



Newton Area Planning Commission Agenda
Monday, June 1, 2026 at 6:00 PM
Commission Chambers

	Page
A. AGENDA	
1. Consider approval of the May 4, 2026 meeting minutes. 05.04.2026 Planning Commission Meeting Minutes	2 - 5
2. Consider a Special Use Permit (SUP) for 320 S Pine. Special Use Permit (320 S Pine)	6 - 29
3. Old Business.	
4. New Business	
5. Adjournment	

**Newton Planning Commission Meeting Notes
May 4, 2026**

Members Present: Chairman M. Kelsey (1-0), Vice Chair A. Newell (1-0), D. Goodnite (1-0), G. Hanson (1-0), C. Harris (1-0), T. Kaufman (1-0).

Members Absent: T. Buller (0-1)

(Note: Attendance-recording period runs from 5-1-2026 to 4-30-2027)

Staff Present: Justin Erickson, Rebecca Likiardopoulos, and Aubrey Wallace

AGENDA

1. Consider approval of the January 5, 2026 meeting minutes.

Chairman Keley asked for any comments or changes to the minutes. There was none.

Motion: Vice Chair Newell moved and commissioner Goodnite seconded to approve the minutes. Motion carried. Yes# 6 Against# 0.

2. Election of Officers

Commissioner Harris nominated Arlan Newell for Chairman of the Planning Commission and Commissioner Hanson seconded the nomination. There being no other nominations the motion to elect Arlan Newell for the Chairman passed with 6 in favor and none against.

Commissioner Harris nominated Mike Kelsey for Vice Chair of the Planning Commission and Chairman Newell seconded the nomination. There being no other nominations the motion to elect Mike Kelsey for Vice Chair passed with 6 in favor and none against.

Commissioner Harris moved to reappoint Aubrey Wallace as the secretary of the Planning Commission and Commissioner Hanson seconded the reappointment. The motion to reappoint Aubrey Wallace as the secretary passed with 6 in favor and none against.

3. Approve the 2026-2027 schedule

Chairman Newell asked for any changes or comments to the schedule of the meetings. There was none.

Motion: Vice Chair Kelsey moved and Commissioner Harris seconded to approve the schedule of meetings. Motion carried. Yes# 6 Against# 0.

1

Newton Planning Commission Meeting Minutes
May 4, 2026

4. Consider a zoning amendment for 320 S Pine.

The applicants Ryan and Christie Mayhew request that the property located at 320 S. Pine Street in Newton northwest of the intersection of South Pine Street and Southeast 4th Street in Newton be rezoned from a P-O (Professional Office District) zoning classification to R-1 (Single Family Dwelling District) City of Newton zoning classification. Should the Planning Commission recommend the rezoning, City Commission will consider this at their May 26th meeting. The action to be taken by the Planning Commission following conclusion of the public hearing will take the form of a recommendation to the Newton City Commission, who have final authority to act upon the request.

It was noted that the Planning Commission will have to approve criteria A-E.

Criteria:

(a) Whether the change in classification would be consistent with the intent and purpose of these Regulations, with the City's adopted Comprehensive Plan (ReNewton), and other adopted City policies, plans, programs, ordinances, rules and regulations.

Staff Comments:

When considering a change of zoning classification for any piece of property, it is necessary to consider whether every use that would be permitted under the requested classification would be appropriate for that property and the surrounding area, and not just focus on the use that the applicant indicates is intended or is presently being employed. This is because there is no way to prevent the applicant or any future owner of the property from using the site for any of the other uses permitted under the requested classification. In other words, the use of a property may not be restricted to the particular use contemplated, or in existence when the request is made, but may include any use allowed within that zoning classification.

Motion: Commissioner Hanson moved and Vice Chair Kelsey seconded to approve criteria A as the requested zoning would be appropriate for the property and surrounding area. Motion carried. Yes# 6 Against# 0.

(b) Whether every use that would be permitted on the property if it were reclassified would be compatible with the uses permitted on other property located in the immediate vicinity; and whether the subject property is suitable for the uses to which it has been restricted.

Staff Comments:

Staff noted that the chart in their packets lists all of the activities the R-1 zoning provides.

Motion: Commissioner Harris moved and Commissioner Hanson seconded to approve criteria B as the R-1 Zone and all its activities provided are appropriate for the property. Motion carried. Yes# 6 Against# 0.

(c) Whether adequate sewer and water facilities, and all other needed public services, exist or can be provided to serve the uses that would be permitted on the property if it were reclassified.

Staff comments:

All public utilities are existing adjacent to the site.

Motion: Vice Chair Kelsey moved and Commissioner Goodnite seconded to approve criteria C as the utilities are all existing adjacent to the site. Motion Carried. Yes# 6 Against# 0.

(d) Whether the proposed amendment would correct an error in the application of these Regulations.

