

AGENDA

Raymore City Council Regular Meeting
City Hall – 100 Municipal Circle
Monday, October 14, 2019

7:00 p.m.

- 1. Call to Order.**
- 2. Roll Call.**
- 3. Pledge of Allegiance.**
- 4. Presentations/Awards.**
- 5. Personal Appearances.**
- 6. Staff Reports.**
 - A. Status of Capital Improvements (pg 7)
 - B. Development Services (pg 15)
 - C. Monthly Court Report (pg 21)
 - D. Police/Emergency Management

7. Committee Reports.

8. Consent Agenda.

The items on the Consent Agenda are approved by a single action of the City Council. If any Councilmember would like to have an item removed from the Consent Agenda and considered separately, he/she may so request.

- A. City Council Minutes, September 23, 2019 (pg 25)
- B. Jefferson Street Storm Sewer Replacement Project - Acceptance and Final Payment

Reference: - Resolution 19-54 (pg 31)

The Director of Public Works has determined that the project has been satisfactorily completed in accordance with the project specifications.

C. Rec Park Pond Rehabilitation Project - Acceptance and Final Payment

Reference: - Resolution 19-55 (pg 33)

The Director of Parks and Recreation has determined that the project has been satisfactorily completed in accordance with the project specifications.

D. Acceptance of Public Improvements - Westbrook at Creekmoor 15th Plat

Reference: - Resolution 19-56 (pg 35)

The Director of Public Works has determined that the project has been satisfactorily completed in accordance with the project specifications. In addition, the Development Services and Public Works directors have inspected the site and found it to be in compliance with City of Raymore Code requirements.

9. Unfinished Business. Second Reading.

A. Grant of Easement - Realty Income Corporation

Reference: - Agenda Item Information Sheet (pg 39)
- Bill 3486 (pg 41)
- Grant of Easement (pg 43)
- Access Map (pg 49)

In 2015 a permanent access easement was granted to the City of Raymore to provide a vehicle access connection between the property owned by Realty Income Corporation (current tenant is China Star restaurant) and the City road (referred to as relocated Kentucky Road). This easement allowed for a 2nd access to the Realty Income property when the direct access to the property off 58 Highway was eliminated.

To ensure permanent access to the property, Realty Income is requesting direct rights to the easement access. The Grant of Easement Rights document secures those access rights.

- | |
|--|
| <ul style="list-style-type: none">• City Council, 09/23/19: Approved 6-0 |
|--|

10. New Business. First Reading.

A. Adoption of the FY 2020 City Budget (public hearing)

Reference: - Agenda Item Information Sheet (pg 53)
- Bill 3493 (pg 55)

The proposed FY 2020 Budget was presented to the City Council in mid-August. The Council discussed the budget at several work sessions since it was presented to it by the City Manager. The budget is now presented for first reading. The fiscal year 2020 begins Nov. 1, 2019. Staff is

requesting the public hearing be opened and continued to the Oct. 28 meeting to allow public input.

B. Vacation of Easements - Cunningham at Creekmoor (public hearing)

Reference: - Agenda Item Information Sheet (pg 59)
- Bill 3489 (pg 61)
- Application for Easement Vacation (pg 65)
- Easement Map (pg 83)

Staff requests the vacation of four easements no longer needed for temporary right-of-way within the Cunningham at Creekmoor subdivision.

C. Hawk Ridge Park Sod & Hydro-seed

Reference: - Agenda Item Information Sheet (pg 87)
- Bill 3487 (pg 89)
- Exhibit A (pg 91)

Staff recommends to add erosion control at Hawk Ridge Park to complete the turf establishment plan and protect the water quality of Johnston Lake due to heavy rains and flooding.

D. Budget Amendment - Hawk Ridge Park Sod & Hydro-seed

Reference: - Agenda Item Information Sheet (pg 95)
- Bill 3488 (pg 97)

This budget amendment will provide funds to complete the work as specified in Bill 3487, Hawk Ridge Park Sod & Hydro-seed.

E. Budget Amendment - FY19 Operating Adjustments

Reference: - Agenda Item Information Sheet (pg 99)
- Bill 3492 (pg 101)

During Fiscal Year 2019 the following line-item expenditures exceeded projections: Engineering, Stormwater and Building & Grounds. In addition, there were items budgeted to FY2018 in the Police and Finance department that were ordered but not received until FY2019. A budget adjustment is necessary to account for those items as they expensed to FY2019.

F. Budget Amendment - FY19 Vehicle and Equipment Replacement Fund

Reference: - Agenda Item Information (pg 105)
- Bill 3494 (pg 107)

This budget amendment will authorize Public Works to purchase an additional dump truck and pick-up truck necessary for the City's snow removal operations.

G. Establishing Stop Signs

Reference: - Agenda Item Information (pg 109)
- Bill 3490 (pg 111)

City Council is requested approval to install stop signs on Samantha Street and Point Lane at Washington Street.

11. Public Comments. Please identify yourself for the record and keep comments to a maximum of five minutes.

12. Mayor/Council Communication.

13. Adjournment.

EXECUTIVE SESSION (CLOSED MEETING)

The Raymore City Council is scheduled to enter into executive session to discuss litigation and personnel matters as authorized by RSMo 610.021 (1) and (3).

The Raymore City Council may enter an executive session before or during this meeting, if such action is approved by a majority of Council present, with a quorum, to discuss:

- Litigation matters as authorized by § 610.021 (1),
- Real Estate acquisition matters as authorized by § 610.021 (2),
- Personnel matters as authorized by § 610.021 (3),
- Other matters as authorized by § 610.021 (4-21) as may be applicable.

Any person requiring special accommodation (i.e., qualified interpreter, large print, hearing assistance) in order to attend this meeting, please notify this office at (816) 331-3324 no later than forty eight (48) hours prior to the scheduled commencement of the meeting.

Hearing aids are available for this meeting for the hearing impaired. Inquire with the City Clerk, who sits immediately left of the podium as one faces the dais.

Staff Reports

| Status of Capital Improvements - Projects not yet started | | | | |
|--|---------------------------------|--------------------|----------------------|-----------------------------|
| Category | Project | Fiscal Year | Budget Amount | Milestone/Next Steps |
| Stormwater | Cul-de-sac Program | 2017 | \$100,000 | |
| Parks & Recreation | T.B. Hanna Park Security Camera | 2019 | \$15,525 | |

| Status of Capital Improvements - Projects in planning/bid stage | | | | |
|--|---|--------------------|----------------------|-----------------------------|
| Category | Project | Fiscal Year | Budget Amount | Milestone/Next Steps |
| Stormwater | Detention Pond Rehab/Beautification Partnership | 2017 | \$50,000 | |
| Stormwater | City Hall Detention Pond | 2017 | \$80,000 | |
| Stormwater | Municipal Center BMP's | 2017 | \$80,000 | |
| Community Developm | GO Contingency/T.B. Hanna | 2017 | \$301,500 | |
| Transportation | Lucy Webb Roundabout Additional Lighting | 2018 | \$12,000 | |
| Community Developm | GO Project Support | 2018 | \$217,394 | |
| Transportation | Shadowood Settlement Investigation | 2019 | \$30,000 | |
| Sanitary | Harold Estates Sanitary Sewer Extension | 2019 | \$500,000 | |

| Status of Capital Improvements - Projects under construction | | | | |
|---|--|--------------------|----------------------|-----------------------------|
| Category | Project | Fiscal Year | Budget Amount | Milestone/Next Steps |
| Parks & Recreation | Hawk Ridge Park Walking Trail - Lake Loop | 2015 | \$160,000 | |
| Parks & Recreation | Hawk Ridge Park Phase (I-b) ADA Dock | 2016 | \$45,000 | |
| Parks & Recreation | Hawk Ridge Park Phase (I-c) Restroom | 2016 | \$90,000 | |
| Parks & Recreation | Trail Lighting | 2017 | \$100,000 | |
| Buildings & Grounds | Public Works Facility Roof Repair | 2017 | \$203,000 | |
| Water | Sensus Meter Reading System | 2017 | \$150,000 | |
| Community Developm | GO Hawk Ridge Park Support | 2018 | \$382,606 | |
| Parks & Recreation | Recreation Park Picnic Pavilion | 2018 | \$210,000 | |
| Water | Sensus Meter Reading System | 2018 | \$150,000 | |
| Parks & Recreation | Memorial Park Playground Improvements | 2019 | \$48,000 | |
| Parks & Recreation | Hawk Ridge Park Security Cameras | 2019 | \$31,000 | |
| Parks & Recreation | Recreation Park Pond | 2019 | \$150,000 | |
| Stormwater | Annual Curb Replacement Program | 2019 | \$200,000 | |
| Transportation | Annual Curb Replacement Program | 2019 | \$400,000 | |
| Water | Hydrant Replacement | 2019 | \$112,000 | |
| Sanitary | Sanitary Sewer Inflow and Infiltration Reduction | 2019 | \$126,075 | |

| Status of Capital Improvements - Projects under construction | | | | |
|---|-------------------------------------|--------------------|----------------------|-----------------------------|
| Category | Project | Fiscal Year | Budget Amount | Milestone/Next Steps |
| Sanitary | Owen Good Force Main Repairs | 2019 | \$700,000 | |
| Transportation | Annual Street Preservation Program | 2019 | \$800,000 | |
| Transportation | Maintenance of Thoroughfare Routes | 2019 | \$200,000 | |
| Transportation | Right of Way Infrastructure Repairs | 2019 | \$150,000 | |
| Buildings & Grounds | City Hall Exterior Painting | 2019 | \$47,000 | |

