRIPTION: South 15 feet of Lot 5, and all of Lot 6, Block 58, Original Town, Wellington, Sumner County, Kansas. AND Lots 15 and 17, Block 8, C.R. Godrey's Addition, City of Wellington, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Ned Applegate, 815 W. 7 th, Wellington, Kansas 67152.

Sumner County Board of County Commissioners v. Kristopher Bonner et al. Case No. 2026-CV-000010
LEGAL DESCRIPTION: Lots 11 and 12, Block 9 Original Town, City of Oxford, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Kristopher Bonner and Matthew Bonner, 1321 E. Osie Street, Wichita, Kansas 67211; and, 644 E. 130 th Avenue, North, Peck, Kansas, 67120.

Sumner County Board of County Commissioners v. Steven Buck, et al. Case No. 2026-CV-000011
LEGAL DESCRIPTION: Lots 13 and the West Half of Lot 14, Block 4, Highland Park Addition, City of Wellington, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Steven Buck and Carlie Buck, 88 W. River Run Road, Elma, Washington 98541.

Sumner County Board of County Commissioners v. Theresa Vondray Shepard Ayers et al. Case No. 2026-CV-000039
LEGAL DESCRIPTION: Lot 6, Block 13, L.K. Myer's Addition, City of Wellington, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Theresa Vondray Shepard Ayers, 7839 Bodega Pt. Apt. 1811, Colorado Springs, Colorado 80920

Sumner County Board of County Commissioners v. Heirs of David B. Hollis et al. Case No. 2026-CV-000047
LEGAL DESCRIPTION: East 75 feet of Lots 23 and 24, Block 3, South Addition, City of Caldwell, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Heirs of David B. Hollis, 512 W. College Ave. Apt. 1, Blackwell, Oklahoma 74631

Sumner County Board of County Commissioners v. Guthrie GW Lease, LLC et al. Case No. 2026-CV-000050
LEGAL DESCRIPTION: Lot C, Replat of Lot 3, Block 1, Short Addition, Section 1, Subdivision in the NE/4 of Section 13, Township 30S, Range 1 West, Wellington, Sumner County Kansas; AND Tract A, Final Plat of Short Addition Section 1, a part of the

NE/4 of Section 13, Township 30S, Range 1 West, Wellington, Sumner County Kansas
OWNERS AND INTERESTED PARTIES: Guthrie GW Lease, LLC, 209 French Park Place, 4721 E 2 nd St, Edmond, OK 73003 ; InterBank, P.O. Box 5258 Enid, Oklahoma 73702.

Sumner County Board of County Commissioners v. Cathy Diane King, et. al. Case No. 2026-CV-000056
LEGAL DESCRIPTION: Lots 13 and 14, BLOCK 75, Original Town, City of Wellington, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Cathy D. King, 1017 Shady Lane, Wellington, Kansas 67152.

Sumner County Board of County Commissioners v. Mike Oliva et al. Case No. 2026-CV-000065
LEGAL DESCRIPTION: The South 5 feet of Lot 3 and all of Lots 4 and 5, Block 3, Woodlawn Addition, Wellington, Sumner County, Kansas. AND, Lots 7, 8 and the North 15 feet of Lot 9, Block 33, Original Town, City of Wellington, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Lisa Oliva and Mike Oliva, 709 E. Main Street, Silom Springs, Arkansas 72761.

Sumner County Board of County Commissioners v. Heirs of Charles E. Payne et al. Case No. 2026-CV-000069
LEGAL DESCRIPTION: Lots 23 and 24, Block 2, Subdivision of Outlot E, C.R. Godfrey's Addition to the City of Wellington, Sumner County, Kansas
OWNERS AND INTERESTED PARTIES: Heirs of Charles E. Payne, 1405 North C Street, Wellington, Kansas 67152; and Heirs of Charles E. Payne 300 South C Street, Wellington, Kansas, 67152.

Sumner County Board of County Commissioners v. Heirs of Ada D. Furman, Case No. 2026-CV-000101
LEGAL DESCRIPTION: Lots 16, 17, 18, 19 and 20, Block 3, Except Lots 19 and 20 lying west of the RR right-of-way Block Three, L.K. Myers Addition, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Heirs of Ada Diana Furman, 2409 S. Everett, Wichita, Kansas 67217, KDHE, 1000 SW Jackson, Topeka, Kansas 66612.

Sumner County Board of County Commissioners v. The Heirs of Lila Ybarra, et al. Case No. 202-CV-000111
LEGAL DESCRIPTION: Lots 18, 19 and the East 8 feet of Lot 20, Block 70, Original Town, City of Wellington, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Heirs of Lila F. Ybarra and Julie A. Meredith, 706 Carswell Terrace, Arlington, Texas 76010.