Staff comments:

Staff is not aware of any errors in the application of the zoning regulations to be corrected through the requested zoning amendment.

Motion: Commissioner Harris moved and Commissioner Hanson seconded to approve criteria D as there are no known errors. Motion carried. Yes# 6 Against# 0.

(e) Whether the proposed amendment is made necessary because of changed or changing conditions in the area affected, and, if so, the nature of such change or changing conditions; and whether the proposed amendment provides a disproportionately greater loss to the individual landowner(s) relative to the public gain.

Staff comments:

Staff is not aware of changing or changed conditions in the area and does not believe the amendment would create a greater loss to individual landowners relative to the public gain.

Motion: Vice Chair Kelsey moved and Commissioner Goodnite seconded to approve criteria E as there are no known changes or losses to the surrounding area. Motion carried. Yes# 6 Against# 0.

Chairman Newell opened up for a public hearing. There was no one to speak. Newell closed the public hearing.

Newell asked the Commission had any other comments on the item. There was none.

Motion: Commissioner Harris moved and Commissioner Goodnite seconded to recommend approval of the zoning amendment from a P-O zoning to R-1 zoning classification for 320 S Pine at the May 26, 2026 City Commission Meeting. Motion carried. Yes# 6 Against# 0 .

5. Old Business.

There was no old business.

6. New Business.

There was no new business.

7. Adjournment.

There being no further business, Chairman Newell called the meeting adjourned at 6:12 p.m.

Aubrey Wallace



TO: Planning Commission
FROM: Justin Erickson
DATE: June 1, 2026
SUBJECT: Special Use Permit

PURPOSE:

Zoning/Use:

R-1, Single Family Dwelling District

Request:

24x28 2-Story garage with second level living quarters. 1st level will be hobby wood shop. 2nd level will be living space for our adult daughter.

Background:

A special use permit may be granted only for a use specifically defined as an allowed special use within a zoning district. The governing body may attach conditions to the issuance of such a permit as long as those conditions promote the general welfare of the community. The requested use in this case is allowable within this zoning classification, but only by special use permit. This allows the governing body to impose any conditions it may deem necessary to protect adjacent properties.

Special use permits should not be confused with variances, which allow a property owner to deviate from the bulk restrictions associated with a given zoning classification and engage in an activity that is prohibited by the zoning regulations (i.e., reduced building setbacks).

The action to be taken by the Planning Commission following conclusion of the public hearing will take the form of a recommendation to the Newton City Commission, who has final authority to act upon the application. It is also important to include in the motion the reason(s) for approval or denial of the special use permit. This need be no more than referencing some element of the staff report.

Special Use Justification:

In order to justify approval of any special use application, the Joint Board of Zoning Appeals considers the following criteria.

A. What is the location and size of the proposed use in relation to the site and to adjacent sites and uses of property; and the nature and intensity of operations proposed thereon?

Applicant Commentary: The proposed building will be 24x28 and will be located near the NE corner of the lot. This will be an ADU with 2nd story living quarters. There is a 2-story garage with a 2nd level apartment across the alley..

B. Describe the accessibility of the property to police, fire, refuse collection and other municipal services; adequacy of ingress and egress to and within the site; traffic flow and control; and the adequacy of off-street parking and loading areas.

Applicant Commentary: There is an alley on the east boundary. The alley is accessible via SE 4th to the south and via Pine & through a parking lot to the north. Trash can be taken to SE 4th or to Pine. The building will be set back 15 from the alley to allow ample parking.

C. What utilities and services, including water, sewer, drainage, gas, and electricity are on the property? Please note with particular reference to location, availability, capacity and compatibility.

Applicant Commentary: All utilities are on the property. 200 amp electrical service. Overhead line well south of the building, will bring power from the house. Sewer line is well south of proposed building and new building will tie into this. Weill also bring water & gas from house.

D. Describe the location, nature, and height of buildings, walls, fences, and other improvements; their relation to adjacent property and uses; and the need for buffering or screening.

Applicant Commentary: The proposed building will be near the NE corner of the lot. The side walls of the building will be 15' 6" to meet code. The peak will be 21' 9" plus roofing materials

E. Describe the adequacy of required yard and open space requirements and sign provisions as outlined in the Zoning Ordinance.

Applicant Commentary: As this is an existing lot, these provisions have been met.

F. What is the general compatibility with adjacent properties, other properties in the district, and the general safety, health, comfort, and general welfare of the community?

Applicant Commentary: This is an older neighborhood with homes of varying styles. This building will fit well in the neighborhood.

G. If applicable, describe the particular standards and requirements as prescribed in Section 4.5 of the Zoning Ordinance.