| Status of Capital Improvements - Projects finished with major construction | | | | |
|---|--|--------------------|----------------------|-----------------------------|
| Category | Project | Fiscal Year | Budget Amount | Milestone/Next Steps |
| Transportation | Construction of Sunset Lane Gap | 2016 | \$350,000 | |
| Buildings & Grounds | City Hall Front Entry Repair | 2017 | \$242,000 | |
| Buildings & Grounds | City Hall Lobby Modifications | 2018 | \$40,000 | |
| Buildings & Grounds | City Hall LED Lighting Upgrades | 2018 | \$13,250 | |
| Buildings & Grounds | Public Works LED Lighting Upgrades | 2018 | \$10,500 | |
| Stormwater | North Washington Street Culvert Replacement | 2018 | \$33,000 | |
| Stormwater | Stormwater Culvert Replacement | 2018 | \$28,000 | |
| Sanitary | Sanitary Sewer Inflow and Infiltration Reduction | 2018 | \$123,000 | |
| Stormwater | Permeable Pavers Crosswalks | 2018 | \$176,685 | |
| Parks & Recreation | Recreation Park Pedestrian Bridge Replacements | 2018 | \$55,000 | |
| Sanitary | Evan Brook Sewer Repair | 2019 | \$18,000 | |
| Buildings & Grounds | Municipal Circle Light Replacement | 2019 | \$50,000 | |
| Stormwater | Culvert Replacement | 2019 | \$35,000 | |

| Status of Capital Improvements - Projects finalized out and accepted by City Council | | | | | | |
|--|---|-------------|---------------|-------------------|-----------------|--|
| Category | Project | Fiscal Year | Budget Amount | Total Expenditure | Remaining Funds | Additional Notes |
| Buildings & Grounds | City Hall Lower Level Fire Suppression Modification | 2016 | \$45,000 | N/A | N/A | Recommend reprogramming as staff further investigates additional record storage alternatives |
| Buildings & Grounds | Police Firing Range | 2016 | \$46,842 | N/A | N/A | Jan. 28, 2019 Moved to the Restricted Revenue Fund for future lease expenses |
| Parks & Recreation | Ward Park Shelter Facility | 2017 | \$6,500 | \$2,647 | \$3,853 | Completed in-house, final acceptance not required; proj 289 |
| Parks & Recreation | Raymore Arboretum | 2017 | \$10,000 | \$7,875 | \$2,125 | Completed in-house, final acceptance not required; proj 300 |
| Buildings & Grounds | City Hall Phone System | 2017 | \$45,000 | \$46,147 | -\$1,147 | Accepted Oct, 8, 2018 |
| Stormwater | FY17 Stormwater Improvements | 2017 | \$74,000 | \$77,691 | -\$3,691 | Resolution 18-32 June 11, 2018; proj 278 |
| Sanitary | Silvertop Sewer Replacement | 2017 | \$69,247 | \$60,062 | \$9,185 | Bill 3299 9/26/17 increased budget by \$9,247. Resolution 18-50 Sept 24, 2018; proj 274 |
| Buildings & Grounds | Security Cameras at Parks & Public Works | 2017 | \$35,000 | \$32,059 | \$2,941 | proj 280 |
| Buildings & Grounds | Internet and Public Wifi in the Parks | 2017 | \$33,500 | \$15,312 | \$18,188 | proj 297 |
| Transportation | Annual Curb Replacement Program | 2018 | \$400,000 | \$398,954 | \$1,046 | proj 294 |
| Stormwater | Annual Curb Replacement Program | 2018 | \$100,000 | \$100,000 | \$0 | proj 294 |
| Parks & Recreation | Recreation Park Pedestrian Safety E | 2018 | \$100,000 | \$100,412 | -\$412 | Resolution 18-65, Oct. 22, 2018; proj 291 |
| Transportation | Annual Sidewalk Program | 2018 | \$117,000 | \$92,786 | \$24,214 | Resolution 19-06, Jan. 28, 2019; proj 310 |
| Sanitary | Owen Good Overflow Valve Replace | 2018 | \$30,000 | \$29,899 | \$101 | Resolution 19-09 Feb 11, 2019; proj 312; C/O 1 of \$2,916 paid from Fund 50 so project didn't go over. Actual project cost \$32,814.60 |
| Sanitary | Lift Station Emergency Generators | 2018 | \$94,500 | \$64,793 | \$29,707 | Purchased through the MARC Regional Purchasing Cooperative |
| Stormwater | Annual Curb Replacement Program | 2018 | \$100,000 | \$100,000 | \$0 | Resolution 18-70, Nov 26,2018; proj 294 |
| Transportation | Annual Curb Replacement Program | 2018 | \$400,000 | \$398,954 | \$1,046 | Resolution 18-70, Nov 26,2019; proj 294 |
| Transportation | Annual Street Preservation Program | 2018 | \$800,000 | \$799,185 | \$815 | Resolution 19-22, May 13, 2019; proj 296 |
| Transportation | Maintenance of Thoroughfare Routes | 2018 | \$125,000 | \$125,000 | \$0 | Resolution 19-22, May 13, 2020; proj 296 |

| Status of Capital Improvements - Projects finalized out and accepted by City Council | | | | | | |
|--|---|-------------|---------------|-------------------|-----------------|--|
| Category | Project | Fiscal Year | Budget Amount | Total Expenditure | Remaining Funds | Additional Notes |
| Water | Star Drive Water Main | 2019 | \$53,000 | \$29,859 | \$23,141 | Completed as an emergency repair, site resoration still to be completed. PO19-9643; proj 324 |
| Stormwater | Storm/Sanitary Sewer Camera | 2019 | \$110,000 | \$108,830 | \$1,170 | split 50/50 between fund 46 & fund 54 |
| Buildings & Grounds | Building Door Access System | 2019 | \$36,000 | \$42,074 | -\$6,074 | PO 19-9651 |
| Transportation | Hubach Hill Road Street Light | 2018 | \$8,000 | | | proj 309 |
| Transportation | Johnston Drive Street Light | 2018 | \$8,000 | | | |
| Transportation | Street Light Installation | 2018 | \$15,000 | | | 163rd & Creekmoor Clubhouse |
| Buildings & Grounds | Parks Maintenance Facility Door Access System | 2019 | \$8,400 | | | |
| Parks & Recreation | Projector and Screen Raymore Activity Center | 2019 | \$13,200 | | | |
| Parks & Recreation | Recreation Park Ballfield Lights | 2019 | \$90,000 | | | |

| Status of Capital Improvements - Projects finalized out and accepted by City Council | | | | | | | | | | |
|--|--|-------------|-------------|--------------------|----------------------|-----------------------|-------------------------|-------------------|-----------------|------------------|
| Category | Project | Fiscal Year | Bond Amount | GO Premium Applied | GO Interest Earnings | Capital Funds Applied | Total Funding Available | Total Expenditure | Remaining Funds | Additional Notes |
| Parks GO Bond | Centerview | 2017 | \$1,500,000 | \$200,000 | | \$1,815,250 | \$3,515,250 | \$3,611,409 | -\$96,159 | proj 227 |
| Parks GO Bond | Activity Center at Recreation Park | 2017 | \$2,843,000 | \$109,573 | \$115,118 | \$278,758 | \$3,346,449 | | | proj 229 |
| Parks GO Bond | Hawk Ridge Park Additional Signage | 2017 | \$85,000 | \$198,227 | | | \$283,227 | | | proj 253 |
| Parks GO Bond | Hawk Ridge Park Amphitheater | 2017 | \$675,100 | | | | \$675,100 | | | proj 253 |
| Parks GO Bond | Hawk Ridge Park Parking Lot Expansion & ADA Playground | 2017 | \$700,000 | | | | \$700,000 | | | proj 253 |
| Parks GO Bond | Recreation Park Trail Rehabilitation | 2017 | \$55,000 | | | | \$55,000 | \$55,000 | | proj 237-205 |
| Parks GO Bond | T.B. Hanna Station Amenities | 2017 | \$600,000 | | | \$301,500 | \$901,500 | | | |
| Transportation GO Bond | Foxridge Drive | 2016 | \$700,000 | | | | \$700,000 | \$701,110 | -\$1,110 | proj 249 |
| Transportation GO Bond | Johnston Drive | 2016 | \$350,000 | \$80,000 | | \$54,750 | \$484,750 | \$437,538 | \$47,212 | proj 243 |
| Transportation GO Bond | Kentucky Construction | 2016 | \$700,000 | \$199,669 | \$22,160 | | \$921,829 | \$67,851 | \$853,978 | proj 242 |
| Transportation GO Bond | 58 Highway Overlay | 2016 | \$1,400,000 | | | | \$1,400,000 | \$1,335,604 | \$64,396 | proj 245 |