Sumner County Board of County Commissioners v. Amparo R. Wilkey, et al. Case No. 2026-CV-000102
LEGAL DESCRIPTION: Lots 4 and 5, Block 11, Godrey's Addition, City of Wellington, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Amparo R. Wilkey, 816 E. 4 th Street, Wellington, Kansas 67152; City of Wellington, 317 South Washington, Wellington, Kansas 67152; and, KDOR, P.O. Box 12005, Topeka, Kansas 66601.

Sumner County Board of County Commissioners v. The Heirs of Leta N. Shaffer et al. No. 2026-CV-000147
LEGAL DESCRIPTION: Lots 23, 25 and 27, Main Street, Original Town, City of Caldwell, Sumner County, Kansas; AND; The South Half of Lot 36, and all of Lot 38, Block 3, Stone's Addition, City of Caldwell, Sumner County, Kansas; AND, The South 2 Feet of Lot 42, Lots, 44 and 46, Block 3, Stone's Addition, City of Caldwell, Sumner County, Kansas.
OWNERS AND INTERESTED PARTIES: Heirs of Leta Shaffer aka Leta N. Vaughan: Randy Shaffer, 118 South Market Caldwell, Kansas 67022; Jarod Vaughn, 907 E. Lincoln, Wellington, Kansas 67202; Internal Revenue Service; and, Kansas Department of Revenue.

BOARD OF COUNTY COMMISSIONERS SUMNER COUNTY, KANSAS

H. Douglas Pfalzgraf #12018 Sumner County Counselor 522 North Washington Wellington, Kansas 67152 Telephone: 620.326.8961

Front Porch Tuesday: Why Festivals and Fairs Matter in Rural Kansas



By Stacy L. Davis, MEDP Executive Director Sumner County Economic Development Commission

Front Porch Tuesday: Making Sense of Mill Levies

Budget season in local rural government—mill levy season—is one of those times of year when you start hearing a lot of numbers tossed around, usually followed by a lot of questions. And fair enough. “Mill levy” isn’t exactly everyday language.

So, let’s pull up a chair on the porch and walk through it together.

At its core, a mill levy is simply how property taxes are calculated. One mill equals \$1 for every \$1,000 of assessed property value. That’s it. Not quite as intimidating once you strip it down. But of course, it doesn’t stay that simple for long.

Your tax bill isn’t tied to just one mill, it’s a combination. The county sets one. The

school district sets one. If you live in a city, there’s another. Then there may be smaller ones for things like fire districts, libraries, or cemeteries. All of those get stacked together to make up the total.

And here’s the part that matters, those mill levies come from budgets.

Each of those entities, county, school, city, figures out what it costs to provide services for the year ahead. Roads don’t maintain themselves. Deputies don’t work for free. Classrooms don’t run without teachers, utilities, and supplies. Once those needs are laid out, the mill levy is what turns that budget into actual dollars.

It’s not just a number someone pulls out of thin air. It’s a reflection of what it takes to keep things running.

Now, there’s another piece to this that often gets overlooked. Mill levies don’t operate in a vacuum; they move alongside property values.

If property values go up, sometimes a lower mill levy can still bring in the same amount of revenue. If values stay flat, or if costs go up (and let’s be honest, what hasn’t lately?), then levies may need to adjust just to maintain the same level of service.

That’s where things can start to feel frustrating, especially for property owners. It’s also where the balancing act comes in. Because here in rural communities, we don’t have the same revenue streams as bigger places. We’re not leaning on massive retail sales or dense populations to carry the load. Property tax is one of the most dependable ways we fund what we all rely on.

And what we rely on isn’t small stuff.

It’s the roads that get you to work, to school, or out to the field. It’s the deputies who show up when you call. It’s the volunteer firefighters who leave their dinner tables when a pager goes off. It’s the schools that don’t just educate kids but serve as the backbone of our towns. The reality is, in a rural county,

those services often cost more per person, not less. We cover more miles, serve fewer people, and still must meet the same basic needs.

So, when you hear discussions about mill levies, you’re really hearing a deeper conversation underneath it all. What level of service do we expect? What are we willing to invest to maintain it? And how do we keep things sustainable for the long haul?

There’s not a one-size-fits-all answer. There never has been.

But that’s also the strength of it. These decisions are made locally, by people you know, in meetings you can attend, with input you can give. It’s one of the most direct ways a community shapes its own future.

So yes—mill levies can feel complicated. But at the end of the day, they tell a simple story.

They show what it takes to keep a community running, and what that community has decided is worth supporting.