Applicant Commentary: The proposed project is designed to match the aesthetic & scale of the primary residence, ensuring the use is secondary to the residential character of the lot. We will utilize building materials that harmonize with the existing structures in the neighborhood to maintain the visual appeal & prevent any negative impact on property values. Furthermore, the site plan has been developed in strict accordance with section 4.5 of the Zoning Ordinance. The proposed structure maintains the required setback, and care has been taken to ensure that no utility or drainage easements are obstructed. This project represents a compatible use of the land that respects both the spirit of the zoning district and the privacy of adjacent neighbors.

In considering this application, and to the extent that the Planning Commission determines that particular problems may be posed by the requested use, Commissioners must consider whether the imposition of any conditions, restrictions or standards may satisfactorily address those problems, or in the absence thereof, whether the application may be approved in part if not in whole. A denial of the application is appropriate only if it is determined that there are not adequate conditions, restrictions, or standards that would alleviate the unacceptable adverse effects of the proposed use.

Should the Planning Commission wish to approve the requested Special Use Permit, it must find that the proposed use conforms to the general standards set forth above. In no case can a permit be granted if the proposed use will constitute a nuisance or a public health or safety hazard to adjacent properties or to the community at large. The Commission's approval will be forwarded in the form of a recommendation to the Newton City Commission for consideration. The governing body may adopt, revise, or amend the recommendation by resolution. If the governing body fails to act upon a recommendation within 120 days from the date it is received, the application will be deemed to have been denied.

Special use permits expire automatically, without revocation by the City, unless a building permit is obtained, or substantial evidence of the special use is observable within twelve (12) months of the issuance of the special use permits. In addition, special use permits expire twelve months after the permitted use ceases or is abandoned.

Attachments:

- A: Special Use Permit Application & Pictures
- B: Notice of Hearing Newspaper Letter - 320 S Pine
- C: Notice of Hearing Properties Letter - 320 S Pine
- D: Ownership List
- E: Notice of Publication

FINANCIAL IMPLICATIONS:

None for the City of Newton.

RECOMMENDATION:

Noted Above

Special Use Permit Application



Intake Staff: _____ Date: _____

Fee: _____

Applications are due on the first Tuesday of the month by 5:00 p.m. in order to be processed for the following month. Once complete, please bring the application and supporting documentation to: **Engineering Department**, located at 201 East 6th Street. For more information, call (316) 284-6020 or visit www.newtonkansas.com

Internal Use Only:

This is a Special Use Permit from Section _____ of the City of Newton Zoning Ordinance, to allow _____.

Applicant(s) Information:

Name: Ryan & Christie Mayhew
Address: 320 S. Pine; Newton, KS 67114
Phone: 316-215-9023

Property Owner(s) If Different:

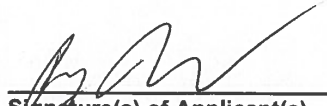
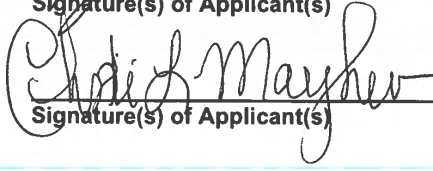
Name: _____
Address: _____
Phone: _____

Street address of property: 320 S. Pine; Newton, KS 67114

Present zoning of property: R-1

Legal description of property: see attached

Description of proposed improvements and use: 24x28 2-story garage with second level living quarters. 1st level will be hobby wood shop. 2nd level will be living space for our adult daughter

	4/30/26		
Signature(s) of Applicant(s)	Date	Signature(s) of Owner(s)	Date
	4/30/25		
Signature(s) of Applicant(s)	Date	Signature(s) of Owner(s)	Date

Signature of owner, if other than applicant, is required for consent to the application.



Certification Statement: A certification statement **must be submitted** with any application in which the owner(s) of the subject property is (are) a limited liability company, corporation, partnership, association, trustee, etc., or if someone other than the owner(s) of record sign(s) the application.

I, _____, in my capacity as _____, hereby
representative/authorized agent/other
 certify that _____ is (are) the owner(s) of the property which
name of LLC / corporation / partnership / association / etc.
 is the subject of this application and that I am authorized to sign this application on behalf of the owner(s).

Signature: _____ Date: _____

I certify under penalty of perjury under the laws of the State of Kansas that the foregoing is true and correct.

Special Use Justification:

In order to justify approval of any special use application, the Joint Board of Zoning Appeals considers the following criteria. Please answer all of the following items. Use additional sheets if needed. A response of yes or no is not acceptable.

Before any permit shall be granted the Planning Commission shall make written findings to the City Commission to certifying that adequate provision has been made for the following:

- A. What is the location and size of the proposed use in relation to the site and to adjacent sites and uses of property; and the nature and intensity of operations proposed thereon?**

Commentary:

The proposed building will be 24x28 and will be located near the NE corner of the lot. This will be an ADU with 2nd story living quarters, there is a 2-story garage with a 2nd level apartment across the alley.