MONTHLY REPORT SEPTEMBER 2019

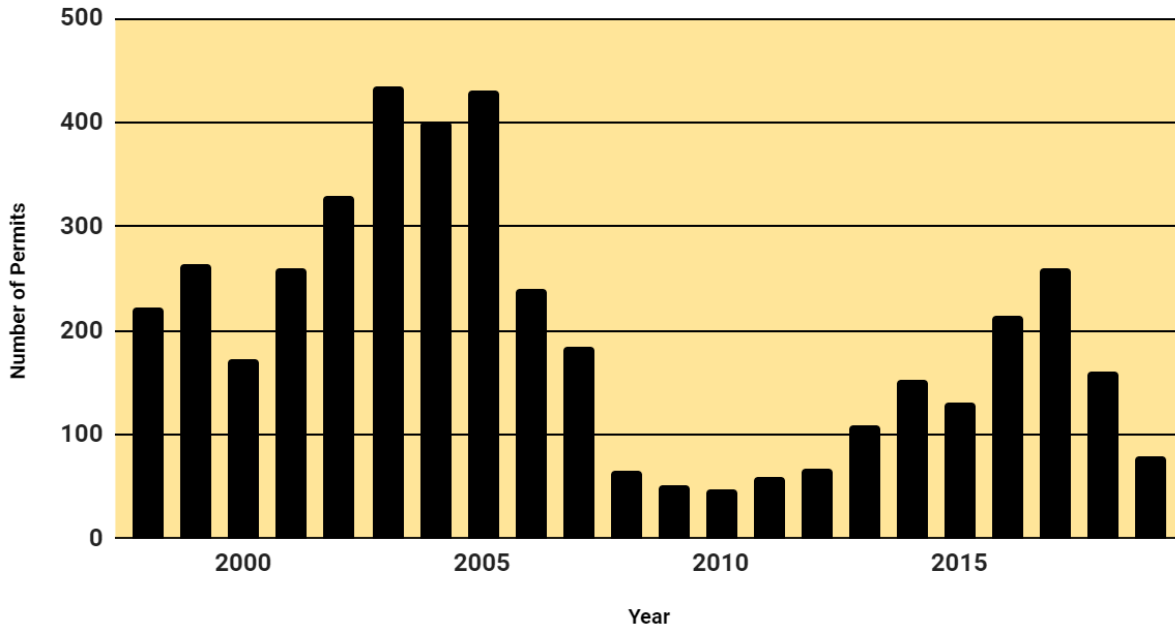
Building Permit Activity

| Type of Permit | Sept 2019 | 2019 YTD | 2018 YTD | 2018 Total |
|--|-------------|--------------|--------------|--------------|
| Detached Single-Family Residential | 16 | 106 | 125 | 153 |
| Attached Single-Family Residential | 0 | 0 | 44 | 44 |
| Multi-Family Residential | 0 | 0 | 0 | 0 |
| Miscellaneous Residential (deck; roof) | 75 | 580 | 462 | 604 |
| Commercial - New, Additions, Alterations | 3 | 17 | 16 | 17 |
| Sign Permits | 5 | 38 | 34 | 63 |
| Inspections | Sept 2019 | 2019 YTD | 2018 YTD | 2018 Total |
| Total # of Inspections | 352 | 2,888 | 4,476 | 5,947 |
| Valuation | Sept 2019 | 2019 YTD | 2018 YTD | 2018 Total |
| Total Residential Permit Valuation | \$4,264,700 | \$25,993,900 | \$35,924,300 | \$41,964,900 |
| Total Commercial Permit Valuation | \$18,500 | \$1,801,300 | \$5,218,050 | \$5,222,550 |

Additional Building Activity:

- Construction continues on the new self-storage facility at 308 E. Walnut Street.
- Construction continues on the expansion to Benton House of Raymore
- Building Plan review commenced on The Lofts at Fox Ridge apartment community

Single Family Building Permits



Code Enforcement Activity

| Code Activity | Sept 2019 | 2019 YTD | 2018 YTD | 2018 Total |
|--|-----------|----------|----------|------------|
| Code Enforcement Cases Opened | 72 | 503 | 389 | 461 |
| <i>Notices Mailed</i> | | | | |
| -Tall Grass/Weeds | 17 | 128 | 141 | 147 |
| - Inoperable Vehicles | 15 | 80 | 42 | 54 |
| - Junk/Trash/Debris in Yard | 13 | 107 | 77 | 96 |
| - Object placed in right-of-way | 1 | 14 | 18 | 26 |
| - Parking of vehicles in front yard | 3 | 11 | 30 | 36 |
| - Exterior home maintenance | 6 | 25 | 28 | 35 |
| - Other (trash at curb early; signs; etc) | 0 | 2 | 30 | 38 |
| Properties mowed by City Contractor | 12 | 64 | 47 | 56 |
| Abatement of violations (silt fence repaired; trees removed; stagnant pools emptied; debris removed) | 0 | 8 | 0 | 0 |
| Signs in right-of-way removed | 53 | 243 | 362 | 473 |
| Violations abated by Code Officer | 17 | 94 | 50 | 60 |

Development Activity

Current Projects

- Conway Place Rezoning and Preliminary Development Plan (currently on hold)
- Foxridge Business Park Final Plat (southwest corner of 58 Hwy & Fox Ridge Drive) (currently on hold)
- Edgewater at Creekmoor 7th Final Plat (currently on hold)
- The Venue of The Good Ranch (204 attached single-family units on Dean at North Cass Parkway)
- Grant Park Villas Rezoning C-2 to R-3B (southeast corner of Grant Drive and Adams Street)
- Compass Health Site Plan, east of Sunset Lane, north of 58 Highway

| | As of Sept 30, 2019 | As of Sept 30, 2018 | As of Sept 30, 2017 |
|---|---------------------|---------------------|---------------------|
| Homes currently under construction | 150 | 211 | 247 |
| Total number of Undeveloped Lots Available (site ready for issuance of a permit for a new home) | 330 | 395 | 475 |
| Total number of dwelling units in City | 8,630 | 8,431 | 8,132 |

Actions of Boards, Commission, and City Council

City Council

September 9, 2019

- Approved on 2nd reading the vacation of 2 remnant pieces of right-of-way in the Remington Subdivision off Hampton Drive
- Approved on 2nd reading the Rezoning for The Venue of The Good Ranch
- Approved on 2nd reading the award of contract on the Universal Design Pilot Project
- Held public hearings on 4 undeveloped lots that met the threshold requirement to have sidewalk installed

September 16, 2019 work session

- Presentation from Zimmerman Properties on a proposed 48-unit age-restricted Low Income Housing Tax Credit project

September 23, 2019

- Authorized City staff to have sidewalk installed on the 4 undeveloped lots that met the threshold requirement
- Approved a resolution of support for the application by Zimmerman Properties for Low Income Housing Tax Credits for the proposed Grant Park Villas age-restricted apartments

Planning and Zoning Commission

September 3, 2019

- Recommended approval of the FY 2020-2024 Capital Improvement Program

Upcoming Meetings – October & November

October 1, 2019 Planning and Zoning Commission

- No applications currently filed.

October 14, 2019 City Council

- 1st reading - Vacation of remnant right-of-way easements for temporary cul-de-sacs in the Cunningham at Creekmoor subdivision

October 15, 2019 Planning and Zoning Commission

- Rezoning from C-2 "General Commercial District" to R-3B "Apartment Community District 3.8+ acres located at the southeast corner of Grant Drive and Adams Street for the proposed Grant Park Villas age-restricted apartments.

October 28, 2019 City Council

- 1st reading - proposed rezoning from C-2 "General Commercial District" to R-3B "Apartment Community District 3.8+ acres located at the southeast corner of Grant Drive and Adams Street for the proposed Grant Park Villas age-restricted apartments.
- 1st reading - proposed rezoning from BP "Business Park District" to PUD "Planned Unit Development District" 136+ acres located south of North Cass Parkway, east of I-49 for the proposed Industrial Park
- 2nd reading - Vacation of remnant right-of-way easements for temporary cul-de-sacs in the Cunningham at Creekmoor subdivision

November 4, 2019 Joint Meeting of City Council and Planning and Zoning Commission

- Presentation from Ady Advantage on Economic Development 101

November 5, 2019 Planning and Zoning Commission

- Compass Health Site Plan, east side of Sunset Lane, north of 58 Highway

November 11, 2019 City Council

- Veterans Day - meeting cancelled

November 19, 2019 Planning and Zoning Commission

- No applications currently filed

November 25, 2019 City Council

- 2nd reading - proposed rezoning from C-2 "General Commercial District" to R-3B "Apartment Community District 3.8+ acres located at the southeast corner of Grant Drive and Adams Street for the proposed Grant Park Villas age-restricted apartments.
- 2nd reading - proposed rezoning from BP "Business Park District" to PUD "Planned Unit Development District" 136+ acres located south of North Cass Parkway, east of I-49 for the proposed Industrial Park

Department Activities

- Staff continues to work on an ordinance to ensure compliance with the Uniform Small Wireless Facility Deployment Act approved by the Missouri General Assembly in 2018. The ordinance will provide regulations for installation of wireless facilities within the City right-of-way
- Associate Planner David Gress attended the quarterly Planner's Roundtable meeting sponsored by the Mid-America Regional Council.
- Associate Planner David Gress participated in the Kansas City Regional Safe Routes to School Summit sponsored by BikeWalk KC.
- Associate Planner David Gress attended the 2020 Census Complete Count Committee meeting hosted by the Mid-America Regional Council.
- Associate Planner David Gress participated in the Mid-America Regional Council Solid Waste Management District Board meeting.
- Director Jim Cadoret presented to the Kansas City Communities for All Ages Advisory Board on how Raymore has incorporated the principles of the initiative into its planning activities.
- Associate Planner David Gress presented information on the City Communities for All Ages work to the Mid-America Regional Council Total Transportation Policy Committee.
- Director Jim Cadoret and Associate Planner David Gress participated in the monthly meeting of the Cass County Non-Profits Coalition.
- Associate Planner David Gress presented the City's Universal Design Pilot Project to the Communities for All Ages Participating Communities Coalition.
- Director Jim Cadoret and Associate Planner David Gress met with representatives from RSP who are working on gathering development data for the Raymore - Peculiar School District Facility Planning effort.
- The Planning and Zoning Commission has cancelled its Oct. 1 meeting.
- A Good Neighbor meeting was held for the proposed Grant Park Villas senior apartment development proposed for the southeast corner of Adams Street and Grant Street. The Planning and Zoning Commission will consider the rezoning application for the property on Oct. 15.