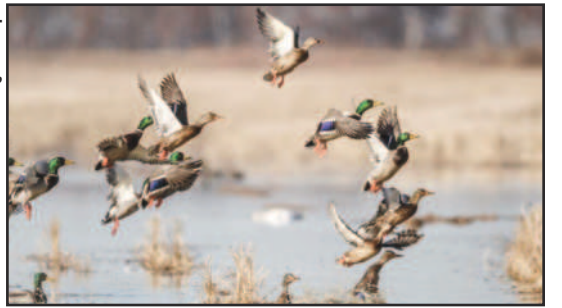
And around here, that’s a conversation that will always belong on the front porch.

USDA Announces \$52 Million to Boost Public Access to Private Lands for Hunting and Fishing

(Washington, D.C., April 24, 2026) – The U.S. Department of Agriculture (USDA) is announcing \$52 million to help state and tribal governments encourage private landowners

to allow public access to their land for hunting, fishing and other wildlife-dependent recreation through the Voluntary Public Access and Habitat Incentive Program (VPA-HIP). USDA’s Natural Resources Conservation Service (NRCS)

is accepting applications through June 8, 2026 on Grants.gov for this program that benefits landowners and the public.



“The Voluntary Public Access and Habitat Incentive Program is a critical source of funding for increasing public access to private lands for hunting and fishing, while also supporting farmers and contributing to habitat conservation efforts,” said NRCS Chief Aubrey J.D. Bettencourt. “This program is about opportunities for landowners and the public.”

The One Big Beautiful Bill Act (OBBA) restored funding for the Voluntary Public Access and Habitat Incentive Program (VPA-HIP). OBBA strengthens the ability of NRCS to support farmers, ranchers, and partners in tackling conservation challenges at the landscape scale.

States and tribal governments may apply to use VPA-HIP grant funding to create new or expand existing public access programs or provide incentives to improve habitat on land enrolled in their public access programs.

For example, through previous awards:

Arizona Fish and Game Department opened 4.8 million acres of private and landlocked public lands in Arizona for public use.

Missouri Department of

Conservation enrolled 30,000 acres into the Missouri Outdoor Recreation Access Program to increase and enhance wildlife habitat for small game and other wildlife species on private land in the state.

Washington Department of Fish and Wildlife offered 75,000 acres to the public for hunting wild turkey, pheasant and big game, at no cost to the user. These acres are spread over six large counties.

VPA-HIP is a competitive grants program available to state and tribal governments. Projects may last up to three years. Projects can receive up to \$3 million, and project sponsors can use up to 25% of funds to provide incentives to landowners to improve wildlife habitat on enrolled public access program lands.

See the notice on Grants.gov for information on how to apply. For more information on VPA-HIP visit the NRCS website.

For more than 90 years, NRCS has helped farmers, ranchers and forestland owners make investments in their operations and local communities to improve the quality of our air, water, soil, and wildlife habitat. NRCS uses the latest science and technology to help keep working lands working, boost agricultural economies, and increase the competitiveness of American agriculture. NRCS provides one-on-one, personalized advice and financial assistance and works with producers to help them reach their goals through voluntary, incentive-based conservation programs. For more information, visit nrcs.usda.gov.

Legal Notice
(Published in the Belle Plaine News / Oxford Register on Thursday April 30, 2026)

TO WHOM IT MAY CONCERN AND TO ALL PERSONS INTERESTED:
NOTICE IS HEREBY GIVEN that on, **May 27, 2026 at 7:00 P.M.**, the Sumner County Planning Commission, at the Raymond Frye Complex, 320 N. Jefferson, Wellington, Kansas, will consider the following application:
CASE NUMBERS: 07PC-26 & 08PC-26
APPLICATION BY: Dustin & Kayla Martin
REQUESTS: Zone Change from “R-D” Rural District to “G-1” Recreation District & Conditional Use
PURPOSE: Temporary RV Park
LEGAL DESCRIPTION: Commencing at the Southeast Corner of Section 3, Township 31 South, Range 4 West of the 6 th P.M. in Sumner County, Kansas: Thence Westerly along said South Line and on a bearing of North 90 degrees 00 minutes 00 seconds West a distance of 1029.04’ to the Point of Beginning; Thence Westerly along said South line and on a bearing of North 90 degrees 00 minutes 00 seconds West a distance of 373.03’ to the Southwest corner of the East half of the East half of said Section 3; Thence Northerly along the West line of said East half of the East half and on a bearing of North 02 degrees 38 minutes 39 seconds West a distance of 573.88’ to a point; Thence Easterly on a bearing of North 89 degrees 04 minutes 47 seconds East a distance of 373.92’ to a point; Thence Southerly on a bearing of South 02 degrees 32 minutes 04 seconds East a distance of 579.84’ to the Point of Beginning.
TRACT CONTAINS: 4.7 acres +/-
LOCATION: 1500 block of W 80th Ave N & N Dixon Rd. Entry access proposed to be off 80th Ave N.
AS PROVIDED in the Zoning Regulations of Sumner County, Kansas, that the above applications will be discussed and considered by the Planning Commission. All persons interested in said matter will be heard at this time concerning their views, wishes, and any protest against any of the provisions of the proposed **ZONE CHANGE & CONDITIONAL USE** applications will be considered by the Planning Commission and may be continued without further notice. If you desire to have your opinion considered by the Planning Commission, you will need to be present at the scheduled meeting, in person or by legal representative.
The South Door will be unlocked fifteen (15) minutes prior to the meeting. SIGNED, this April 24, 2026 /s/ Barry Fleming, Director BF/MT