- B. Describe the accessibility of the property to police, fire, refuse collection and other municipal services; adequacy of ingress and egress to and within the site; traffic flow and control; and the adequacy of off-street parking and loading areas.**

Commentary:

There is an alley on the east boundary. The alley is accessible via SE 4th to the south and via Pine & thru a parking lot to the North. Trash can be taken to SE 4th or to Pine. The building will be set back 15' from the alley to allow ample parking.

- C. What utilities and services, including water, sewer, drainage, gas, and electricity are on the property? Please note with particular reference to location, availability, capacity and compatibility.**

Commentary:

All utilities are on the property, 200 amp electrical service. Overhead line well south of building, will bring power from the house. sewer line is well south of proposed building & new building will tie into this. will also bring water & gas from house.

- D. Describe the location, nature, and height of buildings, walls, fences, and other improvements; their relation to adjacent property and uses; and the need for buffering or screening.**

Commentary:

The proposed building will be near the NE corner of the lot. The side walls of the building will be 15'-6" to meet code. The peak will be 21'-9" plus roofing material.

- E. Describe the adequacy of required yard and open space requirements and sign provisions as outlined in the Zoning Ordinance.

Commentary:

As this is an existing lot, these provisions have been met.

- F. What is the general compatibility with adjacent properties, other properties in the district, and the general safety, health, comfort, and general welfare of the community?

Commentary:

This is an older neighborhood with homes of varying styles. This building will fit well in the neighborhood.

- G. If applicable, describe the particular standards and requirements as prescribed in Section 4.5 of the Zoning Ordinance.

Commentary:

The proposed project is designed to match the aesthetic & scale of the primary residence, ensuring the use is secondary to the residential character of the lot, we will utilize building materials that harmonize with the existing structures in the neighborhood to maintain visual appeal & prevent any negative impact on property values.

Furthermore, the site plan has been developed in strict accordance with section 4.5 of the Zoning Ordinance. The proposed structure maintains the required setbacks, and care has been taken to ensure that no utility or drainage easements are obstructed. This project represents a compatible use of the land that respects both the spirit of the zoning district and the privacy of adjacent neighbors.

Please submit the completed application along with the following items:

Project application and description

- Legal description on a separate 8.5 x 11" sheet of paper

Site plan, drawings, and photographs

- Site plan, including the following elements.
- Plan drawn to a reasonable scale [engineer's scale (1" = 20') or architect's scale (1/8" = 1')]
 - North arrow
 - Street name(s) abutting the site
 - Access from streets
 - Off-street parking accommodations
 - Interior drives and service areas
 - All proposed signs
 - Property address, parcel ID, and dimensions
 - Building limit lines
 - Landscape areas
 - Existing and proposed structures with dimensions and distance from property lines
 - Photographs of the subject area from all angles