- Director Jim Cadoret attended the monthly Chamber of Commerce luncheon.
- Building Official Jon Woerner met with the Building Code Task Force created to assist in the review of the 2018 International Building Codes for possible adoption by the City.
- Staff updated the [Development Guide](#) that is utilized by businesses and developers looking to expand or develop in the City.

GIS Activities

- ArcGIS Online (AGO) organization update fro new user
- Addressing of subdivisions & utilities as needed
- Mapping/dissemination of public infrastructure & metadata
- Update of scripting for task(s) & addition of new task for GraniteNET
- Reporting for 2020 Census New Construction Program
- Attended Missouri Geographic Information Systems Advisory Council (MGISAC) seminar on Geospatial Metadata Standards
- Reporting from AGO as requested for Public Works operations (Water Meters & Streetlights)
- Continue to publish services and describe content on ArcGIS Server and in ArcGIS Enterprise Portal
- Maps/reports/data products & application development as requested internally & externally
- Continue to report network security issues

Municipal Division Summary Reporting

17th Judicial Circuit - Cass County - Raymore Municipal Division

I. COURT INFORMATION

| | | |
|---|---|---|
| Reporting Period: | | |
| September | 2019 | Court activity occurred in reporting period: Yes |
| Clerk's Physical Address: | Mailing Address: | Vendor |
| 100 Municipal Circle Raymore, MO 64083 | 100 Municipal Circle Raymore, MO 64083 | Incode (Tyler Technologies) |
| Telephone Number: | Fax Number: | |
| (816) 331-1712 | | |
| Prepared by: | Prepared by E-mail Address: | Municipal Judge(s) Active During Reporting Period: |
| Donna Furr-Court Administrator | donna.r.furr@courts.mo.gov | Ross Nigro |

| II. MONTHLY CASELOAD INFORMATION | Alcohol & Drug Related Traffic | Other Traffic | Non-Traffic Ordinance |
|---|--------------------------------|---------------|-----------------------|
| A. Cases (citations / informations) pending at start of month | 51 | 1,329 | 634 |
| B. Cases (citations / informations) filed | 8 | 166 | 51 |
| C. Cases (citations / informations) disposed | | | |
| 1. jury trial (Springfield, Jefferson County, and St. Louis County only) | 0 | 0 | 0 |
| 2. court / bench trial - GUILTY | 0 | 0 | 0 |
| 3. court / bench trial - NOT GUILTY | 0 | 1 | 0 |
| 4. plea of GUILTY in court | 5 | 152 | 25 |
| 5. violations Bureau Citations (i.e., written plea of guilty) and bond forfeitures by court order (as payment of fines / costs) | 0 | 24 | 8 |
| 6. dismissed by court | 0 | 14 | 2 |
| 7. nolle prosequi | 1 | 12 | 13 |
| 8. certified for jury trial (not heard in the Municipal Division) | 0 | 0 | 0 |
| 9. TOTAL CASE DISPOSITIONS | 6 | 203 | 48 |
| D. Cases (citations / informations) pending at end of month [pending caseload = (A + B) – C9] | 53 | 1,292 | 637 |
| E. Trial de Novo and / or appeal applications filed | 0 | 0 | 0 |

| III. WARRANT INFORMATION (pre- & post-disposition) | | IV. PARKING TICKETS | |
|--|-------|--|--|
| 1. # Issued during reporting period: | 222 | Does court staff process parking tickets? No | |
| 2. # Served/withdrawn during reporting period: | 105 | 1. # Issued during reporting period: | |
| 3. # Outstanding at end of reporting period: | 1,490 | | |

| V. DISBURSEMENTS | |
|--|--------------------|
| Excess Revenue (minor traffic and municipal ordinance violations, subject to the excess revenue percentage limitation) | |
| Fines – Excess Revenue | \$15,884.00 |
| Clerk Fee – Excess Revenue | \$1,627.50 |
| Crime Victims Compensation (CVC) Fund surcharge – Paid to City/Excess Revenue | \$49.95 |
| Bond forfeitures (paid to city) – Excess Revenue | \$332.00 |
| Total Excess Revenue | \$17,893.45 |
| Other Revenue (non-minor traffic and ordinance violations, not subject to the excess revenue percentage limitation) | |
| Fines – Other | \$9,023.70 |
| Clerk Fee – Other | \$664.85 |
| Judicial Education Fund (JEF) Court does not retain funds for JEF: Yes | |
| Peace Officer Standards and Training (POST) Commission surcharge | \$190.00 |
| Crime Victims Compensation (CVC) Fund surcharge – Paid to State | \$1,354.70 |
| Crime Victims Compensation (CVC) Fund surcharge – Paid to City/Other | \$20.35 |
| Law Enforcement Training (LET) Fund surcharge | \$384.06 |
| Domestic Violence Shelter surcharge | \$755.50 |
| Inmate Prisoner Detainee Security Fund surcharge | \$382.09 |
| Sheriffs' Retirement Fund (SRF) surcharge | \$0.00 |
| Restitution | \$0.00 |
| Parking ticket revenue (including penalties) | \$0.00 |
| Bond forfeitures (paid to city) – Other | \$1,175.70 |
| Total Other Revenue | \$13,950.95 |
| Other Disbursements: Enter below additional surcharges and/or fees not listed above. Designate if subject to the excess revenue percentage limitation. Examples include, but are not limited to, arrest costs, witness fees, and board bill/jail costs. | |
| DUI | \$200.00 |
| Total Other Disbursements | \$200.00 |
| Total Disbursements of Costs, Fees, Surcharges and Bonds Forfeited | \$32,044.40 |
| Bond Refunds | \$1,496.50 |
| Total Disbursements | \$33,540.90 |

Consent Agenda

THE RAYMORE CITY COUNCIL MET IN REGULAR SESSION MONDAY, SEPTEMBER 23, 2019 IN COUNCIL CHAMBERS AT 100 MUNICIPAL CIRCLE, RAYMORE, MISSOURI. MEMBERS PRESENT: MAYOR TURNBOW, COUNCILMEMBERS BARBER, BERENDZEN, BURKE, HOLMAN, JACOBSON, AND TOWNSEND, CITY MANAGER JIM FEUERBORN, CITY ATTORNEY JONATHAN ZERR, AND CITY CLERK JEANIE WOERNER.

- 1. Call To Order.** Mayor Turnbow called the regular meeting to order at 7:00 p.m.
- 2. Roll Call.** City Clerk Jeanie Woerner called roll; quorum present to conduct business. Councilmembers Abdelgawad and Circo absent.
- 3. Pledge of Allegiance.**
- 4. Presentations/Awards.**
- 5. Personal Appearances.**
- 6. Staff Reports.**

Public Works Director Mike Krass reported on statistics from the recent household hazardous waste event sponsored by Mid-America Regional Council (MARC).

Councilmember Holman asked for a status update in the near future on road conditions.

Communication Specialist Melissa Harmer advised Council that the City has been awarded a grant by MARC, Solid Waste Management District, through their outreach program for three recycling stations that will be used during special events held in Raymore's City parks.

- 7. Committee Reports.**
- 8. Consent Agenda.**

A. City Council Minutes, September 9, 2019

B. Resolution 19-53, Public Works Roof Project - Acceptance and Final Payment

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the Consent Agenda as presented.

DISCUSSION: None

| | | |
|--------------|--------------------------|--------|
| VOTE: | Councilmember Abdelgawad | Absent |
| | Councilmember Barber | Aye |
| | Councilmember Berendzen | Aye |
| | Councilmember Burke, III | Aye |
| | Councilmember Circo | Absent |
| | Councilmember Holman | Aye |

Councilmember Jacobson Aye
Councilmember Townsend Aye

9. Unfinished Business. Second Readings.

10. New Business. First Readings.

A. Amending the Schedule of Fees (public hearing)

RESOLUTION 19-52: "A RESOLUTION OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE SCHEDULE OF FEES."

City Clerk Jeanie Woerner conducted the reading of Resolution 19-52 by title only.

Mayor Turnbow opened the public hearing at 7:07 p.m. and called for a staff report.

Finance Director Elisa Williams stated staff has completed its annual review of the current Schedule of Fees and has prepared an amendment for fee items that have been added or amended to better address existing programs. Included is the increase in the Excise Tax fees by the construction cost index (CCI) recommended in July 2019 by the License Tax Review Committee and the change in water and sewer fees as presented at the August 5, 2019 work session for the annual rate model discussion. The Schedule also includes rates for the residential waste contract approved in June 2019.

Mayor Turnbow opened the floor for public comment and hearing none, closed the public hearing at 7:08 p.m.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the reading of Resolution 19-52 by title only.

DISCUSSION: Councilmember Holman noted only three fees were changed based on cost of service.

VOTE:

| | |
|--------------------------|--------|
| Councilmember Abdelgawad | Absent |
| Councilmember Barber | Aye |
| Councilmember Berendzen | Aye |
| Councilmember Burke, III | Aye |
| Councilmember Circo | Absent |
| Councilmember Holman | Aye |
| Councilmember Jacobson | Aye |
| Councilmember Townsend | Aye |

B. Support of Application to MHDC for Grant Park Villas

RESOLUTION 19-50: "A RESOLUTION IN SUPPORT OF THE APPLICATION TO THE MISSOURI HOUSING DEVELOPMENT COMMISSION FOR FINANCING THE GRANT PARK VILLAS IN RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Jeanie Woerner conducted the reading of Resolution 19-50 by title only.