Legal Notice
(Published in The Belle Plaine News / Oxford Register on Thursday, April 23, 2026 11ta0tN)

IN THE DISTRICT COURT OF SUMNER COUNTY, KANSAS

SUNFLOWER ELECTRIC POWER CORPORATION)	
)	
Plaintiff)	
v.)	
)	No: 2017-cv-000118
MICHAEL J. ANDRA, Edward A Larson Revocable Trust)	
Dated March 12, 2008; Travis P. Isaacs; Bryce J. Allen;)	
Conway Bank; Garry Stockbridge; and Tina Andra)	
)	
Defendants)	

NOTICE OF APPRAISERS HEARING

Notice is hereby given that the appraisers appointed by the Court – Jeremy Wiens, David Seiwert and Clint Graves – will, in accordance with the provisions of K.S.A. 26-501 et seq., and amendments thereto, hold a public hearing on all matters pertaining to their appraisal of compensation and the assessment of damages for the taking of interests in the land therein sought to be taken by the Plaintiff in the above entitled matter on May 19, 2026 beginning at 10:00 a.m. at the Sumner County Courthouse, third floor. The interests being taken encumber the following described lands:

Tract 2: a tract of land encumbering a portion of the Southwest Quarter of Section 34, Township 33 South, Range 3 West of the 6th P.M. in Sumner County, Kansas more particularly described as: A strip of land the West 125 feet of said Southwest Quarter of Section 34 containing 7.97 acres, more or less.

Tract 3: A tract of land encumbering a portion of the Northwest Quarter of Section 15, Township 33 South, Range 3 West in Sumner County, Kansas more particularly described as: the West 95 feet of said Northwest Quarter of Section 15 containing 5.72 acres, more or less.

Tract 4: A tract of land encumbering a portion of the Southwest Quarter of Section 5, Township 33 South, Range 3 West in Sumner County, Kansas more particularly described as: The West 135 feet of said Southwest Quarter of Section 5 containing 8.17 acres, more or less.

Tract 5: A tract of land encumbering a portion of the Southwest Quarter of Section 29, Township 32 South, Range 3 West in Sumner County, Kansas more particularly described as: Beginning at the Southwest Corner of said Section 29; thence with all bearings made relative thereto North 00 Degrees 20 minutes 07 seconds West along the West line of the Southwest Quarter of said Section 29, a distance of 95.00 feet; thence North 89 degrees 00 minutes 01 seconds East, a distance of 169.93 feet; thence South 00 degrees 22 minutes 46 seconds East, a distance of 97.51 feet to the South line of said Southwest Quarter; thence South 89 degrees 50 minutes 50 seconds West along said South line, a distance of 169.99 feet to the point of beginning containing .38 of an acre, more or less.

Such hearing will commence at 10:00 a.m. on the 19th day of May 2026 in the third floor of the Sumner County, Kansas District Court and may be continued thereafter from day-to-day or place-to-place until the same is concluded with respect to all properties involved in the action. Any party may appear in person or by an attorney and may present either oral or written testimony by the landowner or other witnesses at such hearing.

The Court has set not later than 45 days from April 27, 2026 for the filing of the report and awards of these appraisers with the clerk of the court, and any party dissatisfied with the award may appeal therefrom as by law permitted within 30 days from the day of filing.

SUBMITTED BY:

WATKINS CALCARA, Chtd.

/s/ TRAVIS J. TERNES
Travis J. Ternes, #27184
1321 Main Street, Ste. 300
Great Bend, Kansas 67219
(620) 792-8231
ternes@wcrf.com
Attorney for Plaintiff

Area Senior Centers

Argonia
620-435-6806

Belle Plaine
620-488-2945

Caldwell
620-845-6926

Conway Springs
620-456-2933

Mayfield
620-434-5300

Mulvane
316-777-4813

Oxford
620-500-1185

South Haven
620-892-5238

Wellington
620-326-3942

Hot lunches for citizens over 60 at a discounted cost. Meals are available for the general public and guests of seniors. Please call a day ahead for meal reservation.