Mailing Adjoining Property Owners

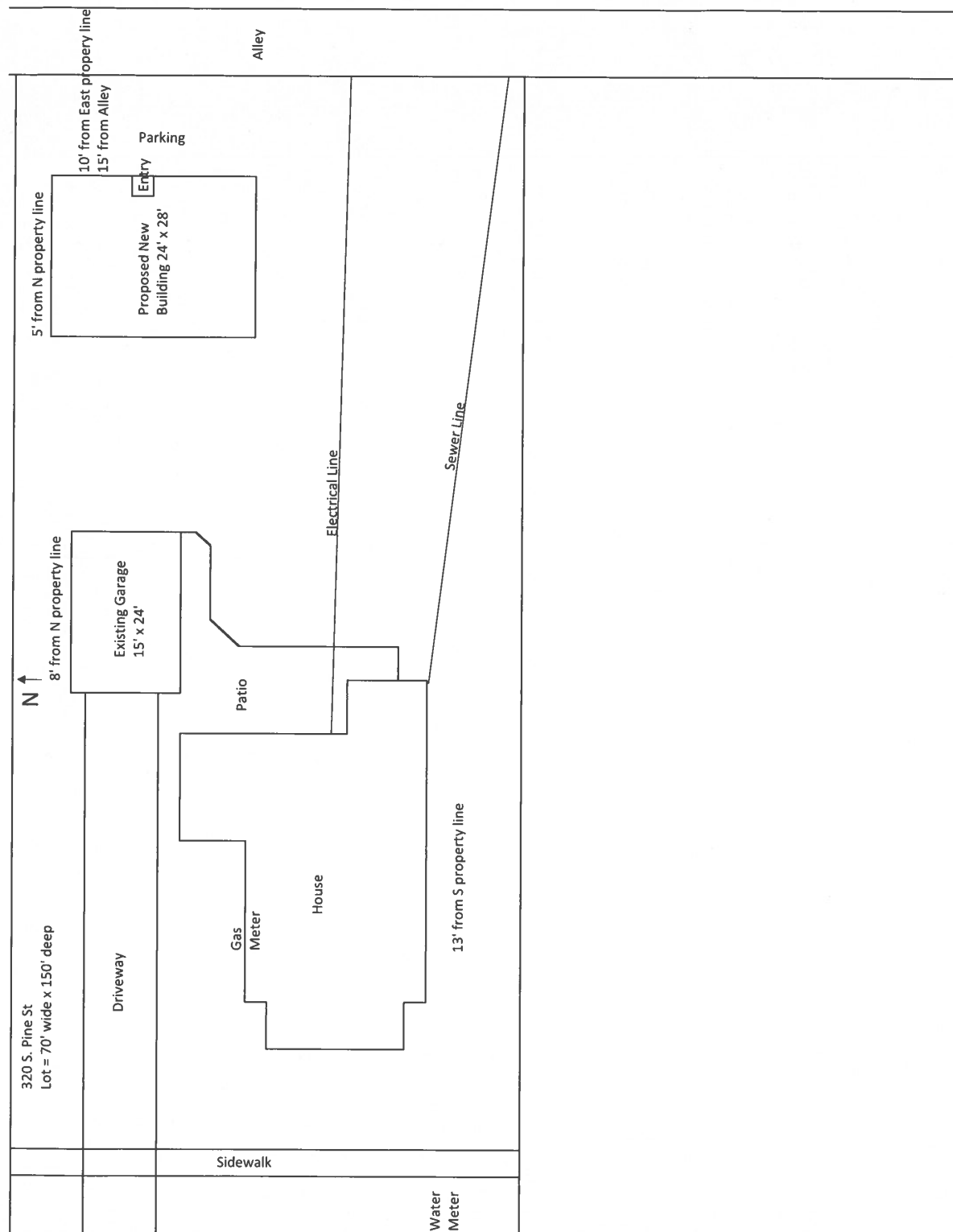
- One copy of Property ownership list lying within 200' feet of the outer limits of the land in question and 1000' into the County if any portion of the subject property touches the County. (Must be prepared by a Title Company)

Fee (cash, charge or check made payable to City of Newton)

- Application Fee: **\$100**

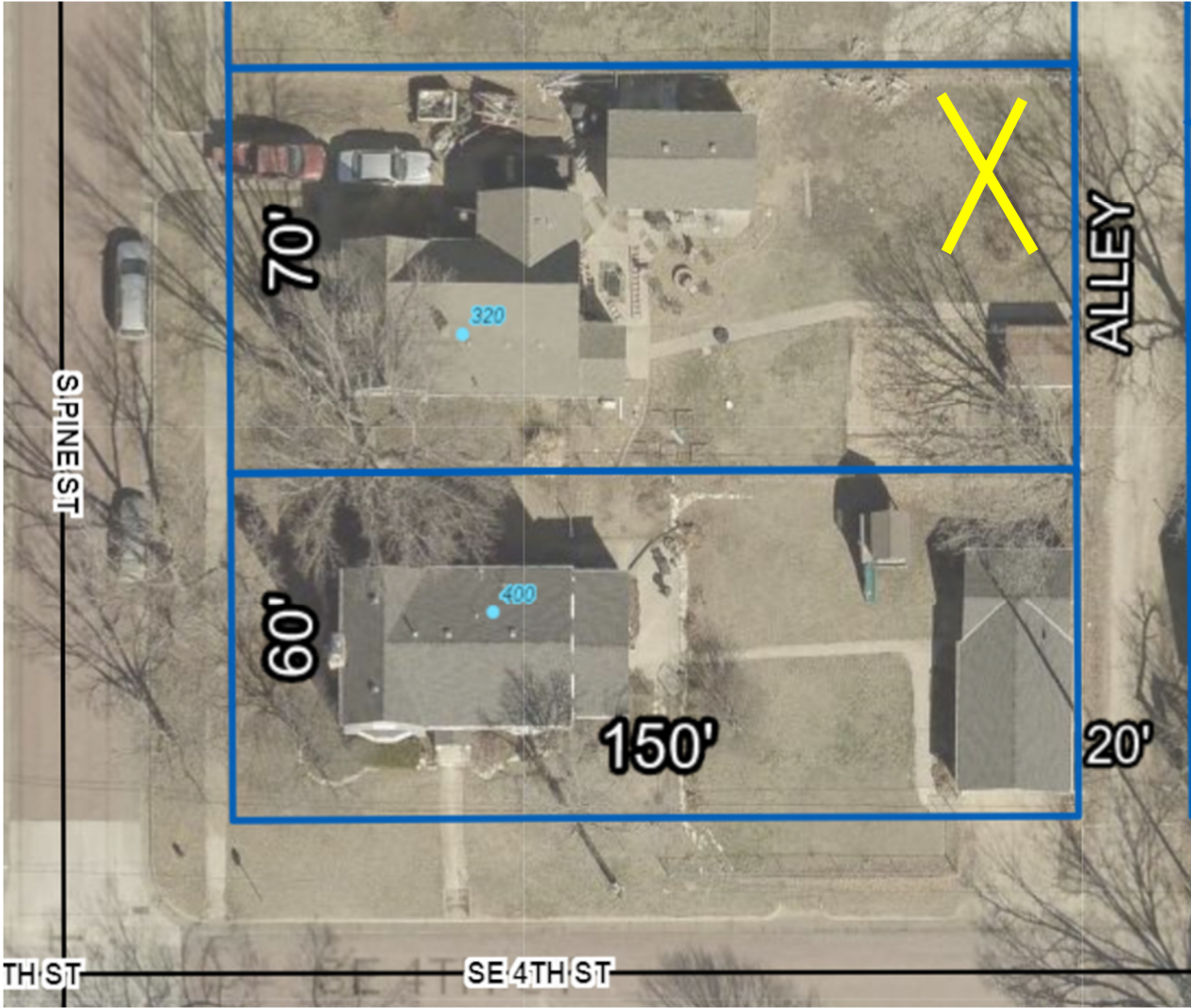
Legal Description of 320 S. Pine St; Newton, KS 67114