Development Services Director Jim Cadoret provided a brief review of the staff report in the Council packet and introduced Jeff Beckler who will provide specific information to the request.

Jeff Beckler representing Zimmerman Properties, LLC presented specific information on a proposal for a two story, 48-unit senior housing rental development to be located on a 3.83 acre property on the east side of Adams Street, north of 58 Highway. He explained the intent is to apply for the Low Income Housing Tax Credit program (LIHTC) with the Missouri Housing Development Commission. Local support for the application is critical for approval. He asked Council for a Resolution in support of his application for this project.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the reading of Resolution 19-50 by title only.

DISCUSSION: Councilmember Holman asked if a Good Neighbor meeting will be held with surrounding property owners.

Mr. Cadoret stated because this project will require a reclassification for zoning, a Good Neighbor meeting will be held September 25, 2019. The Planning and Zoning Commission will consider the rezoning at their October 15, 2019 meeting.

| | | |
|--------------|--------------------------|--------|
| VOTE: | Councilmember Abdelgawad | Absent |
| | Councilmember Barber | Aye |
| | Councilmember Berendzen | Aye |
| | Councilmember Burke, III | Aye |
| | Councilmember Circo | Absent |
| | Councilmember Holman | Aye |
| | Councilmember Jacobson | Aye |
| | Councilmember Townsend | Aye |

C. Confirmation of Undeveloped Lots to Have Sidewalk Installed by City

RESOLUTION 19-51: "A RESOLUTION OF THE CITY OF RAYMORE, MISSOURI, CONFIRMING THE DECISION TO INSTALL SIDEWALK ON CERTAIN IDENTIFIED UNDEVELOPED LOTS AND AUTHORIZING CITY STAFF TO TAKE THE STEPS NECESSARY TO HAVE SIDEWALK INSTALLED."

City Clerk Jeanie Woerner conducted the reading of Resolution 19-51 by title only.

Development Services Director Jim Cadoret stated at the September 9, 2019 Council meeting, public hearings were conducted on four undeveloped lots on which the City will install sidewalk and levy a special assessment against the lot for the costs. This Resolution confirms the list of lots and authorizes City staff to proceed with the steps necessary to have the sidewalk installed. If approved, staff will contact the property owners to advise them of Council action and future steps for installation.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the reading of Resolution 19-51 by title only.

DISCUSSION: None

| | | |
|--------------|--------------------------|--------|
| VOTE: | Councilmember Abdelgawad | Absent |
| | Councilmember Barber | Aye |
| | Councilmember Berendzen | Aye |
| | Councilmember Burke, III | Aye |
| | Councilmember Circo | Absent |
| | Councilmember Holman | Aye |
| | Councilmember Jacobson | Aye |
| | Councilmember Townsend | Aye |

D. Grant of Easement - Realty Income Corporation

BILL 3486: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE GRANT OF EASEMENT RIGHTS TO REALTY INCOME CORPORATION OVER A DRIVEWAY EASEMENT, BEING PART OF TRACT B OF THE RAYMORE GALLERIA NORTH - FIRST PLAT, ALL IN THE CITY OF RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Jeanie Woerner conducted the first reading of Bill 3486 by title only.

City Attorney Jonathan Zerr provided a review of the staff report included in the Council packet. In 2015 a permanent access easement was granted by property owner Realty Income Corporation to the City of Raymore to provide a vehicle access connection between the property (northeast corner of Kentucky and 58 Highway) and the City road, referred to as relocated Kentucky Road. This easement allowed for a 2nd access to the Realty Income property when the direct access to the property off 58 Highway was eliminated. To ensure permanent access to the property, Realty Income is requesting direct rights to the easement access. The Grant of Easement Rights document secures those access rights.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the first reading of Bill 3486 by title only.

DISCUSSION: None

| | | |
|--------------|--------------------------|--------|
| VOTE: | Councilmember Abdelgawad | Absent |
| | Councilmember Barber | Aye |
| | Councilmember Berendzen | Aye |
| | Councilmember Burke, III | Aye |
| | Councilmember Circo | Absent |
| | Councilmember Holman | Aye |
| | Councilmember Jacobson | Aye |
| | Councilmember Townsend | Aye |

11. Public Comments.

12. Mayor/Council Communication.

Councilmember Berendzen and Barber thanked the sponsors and volunteers who participated in the Festival in the Park event.

Councilmember Holman welcomed the American Government high school students in attendance.

Mayor Turnbow recognized the Raymore-Peculiar marching band who recently placed third at the Carl Junction Marching Festival and congratulated Communication Specialist Melissa Harmer for being awarded the grant by MARC through their outreach program.

MOTION: By Councilmember Holman, second by Councilmember Barber to adjourn to Executive Session to discuss personnel matters as authorized by §610.021 (3).

| | | |
|------------------------|--------------------------|--------|
| ROLL CALL VOTE: | Councilmember Abdelgawad | Absent |
| | Councilmember Barber | Aye |
| | Councilmember Berendzen | Aye |
| | Councilmember Burke, III | Aye |
| | Councilmember Circo | Absent |
| | Councilmember Holman | Aye |
| | Councilmember Jacobson | Aye |
| | Councilmember Townsend | Aye |

The regular meeting of the Raymore City Council adjourned to Executive Session at 7:33 p.m.

13. Adjournment.

MOTION: By Councilmember Holman, second by Councilmember Townsend to adjourn.

DISCUSSION: None

| | | |
|--------------|--------------------------|--------|
| VOTE: | Councilmember Abdelgawad | Absent |
| | Councilmember Barber | Aye |

| | |
|--------------------------|--------|
| Councilmember Berendzen | Aye |
| Councilmember Burke, III | Aye |
| Councilmember Circo | Absent |
| Councilmember Holman | Aye |
| Councilmember Jacobson | Aye |
| Councilmember Townsend | Aye |

The regular meeting of the Raymore Council adjourned at 7:49 p.m.

Respectfully submitted,

Jeanie Woerner
City Clerk

RESOLUTION 19-54

"A RESOLUTION OF THE CITY OF RAYMORE, MISSOURI, ACCEPTING THE JEFFERSON STREET STORM SEWER REPLACEMENT PROJECT."

WHEREAS, the Contract specifies that funds be retained until satisfactory completion of the project; and

WHEREAS, the Director of Public Works has determined that the project has been satisfactorily completed in accordance with the project specifications.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The Jefferson Street Storm Sewer Replacement Project is accepted.

Section 2. The final payment in the amount of \$1,578 is approved.

Section 3. This Resolution shall become effective on and after the date of approval.

Section 4. Any Resolution or part thereof which conflicts with this Resolution shall be null and void.

DULY READ AND PASSED THIS 14TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature

RESOLUTION 19-55

"A RESOLUTION OF THE CITY OF RAYMORE, MISSOURI, ACCEPTING THE RECREATION PARK POND REHABILITATION PROJECT."

WHEREAS, the Contract specifies that funds be retained until satisfactory completion of the project; and

WHEREAS, the Director of Parks and Recreation has determined that the project has been satisfactorily completed in accordance with the project specifications.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The Recreation Park Pond Rehabilitation Project is accepted.

Section 2. The final payment in the amount of \$3,555 is approved.

Section 3. This Resolution shall become effective on and after the date of approval.

Section 4. Any Resolution or part thereof which conflicts with this Resolution shall be null and void.

DULY READ AND PASSED THIS 14TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature

RESOLUTION 19-56

"A RESOLUTION OF THE CITY OF RAYMORE, MISSOURI, ACCEPTING THE PUBLIC IMPROVEMENTS OF WESTBROOK AT CREEKMOOR 15TH PLAT."

WHEREAS, The Director of Public Works has determined that the project has been satisfactorily completed in accordance with the project specifications; and

WHEREAS, The Public Works and Development Services directors have visually inspected the site and found it to be in compliance with City of Raymore Code requirements.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The Public Improvements for Westbrook at Creekmoor 15th Plat are hereby accepted.

Section 2. This Resolution shall become effective on and after the date of passage.

Section 3. Any Resolution or part thereof which conflicts with this Resolution shall be null and void.

DULY READ AND PASSED THIS 14TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature

Unfinished Business



**CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM**

DATE: Sept. 23, 2019

SUBMITTED BY: Jonathan Zerr

DEPARTMENT: Legal

| | | | |
|---|-------------------------------------|---------------------------------------|---|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input type="checkbox"/> Public Hearing |
| <input type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Approval of Bill 3486 - Grant of Easement Rights

STRATEGIC PLAN GOAL/STRATEGY

Goal 3.3.4 - Ensure capital improvements, plans and regulations support Econ.Dev.

FINANCIAL IMPACT

Award To:
Amount of Request/Contract:
Amount Budgeted:
Funding Source/Account#:

PROJECT TIMELINE

| | |
|----------------------|--------------------|
| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|

STAFF RECOMMENDATION

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED

Grant of Easement Rights
Access Map

REVIEWED BY:

Jim Feuerborn

BACKGROUND / JUSTIFICATION

In 2015, a permanent access easement was granted to the City of Raymore to provide a vehicle access connection between the property owned by Realty Income Corporation (currently operating as China Star restaurant) and the City right-of-way (commonly identified as relocated Kentucky Road). This easement allowed for a 2nd access point to the Realty Income property when the direct access to the property off of 58 Highway was eliminated.

To ensure permanent access to the property, Realty Income Corporation is requesting that the City grant direct rights to the easement access. The requested Grant of Easement Rights presented with Bill 3486 will secure the access rights of Realty Income Corporation. The easement rights will be non-exclusive, thereby allowing both the City as well as Realty Income Corporation to fully access the easement area and requiring that any alteration in the use of the easement area be approved by both the City and Realty Income Corporation.

If approved, staff will arrange for the execution of the Grant of Easement Rights with the Cass County Recorder of Deeds.

BILL 3486

ORDINANCE

"AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE GRANT OF EASEMENT RIGHTS TO REALTY INCOME CORPORATION OVER A DRIVEWAY EASEMENT, BEING PART OF TRACT B OF THE RAYMORE GALLERIA NORTH - FIRST PLAT, ALL IN THE CITY OF RAYMORE, CASS COUNTY, MISSOURI."

WHEREAS, in 2015 the City acquired a permanent vehicle access easement connecting the property owned by Realty Income Corporation and the recently relocated Kentucky Road on the east; and

WHEREAS, to address increasing safety concerns identified at the intersection of 58 Highway and the recently relocated Kentucky Road, the City closed access onto 58 Highway leaving the easement as one of two access points onto the property; and

WHEREAS, Realty Income Corporation desires to secure non-exclusive easement rights to the permanent vehicle access easement held by the City so as to ensure the access points to their property, which is in the best interest of the City and Realty Income Corporation.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The City Council finds and declares it necessary, reasonable, proper and in the best interest to grant non-exclusive permanent vehicle access easement rights to Realty Income Corporation over a driveway easement being part of Tract B of the Raymore Galleria North - First Plat in the City of Raymore, Cass County, Missouri; more particularly described as follows:

All part of Tract B, Raymore Galleria North - First Plat, a subdivision of land in the Southwest Quarter of Section 8, Township 46, Range 32 West, of the 5th Principal Meridian in Raymore, Cass County, Missouri, being bounded and described as follows: Beginning at the Northwest corner of said Tract B; thence South 86°58'22" East, along the Northerly line of said Tract B, 26.76 feet to a point on the Westerly right-of-way line of Kentucky Avenue, as now established; thence Southerly, along said right-of-way line, along a curve to the right, having an initial tangent bearing of South 04°44'29" East, with a radius of 500.00 feet, a central angle of 05°45'11" and an arc distance of 50.20 feet; thence North 86°58'22" West, 31.64 feet to a point on the Westerly line of said Tract B; thence North 03°42'43" East, along said Westerly line, 50.00 feet to the Point of Beginning.

The Permanent Access Easement contains 1,481 square feet or 0.03 acres, more or less.

Section 2. The City Council makes the findings of fact and accepts the recommendation by City staff.

Section 3. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

Section 4. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 23RD DAY OF SEPTEMBER, 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 14TH DAY OF OCTOBER, 2019 BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature

(Space Above This Line For Recording Data)

DOCUMENT COVER SHEET

Title of Document: GRANT OF EASEMENT RIGHTS

Date of Document: September __, 2019

Grantor: CITY OF RAYMORE, MISSOURI
100 Municipal Circle
Raymore, Missouri 64083

Grantee: REALTY INCOME CORPORATION
11995 El Camino Real
San Diego, California 92310

Legal Description: See Exhibit A

Book/Page: Book 03882, Page 0072

THE TERMS "GRANTOR" AND "GRANTEE" AS USED IN THIS COVER PAGE ARE FOR RECORDING AND INDEXING PURPOSES ONLY, AND THE ATTACHED DOCUMENT ITSELF MAY REFER TO THE PARTIES BY OTHER DESIGNATIONS.

GRANT OF EASEMENT RIGHTS

This Grant of Easement Rights is made on this ____ day of September, 2019, by the CITY OF RAYMORE, MISSOURI, a municipal corporation with a mailing address of 100 Municipal Circle, Raymore, Missouri 64083 (the “City”), as Grantor, and REALTY INCOME CORPORATION, a Maryland corporation, with a mailing address of 11995 El Camino Real, San Diego, California 92310 (“RIC”) as Grantee.

RECITALS

WHEREAS, RIC owns approximately 2.76 acres of real property located at 1918 Foxwood Drive, Raymore, Missouri 64083 (the “RIC Parcel”) which parcel is labeled “unplatted” on **Exhibit B** attached hereto;

WHEREAS, the City acquired a Permanent Access Easement from North 58 Equity Partners, LLC dated March 30, 2015, recorded at Book 03882, Page 0072 in the Cass County Recorder of Deeds office (the “Access Easement”), as legally described on **Exhibit A** and depicted on **Exhibit B**.

WHEREAS, the purpose of the Access Easement was to provide access between Kentucky Road and the RIC Parcel, replacing direct access to Highway 58 that the City permanently closed on August 22, 2016 by City Ordinance No. 2016-068;

WHEREAS, the Access Easement does not prohibit assignment by the City and provides that the rights of the parties to the Access Easement includes successors and assigns;

WHEREAS, the City desires to grant rights in the Access Easement so that RIC has direct rights in the Access Easement.

NOW, THEREFORE, in consideration of the sum of Ten Dollars (\$10.00) and the foregoing recitals, the mutual covenants of the Parties set forth herein and for other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, the Parties hereby agree as follows:

1. Grant of Rights. City hereby grants to RIC the permanent, non-exclusive right to the Access Easement, to use for all of the purposes provided for in the Access Easement.
2. Reservation of Rights and Non-Interference. The City reserves its rights in the Access Easement and agrees that the City shall not take any action to obstruct vehicular access across the Access Easement by RIC, its agents, employees, independent contractors, and invitees, or to terminate or vacate the Access Easement.
3. Agreement as to Conditions and Covenants. RIC hereby accepts the rights granted in the Access Easement and agrees to abide by the condition and the covenants contained in the Access Easement, provided however, that RIC shall not have any obligation to construct, reconstruct, maintain, or repair any improvements in the Access Easement.

4. Maintenance of the Access Easement. The City shall remain obligated to maintain and repair fences, sidewalks, roadways, pavements, and curbs within the Access Easement.
5. Traffic Enforcement. Nothing shall prevent the City from adopting an ordinance, posting signs, and enforcing a prohibition against using the Access Easement or RIC's real property for cutting through to avoid traffic.

[Signature Pages Follow]

IN WITNESS WHEREOF, the parties have executed this Grant of Easement Rights as of the day and year first above written.

GRANTOR:

CITY OF RAYMORE, MISSOURI, a municipal corporation

By: _____
Name: Kristofer P. Turnbow
Title: Mayor

Attest:

Jeanie Woerner, City Clerk

ACKNOWLEDGMENT

STATE OF MISSOURI)
) SS.
CASS COUNTY)

On this ____ day of September, 2019, before me, a Notary Public in and for said State, personally appeared Kristofer P. Turnbow, the Mayor of the City of Raymore, Missouri, known to me to be the person who executed the within Grant of Easement Rights on behalf of said City of Raymore and acknowledged to me that he executed the same for the purposes therein stated.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, the day and year first above written.

Notary Public

My Commission Expires:

GRANTEE:

REALTY INCOME CORPORATION, a Maryland corporation

By: _____

Name: Michael R. Pfeiffer

Title: Executive Vice President/General Counsel

ACKNOWLEDGMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

On ____, September, 2019 before me, _____, Notary Public, personally appeared _____, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

EXHIBIT A

Legal Description

All part of Tract B, Raymore Galleria North – First Plat, a subdivision of land in the Southwest Quarter of Section 8, Township 46 North, Range 32 West, of the 5th Principal Meridian in Raymore, Cass County, Missouri, being bounded and described as follows: Beginning at the Northwest corner of said Tract B; thence South 86°58'22" East, along the Northerly line of said Tract B, 26.76 feet to a point on the Westerly right-of-way line of Kentucky Avenue, as now established; thence Southerly, along said right-of-way line, along a curve to the right, having an initial tangent bearing of South 04°44'29" East, with a radius of 500.00 feet, a central angle of 05°45'11" and an arc distance of 50.20 feet; thence North 86°58'22" West, 31.64 feet to a point on the Westerly line of said Tract B; thence North 03°42'43" East, along said Westerly line, 50.00 feet to the Point of Beginning.

The Permanent Access Easement contains 1,481 square feet or 0.03 acres, more or less.

EXHIBIT B



z:\ss\12\12085-Raymore Galleria North Access Easement.dwg



LUTJEN

1811 S. Grand Blvd.
 St. Louis, MO 63104
 (314) 433-1100
 www.lutjen.com

Surveying
 Engineering
 Professional Services

Exhibit A

ACCESS EASEMENT

**RAYMORE GALLERIA NORTH
 FIRST PLAT**

RAYMORE, CASS COUNTY, MISSOURI



Raymore Info. Source: Esri, DigitalGlobe, GeoEye, Earthstar, CNES, Airbus, GeoEye, USDA, USGS, AeroGRID, IGN, and the GIS User Community

The City makes no warranty of any kind, expressed or implied, regarding fitness of information shown for a particular use.