Beginning at a point Sixty (60) feet East and Sixty (60) feet North of the Southeast Corner of Block Seven (7), in Steele's Addition to the City of Newton, Harvey County, Kansas; thence North Seventy (70) Feet; thence East 150 feet; thence South Seventy (70) feet; thence West 150 feet to the point of beginning, being in the Northeast Quarter(NE/4) of the Northeast Quarter(NE/4) of Section Twenty (20), Township Twenty-three (23) South, Rance One (1) East of the 6th P.M., Harvey County, Kansas



SE 4th Street

Aerial View – X marks new building location



Front of House/Property



View from back of house facing east – new structure will be where current bushes are located



View from North neighbor's property



View from South fence of our property



View from across East alley



NOTICE OF HEARING

TO ALL PERSONS CONCERNED:

To Owners of Nearby Properties:

Notice is hereby given that an Application for a Special Use Permit has been filed with the City of Newton, Harvey County, Kansas. The property is legally described as:

Beginning at a point Sixty (60) feet East and Sixty (60) feet North of the Southeast Corner of Block Seven (7), in Steele's Addition to the City of Newton, Harvey County, Kansas; thence North Seventy (70) Feet; thence East 150 feet; thence South Seventy (70) feet; thence West 150 feet to the point of beginning, being in the Northeast Quarter(NE/4) of the Northeast Quarter(NE/4) of Section Twenty (20), Township Twenty-three (23) South, Rance One (1) East of the 6th P.M., Harvey County, Kansas

The Applicant requests that the above-described property be granted a Special Use Permit to build a 24x28' 2 story detached garage with a second story living quarters.

If this SUP (Special Use Permit) is granted of Ryan & Christie Mayhew, 320 S Pine, would be allowed to construct a 24x28' 2 story detached garage with a second story living quarters.

The Application will be presented to, and a public hearing held by, the Newton Planning Commission in the Newton City Commission chambers at City Hall, 201 E. 6th Street, Newton, Kansas on **Monday, June 1, 2026, at 6:00 p.m.**, or as soon thereafter as the matter may be heard. All persons interested may appear and be heard as to the application.

/s/ Justin Erickson
Planning and Zoning Supervisor
City of Newton, Kansas



Justin Erickson
Planning & Zoning Supervisor
jerickson@newtonkansas.com
p: 316-284-6020
201 E. Sixth, P.O. Box 426
Newton, Kansas 67114-0426

May 4, 2026

To Owners of Nearby Properties:

Notice is hereby given that an Application for a Special Use Permit has been filed with the City of Newton, Harvey County, Kansas. The property is legally described as:

Beginning at a point Sixty (60) feet East and Sixty (60) feet North of the Southeast Corner of Block Seven (7), in Steele's Addition to the City of Newton, Harvey County, Kansas; thence North Seventy (70) Feet; thence East 150 feet; thence South Seventy (70) feet; thence West 150 feet to the point of beginning, being in the Northeast Quarter(NE/4) of the Northeast Quarter(NE/4) of Section Twenty (20), Township Twenty-three (23) South, Range One (1) East of the 6th P.M., Harvey County, Kansas

The Applicant requests that the above-described property be granted a Special Use Permit to build a 24x28' 2 story detached garage with a second story living quarters.

If this SUP (Special Use Permit) is granted of Ryan & Christie Mayhew, 320 S Pine, would be allowed to construct a 24x28' 2 story detached garage with a second story living quarters.

The Application will be presented to, and a public hearing held by, the Newton Planning Commission in the Newton City Commission chambers at City Hall, 201 E. 6th Street, Newton, Kansas on **Monday, June 1, 2026, at 6:00 p.m.**, or as soon thereafter as the matter may be heard. All persons interested may appear and be heard as to the application.

Sincerely,

Justin Erickson
Planning & Zoning Supervisor
City of Newton



OWNERSHIP LIST

PROPERTY DESCRIPTION		PROPERTY OWNER
BEG 60N INTER E LI PINE ST & N LI SE 4TH ST, N70, E150, S70, W150 TO POB Subject Property	20-23S-01E	Ryan J. Mayhew and Christie L. Mayhew 320 S Pine St Newton, KS 67114
BEG 130N OF INTER OF N LI OF SE4TH ST & E LI OF PINE ST, E150, N60, W150, S60 TO POB BEG 170N OF INTER OF N LI SE 4TH ST & W LI MUSE ST, N100, W146, S66, E2, S34, E TO POB BEG 120N OF INTER OF N LI SE4TH ST & W LI OF MUSE, N50, W144, S50, E TO POB	"	Medford Property Management LLC 4822 SW West Hills Dr Topeka, KS, 66606
BEG 190N OF INTER SEC OF N LI SE 4TH ST & E LI PINE, N210(S), E207.13, N62.77, E116.5, S185(S), W146, S66, E2, S15(S), W TO POB	"	New Creation Fellowship Church, Inc 221 Muse St Newton, KS 67114
BEG 65N OF INTER OF W LI MUSE & N LI SE 4TH ST, W144, N55, E144, S TO POB	"	Brittany Reagan Birch 323 Muse St Newton, KS 67114
BEG 89W OF INTER OF W LI MUSE & N LI SE 4TH ST, W55, N65, E70, S38, W15, S27 TO POB	"	JoAnn Ragon a/k/a JoAnn Dent 416 SE 4th St Newton, KS 67114
BEG INTER E LI PINE ST & N LI SE 4TH ST, N60, E150, S60, W150 TO POB	"	Evan Koch and Abigail Koch 400 SE 4th St Newton, KS 67114
S20, T23, R01E, BEG INTER W LI MUSE & N LI SE 4TH ST, W89, N27, E15, N38, E74, S65 TO POB	"	Alan Sinn and Carron Hairabedian 329 Muse St Newton, KS 67114



Security 1st Title

Block 18, Lots 9,10	Steeles 4th Add	Hochfeld LLC PO Box 176 Goessel, KS 67053
Block 18, E/2 Lot 6, All Lots 7,8	“	Nicholas Ryan Aeschliman 415 SE 4th St Newton, KS 67114
Block 18, E 16’ Lot 4, Lot 5, W/2 Lot 6	“	Beryl N. Laswell 409 SE 4th St Newton, KS 67114
Block 18, Lot 3, W 17’ Lot 4	“	Heaven C. Holub and Jack W. Claerhout 405 SE 4th St Newton, KS 67114
Block 18, N 122’ Lots 1 and 2	“	The Laurence D. Wiebe Living Trust and The Marilyn K. Wiebe Living Trust 9908 SE 12th St Whitewater, KS 67154
Block 1, Lots 1,3, E 6.6’ Lot 5	Dewey’s Addition	Joseph A. Zuck Jr and Jessica L. Zuck 325 SE 4th St Newton, KS 67114
Block 1, W 25.6’ Lot 5, E 19.4’ Lot 7	“	Andrew W. Jackson and Amber L. Jackson 1601 N Anderson Ave Newton, KS 67114
BEG SE COR BLK 7, N95, W180, S95, E TO POB	Steele’s 1st Addition	Frontier Village, LLC 236 N Yale Ave Wichita, KS 67208
BEG 95N SE COR BLK 7, W180, N45, E180, S45 TO POB	“	Gloria M. Arellano 321 S Pine St Newton, KS 67114
BEG 140N SE COR BLK 7, W180, N50, E180, S50 TO POB	“	David Graham 319 S. Pine St Newton, KS 67114



Security 1st Title

BEG 140S NE COR BLK 7, S50, W180, N50, E180 TO POB	“	Beverly Kay Baumgartner and Joel Craig Ewy 13333 E 41st St S Derby, KS 67037
BEG 80S NE COR BLK 7, S60, W180, N39, E34.37, N21, E145.63 TO POB	“	Kailake Properties, LLC 12021 E 13th St N # STE200 Wichita, KS 67206
BEG 40S NE COR BLK 7, S40, W95, N80, E5, S40, E90 TO POB	“	Michelle D. Jansen 305 S Pine St Newton, KS 67114