New Business



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: October 14, 2019

SUBMITTED BY: Elisa Williams

DEPARTMENT: Finance

| | | | |
|---|-------------------------------------|---------------------------------------|--|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input checked="" type="checkbox"/> Public Hearing |
| <input type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Bill 3493 Approving the Fiscal Year 2020 Budget

STRATEGIC PLAN GOAL/STRATEGY

4.3.2: Establish a strong connection between the budget and strategic plan

FINANCIAL IMPACT

Award To:
Amount of Request/Contract:
Amount Budgeted:
Funding Source/Account#:

PROJECT TIMELINE

| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|
| Nov. 1, 2019 | Oct. 31, 2020 |

STAFF RECOMMENDATION

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission: Planning & Zoning Commission (CIP)
Date: Sept. 3, 2019
Action/Vote: Approval, 7-0

LIST OF REFERENCE DOCUMENTS ATTACHED

REVIEWED BY:

Jim Feuerborn

BACKGROUND / JUSTIFICATION

The City Manager transmitted the proposed Budget and Capital Improvement Program (CIP) to the City Council on Aug. 19, 2019. The Council had the opportunity to discuss the FY 2020 Budget and CIP at each Council work session following the presentation. The CIP was the subject of a public hearing by the Planning & Zoning Commission in September and that body recommended approval to the City Council.

The budget ordinance is presented as the City Manager's Proposed Budget.

BILL 3493

ORDINANCE

“AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE FISCAL YEAR 2020 BUDGET.”

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The annual budget of the City of Raymore, Missouri, for the Fiscal Year beginning on November 1, 2019, and ending October 31, 2020, is finally approved, adopted and appropriated by fund and the maximum amounts to be expended are as follows:

| | FY 2019-2020 |
|-------------------------------------|--------------------|
| General Fund (01) | |
| Administration | 1,336,407 |
| Information Technology | 633,976 |
| Economic Development | 193,464 |
| Development Services | 690,510 |
| Engineering | 421,283 |
| Streets | 828,992 |
| Stormwater | 310,536 |
| Buildings & Grounds | 377,956 |
| Municipal Court | 139,454 |
| Finance | 632,057 |
| Communications | 186,021 |
| Prosecuting Attorney | 24,400 |
| Police | 3,929,782 |
| Emergency Management | 135,805 |
| Total Expenditures | \$9,840,643 |
| Transfer to Park Fund | 100,000 |
| Total Transfers | 100,000 |
| Total General Fund | \$9,940,643 |
| Park Fund (25) | \$1,520,871 |
| General Obligation Debt (40) | \$2,102,185 |
| Vehicle Replacement (03) | \$449,939 |
| Restricted Revenue (04) | \$16,480 |
| Enterprise Fund (50) | |
| Water & Sewer Departments | 5,748,801 |
| Total Expenditures | \$5,748,801 |

| | |
|--|--------------------|
| Transfer to General Fund | 892,498 |
| Transfer to VERP Fund | 105,186 |
| Transfer to Ent. Cap Maint Fund | 600,000 |
| Total Transfers | \$1,597,684 |
| Total Enterprise Fund | \$7,346,485 |
| Capital Funds | |
| <i>(includes projects, debt service, and other operating expenditures)</i> | |
| 05 Building Equipment Replacement | 178,000 |
| 36 Transportation | 1,906,000 |
| 37 Excise Tax | 1,140,000 |
| 45 Capital Sales Tax | 1,302,498 |
| 46 Stormwater Sales Tax | 687,208 |
| 47 Parks Sales Tax | 813,000 |
| 52 Water Connection | 158,337 |
| 53 Sewer Connection | 533,337 |
| 54 Enterprise Capital Maintenance | 273,227 |
| Total Capital Funds | \$6,991,607 |

Section 2. The funds necessary for expenditure in the budget of the City of Raymore for the Fiscal Year beginning November 1, 2019, as summarized in Section 1, are hereby appropriated and set aside for the maintenance and operation of the various departments of the government of the City of Raymore, Missouri, together with the various activities and improvements set forth in said budget.

Section 3. The amount apportioned for each department as shown in the budget shall not be increased except by motion of the City Council duly made and adopted, but the objects of the expense comprising the total appropriation for any department may be increased or decreased at the discretion of the City Manager, providing that said adjustment shall not increase the total appropriation for the department.

Section 4. All portions of the final Fiscal Year 2019-20 budget book document prepared and submitted to the Mayor and City Council for consideration, as amended by the City Council prior to the adoption of this ordinance, are hereby adopted by reference, including all organizational charts, salary range charts, policies and procedures, and are made a part of this ordinance.

Section 5. All revenue of the City of Raymore not appropriated by this Ordinance and any amount appropriated by this Ordinance and not disbursed shall be expended or kept as directed by the City Council.

Section 6. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any

court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 14TH DAY OF OCTOBER 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 28TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer Turnbow, Mayor

Date of Signature



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: Oct. 14, 2019

SUBMITTED BY: Jonathan Zerr

DEPARTMENT: Legal

| | | | |
|---|-------------------------------------|---------------------------------------|--|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input checked="" type="checkbox"/> Public Hearing |
| <input type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Bill 3489 - Vacating Four (4) Temporary Street Right-of-Way Easements

STRATEGIC PLAN GOAL/STRATEGY

3.1.2 Focus Develop. Strategies on Opportunities that Align with Community Priorities

FINANCIAL IMPACT

Award To:
Amount of Request/Contract:
Amount Budgeted:
Funding Source/Account#:

PROJECT TIMELINE

| | |
|----------------------|--------------------|
| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|

STAFF RECOMMENDATION

Approve

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED

Application for Easement Vacation
Maps

REVIEWED BY:

Jim Feuerborn

BACKGROUND / JUSTIFICATION

Bill 3489 authorizes the the execution and recording of a Vacation of Easements document removing from the public record four (4) active temporary street right-of-way easements granted by Cooper Land Development, Inc., on Feb. 23, 2009. These easements were associated with the potential development of the Cunningham at Creekmoor First Plat, Lots 1 through 68 and Tracts A, B, C and D. The easements were established so that four (4) temporary cul-de-sacs could be constructed at the anticipated terminus of each road within the first plat. These cul-de-sacs were never constructed or utilized.

In 2017, the first plat was vacated by the developer, Cooper Land Development, Inc, who made the determination to develop the area in an alternative manner. The new development plans are reflected in the Cunningham at Creekmoor 2nd Plat and the Cunningham at Creekmoor 3rd Plat.

The roadways within the Cunningham at Creekmoor 2nd and 3rd Plats do not match those that were shown in the original first plat and therefore the easements are no longer necessary. Vacating the easements will remove any hindrance, or lasting encumbrances, on the properties being development with the Cunningham 2nd and 3rd Plats.

BILL 3489

ORDINANCE

"AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, VACATING EASEMENT RIGHTS, INCLUDING FOUR (4) SEPARATE TEMPORARY STREET RIGHT-OF-WAY EASEMENTS, GRANTED BY COOPER LAND DEVELOPMENT, INC."

WHEREAS, Cooper Land Development, Inc. is the owner and developer of the property directly affected by four (4) separate temporary street right-of-way easements; and

WHEREAS, the City is the grantee of the above-referenced temporary street right-of-way easements having acquired the same for public use; and

WHEREAS, the City has not utilized the easements and does not anticipate a future need for the utilization of the easements; and

WHEREAS, Cooper Land Development, Inc. has determined to develop the property encompassed within and surrounding the easements in a manner that will include an alternative street layout; and

WHEREAS, the City Council held a public hearing regarding the proposed easement vacation at 7:00 pm on October 14, 2019, after notice of said hearing was published in a newspaper of general circulation in the City at least 14 days prior; and

WHEREAS, the City Council has determined the proposed vacation of easement rights is in the best interest of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The City Council hereby finds and declares it necessary, reasonable and proper to vacate all of the easement right, particularly described as follows:

A. Temporary street right-of-way Easement executed by Thomas C. Oppenheim on behalf of Cooper Land Development, Inc., on February 23, 2009 and recorded in the Recorder of Deeds for Cass County, Missouri on February 24, 2009, as Document No. 427608 in Book 03203 at Page 0201 and legally defined as follows:

A PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02°29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 1486.27 FEET; THENCE NORTH 87°30'19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 635.37 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO

BE HEREIN DESCRIBED; THENCE SOUTH 26°33'29" EAST, A DISTANCE OF 7.06 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF SOUTH 86°36'02" EAST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 300°01'27", AND AN ARC LENGTH OF 261.82 FEET; THENCE NORTH 26°30'16" WEST, A DISTANCE OF 3.71 FEET; THENCE NORTH 59°34'46" EAST, A DISTANCE OF 50.09 FEET TO THE POINT OF BEGINNING, CONTAINING 7,897 SQUARE FEET.

B. Temporary street right-of-way easement executed by Thomas C. Oppenheim on behalf of Cooper Land Development, Inc., on February 23, 2009 and recorded in the Recorder of Deeds for Cass County, Missouri on February 24, 2009 as Document No. 427609 in Book 03203 at Page 0205 and legally defined as follows:

A PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02°29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 2,171.95 FEET; THENCE NORTH 87°30'19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 1,748.12 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO BE HEREIN DESCRIBED; THENCE SOUTH 17°59'35" WEST, A DISTANCE OF 36.46 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF SOUTH 52°01'50" EAST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 299°44'59", AND AN ARC LENGTH OF 261.58 FEET; THENCE NORTH 65°28'10" EAST, A DISTANCE OF 67.03 FEET TO THE POINT OF BEGINNING.

C. Temporary street right-of-way easement executed by Thomas C. Oppenheim on behalf of Cooper Land Development, Inc., on February 23, 2009 and recorded in the Recorder of Deeds for Cass County, Missouri on February 24, 2009 as Document No. 427610 in Book 03203 at Page 0209 and legally defined as follows:

A PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02°29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 1052.14 FEET; THENCE NORTH 87°30'19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 1910.47 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO BE HEREIN DESCRIBED; THENCE NORTH 70°25'42" WEST, A DISTANCE OF 50.00 FEET; THENCE NORTH 19°34'16" EAST, A DISTANCE OF 6.70 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF NORTH 40°25'41" WEST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 300°00'00", AND AN ARC LENGTH OF 261.80 FEET; THENCE SOUTH 19°34'16" WEST, A DISTANCE OF 6.70 FEET TO THE POINT OF BEGINNING, CONTAINING 7,962 SQUARE FEET.