We hereby certify the foregoing to be a true and correct list of the property owners of the herein before described tracts and lots within a 200 foot radius (city limits) and 1,000 foot radius (county) of:

Beginning at a point Sixty (60) feet East and Sixty (60) feet North of the Southeast Corner of Block Seven (7), in Steele’s Addition to the City of Newton, Harvey County, Kansas; thence North Seventy (70) Feet; thence East 150 feet; thence South Seventy (70) feet; thence West 150 feet to the point of beginning, being in the Northeast Quarter(NE/4) of the Northeast Quarter(NE/4) of Section Twenty (20), Township Twenty-three (23) South, Rance One (1) East of the 6th P.M., Harvey County, Kansas

as shown by the last deed of record filed in the Office of the Register of Deeds, Harvey County, Kansas, on the 25th day of March, 2026, at 7:30 A.M.

SECURITY 1ST TITLE

By: 
 LICENSED ABSTRACTER

Order: 3184134
 MZ

Title Insurance | Closings | 1031 Exchange | Contract Servicing

727 N. Waco, Ste. 300, Wichita, KS 67203



Invoice

Column Software PBC
PO Box 208098
Dallas, TX 75320-8098
help.column.us

Invoice number 061C3115-0290
Notice ID J3FMsoCsxm9DqLx3WGt
Publisher The Newton Kansan
Date of issue May 5, 2026
Date due Jun 5, 2026
Amount due **\$14.06**

Bill to
City of Newton Kansas

Description	Qty	Unit price	Amount
05/09/2026: Other Notice	1	14.06	14.06
=== Notes === Notice Name: 320 S Pine SUP			Net Subtotal \$14.06
=== How to pay this invoice === Column Software PBC accepts online payment via credit or debit card, or ACH bank transfers. Please click here to pay online: https://www.column.us/invoices/2gO0bPWYKcq9QfMncHiR/pay			Tax 0.00
			Amount due \$14.06

Please note that, once paid, the merchant name on your billing statements will be Column Software PBC.

Select organizations may also pay via check. Checks will result in processing delays and should not be used if your notice requires upfront payment. Please pay the exact amount due, write your invoice number 061C3115-0290 on the memo, include a printed copy of your Invoice PDF, make the check payable to Column Software PBC, and mail to the address above.

010-054-51660
5/12/24

Pay here: <https://www.column.us/invoices/2gO0bPWYKcq9QfMncHiR/pay>

Questions? Visit help.column.us

AFFIDAVIT OF PUBLICATION

State of New Jersey, County of Camden, ss:

I, Edmar Corachia, of lawful age, being duly sworn upon oath depose and say that I am an agent of Column Software, PBC, duly appointed and authorized agent of the Publisher of The Newton Kansan, of Harvey County, State of Kansas, state that this newspaper is a qualified newspaper, published and of general circulation in said county, was published in regular edition of said paper, and that the notice of which the annexed is a copy was published on the following date(s).

Publication Dates:

- May 9, 2026

Advertising Fee: \$14.06

Edmar Corachia

Agent

VERIFICATION

State of New Jersey
County of Camden

Signed or attested before me on this: 05/11/2026

SM S. & Poe

Notary Public

Notarized remotely online using communication technology via Proof.

SHARONN E THOMAS-POPE
NOTARY PUBLIC
STATE OF NEW JERSEY
My Commission Expires January 23, 2027

**NOTICE OF HEARING
TO ALL PERSONS CONCERNED:**

To Owners of Nearby Properties:
Notice is hereby given that an Application for a Special Use Permit has been filed with the City of Newton, Harvey County, Kansas. The property is legally described as: Beginning at a point Sixty (60) feet East and Sixty (60) feet North of the Southeast Corner of Block Seven (7), in Steele's Addition to the City of Newton, Harvey County, Kansas; thence North Seventy (70) Feet; thence East 150 feet; thence South Seventy (70) feet; thence West 150 feet to the point of beginning, being in the Northeast Quarter(NE/4) of the Northeast Quarter(NE/4) of Section Twenty (20), Township Twenty-three (23) South, Range One (1) East of the 6th P.M., Harvey County, Kansas

The Applicant requests that the above-described property be granted a Special Use Permit to build a 24x28' 2 story detached garage with a second story living quarters.

If this SUP (Special Use Permit) is granted of Ryan & Christie Mayhew, 320 S Pine, would be allowed to construct a 24x28' 2 story detached garage with a second story living quarters.

The Application will be presented to, and a public hearing held by, the Newton Planning Commission in the Newton City Commission chambers at City Hall, 201 E. 6th Street, Newton, Kansas on Monday, June 1, 2026, at 6:00 p.m., or as soon thereafter as the matter may be heard. All persons interested may appear and be heard as to the application.

/s/ Justin Erickson
Planning and Zoning Supervisor
City of Newton, Kansas 4540260