D. Temporary street right-of-way easement executed by Thomas C. Oppenheim on behalf of Cooper Land Development, Inc., on February 23, 2009 and recorded in the Recorder of Deeds for Cass County, Missouri on February 24, 2009 as Document No. 427611 in Book 03203 at Page 0213 and legally defined as follows:

A PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02°29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 639.74 FEET; THENCE NORTH 87°30'19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 1170.13 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO BE HEREIN DESCRIBED; THENCE NORTH 69°10'18" WEST, A DISTANCE OF 50.00 FEET; THENCE NORTH 19°57'52" EAST, A DISTANCE OF 5.29 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF NORTH 47°24'02" WEST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 299°38'58", AND AN ARC LENGTH OF 261.49 FEET; THENCE SOUTH 19°13'13" WEST, A DISTANCE OF 12.65 FEET TO THE POINT OF BEGINNING.

Section 2. Acceptance of Finding. The City Council makes the findings of fact and accepts the recommendation by City staff.

Section 3. Reversionary Rights. The statutory right of reversion in the owners of the abutting property is confirmed, as is provided by the laws of the State of Missouri, and the Mayor and the Clerk of the City are authorized to execute all necessary instruments required to confirm the reversionary rights of the owners of property abutting on the area vacated, as described in Section 1 of this Ordinance.

Section 4. Recordation of Vacation. The City Council authorizes and directs the City Manager show approval of the vacation of the easements identified by executing a Vacation of Easements in recordable format and to record the same with the Cass County Recorder of Deeds.

Section 5. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

Section 6. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 14TH DAY OF OCTOBER, 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 28TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

Jean Woerner, City Clerk

APPROVE:

Kristofer P. Turnbow, Mayor

Date of Signature



100 Municipal Circle
Raymore, MO 64083

Phone: 816-331-1803
Fax: 816-331-8067

APPLICATION FOR EASEMENT VACATION

**FOR OFFICE
USE ONLY:**

Case Number: _____ Staff Planner: _____
P&Z Date: _____ CC 1st Date: _____ CC 2nd Date: _____

APPLICANT/OWNER INFORMATION

Applicant Name: City of Raymore, MO **Company:** Development Services
Street Address: 100 Municipal Circle **City:** Raymore **State:** MO **Zip:** 64083
Telephone: (816) 331-1803 **Fax:** (816) 892-3080 **E-Mail:** jscadoret@raymore.com

Property Owner Name (if different than applicant): Cooper Land Development, Inc.
Street Address: 903 North 47th Street **City:** Rogers **State:** AR **Zip:** 72756
Telephone: (479) 246-6690 **Fax:** (479) 246-6695 **E-Mail:** ageorge@ccias.com

Firm Preparing Exhibits: Kapke & Willerth **Contact:** Jonathan S. Zerr
Street Address: 3304 NE Ralph Powell Rd. **City:** Lee's Summit **State:** MO **Zip:** 64064
Telephone: (816) 461-3800 **Fax:** (816) 254-8014 **E-Mail:** jsz@kapkewillerth.com

*All correspondence on this application should be sent to (check one): Applicant Property Owner Firm

VACATION REQUEST

The applicant is hereby requesting the vacation of the property generally described as : _____
See attached Exhibit "A"

PROJECT DETAILS

Property Area in Acres and/or Square Feet: See attached Exhibit "B"
Plat in Which the Property is Located: See attached Exhibit "C"
Present Use of Surrounding Property: Residential

APPLICATION FOR EASEMENT VACATION (2)

APPLICANT'S DECLARATION

My application consists of the following items and information necessary for a complete application:

- | | |
|--|--|
| <input checked="" type="checkbox"/> Completed Application Form | <input checked="" type="checkbox"/> Ownership affidavit OR owner(s) consent form (two-thirds of property owners) |
| <input checked="" type="checkbox"/> Attached Legal Description and Exhibit | <input checked="" type="checkbox"/> Required Fee: \$150.00 |

The following declarations are hereby made:

- The undersigned is the owner or authorized agent of the owner or the officers of a corporation or partnership.
- The applicant has discussed this application with a staff planner in the Development Services Department.
Planner: David Gress Date: 10/08/19
- The information presented and contained within this application is true and correct to the best of the undersigner(s) knowledge.

SIGNATURE OF OWNER(S) AND APPLICANT(S)

Printed Name: Anne Gibbons George, Associate General Counsel

Signature: _____ Date: _____

Subscribed and sworn to me on this Stamp:
the _____ day of _____ 20__
in the County of _____,
State of _____.

Notary Public: _____ My Commission Expires: _____

Printed Name: James Cadoret, Dir. Development Services

Signature: _____ Date: _____

Subscribed and sworn to me on this Stamp:
the _____ day of _____ 20__
in the County of _____,
State of _____.

Notary Public: _____ My Commission Expires: _____

OWNERSHIP AFFIDAVIT

STATE OF _____

COUNTY OF _____

Comes now, Anne Gibbons George, Associate General Counsel for Cooper Land Development, Inc., who being duly sworn upon her oath, does state that she is the authorized representative for Cooper Land Development, Inc., the owner of the property legally described in the easement vacation and acknowledges the submission of the application for easement vacation on said property under the City of Raymore Unified Development Code.

Dated this _____ day of _____, 20__

Signature of Owner

Printed Name

Subscribed and sworn to before me this _____ day of _____, 201__

Notary Public

My Commission Expires

EXHIBIT "A"

CITY OF RAYMORE, MISSOURI APPLICATION FOR EASEMENT VACATION Legal Descriptions

Application seeks to vacate ALL the easements identified in the Temporary Street Right of Way Easements executed on February 23, 2009 by Thomas C. Oppenheim on behalf of Cooper Land Development, Inc., for the benefit of the City of Raymore, Missouri, and recorded in the Recorder of Deeds for Cass County, Missouri on February 24, 2009 as Document Nos. 427608, 427609, 427610 and 427611 in Book 03203.

Tract 1 – Easement No. 1

A PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02°29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 1486.27 FEET; THENCE NORTH 87°30'19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 635.37 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO BE HEREIN DESCRIBED; THENCE SOUTH 26°33'29" EAST, A DISTANCE OF 7.06 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF SOUTH 86°36'02" EAST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 300°01'27", AND AN ARC LENGTH OF 261.82 FEET; THENCE NORTH 26°30'16" WEST, A DISTANCE OF 3.71 FEET; THENCE NORTH 59°34'46" EAST, A DISTANCE OF 50.09 FEET TO THE POINT OF BEGINNING, CONTAINING 7,897 SQUARE FEET.

Tract 2 – Easement No. 2

A PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST COMER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02 °29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 2,171.95 FEET; THENCE NORTH 87°30 ' 19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 1,748. 12 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO BE HEREIN DESCRIBED; THENCE SOUTH 17°59 '35" WEST, A DISTANCE OF 36 .46 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF SOUTH 52 °01'50" EAST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 299 °44'59", AND AN ARC LENGTH OF 2 6 1.58 FEET; THENCE NORTH 65 °28 ' 10" EAST, A DISTANCE OF 67.03 FEET TO THE POINT OF BEGINNING.

Tract 3 – Easement No. 3

AN PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02°29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 1052.14 FEET; THENCE NORTH 87°30'19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 1910.47 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO BE HEREIN DESCRIBED; THENCE NORTH 70°25'42" WEST, A DISTANCE OF 50.00 FEET; THENCE NORTH 19°34'16" EAST, A DISTANCE OF 6.70 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF NORTH 40°25'41" WEST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 300°00'00", AND AN ARC LENGTH OF 261.80 FEET; THENCE SOUTH 19°34'16" WEST, A DISTANCE OF 6.70 FEET TO THE POINT OF BEGINNING, CONTAINING 7,962 SQUARE FEET.

Tract 4 – Easement No. 4

AN PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 4, THENCE SOUTH 02°29'41" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 639.74 FEET; THENCE NORTH 87°30'19" WEST, DEPARTING SAID EAST LINE, A DISTANCE OF 1170.13 FEET TO THE POINT OF BEGINNING OF THE EASEMENT OF LAND TO BE HEREIN DESCRIBED; THENCE NORTH 69°10'18" WEST, A DISTANCE OF 50.00 FEET; THENCE NORTH 19°57'52" EAST, A DISTANCE OF 5.29 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF NORTH 47°24'02" WEST, A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 299°38'58", AND AN ARC LENGTH OF 261.49 FEET; THENCE SOUTH 19°13'13" WEST, A DISTANCE OF 12.65 FEET TO THE POINT OF BEGINNING.

EXHIBIT "B"

CITY OF RAYMORE, MISSOURI
APPLICATION FOR EASEMENT VACATION
Property Area in Acres and/or Square Feet

| Easement No. | Footage/Area |
|--------------------------|---------------------|
| Tract 1 – Easement No. 1 | 0.181 Acres |
| Tract 2 – Easement No. 2 | 0.196 Acres |
| Tract 3 – Easement No. 3 | 0.183 Acres |
| Tract 4 – Easement No. 4 | 0.183 Acres |

EXHIBIT "C"

CITY OF RAYMORE, MISSOURI APPLICATION FOR EASEMENT VACATION Plat in Which the Property is Located

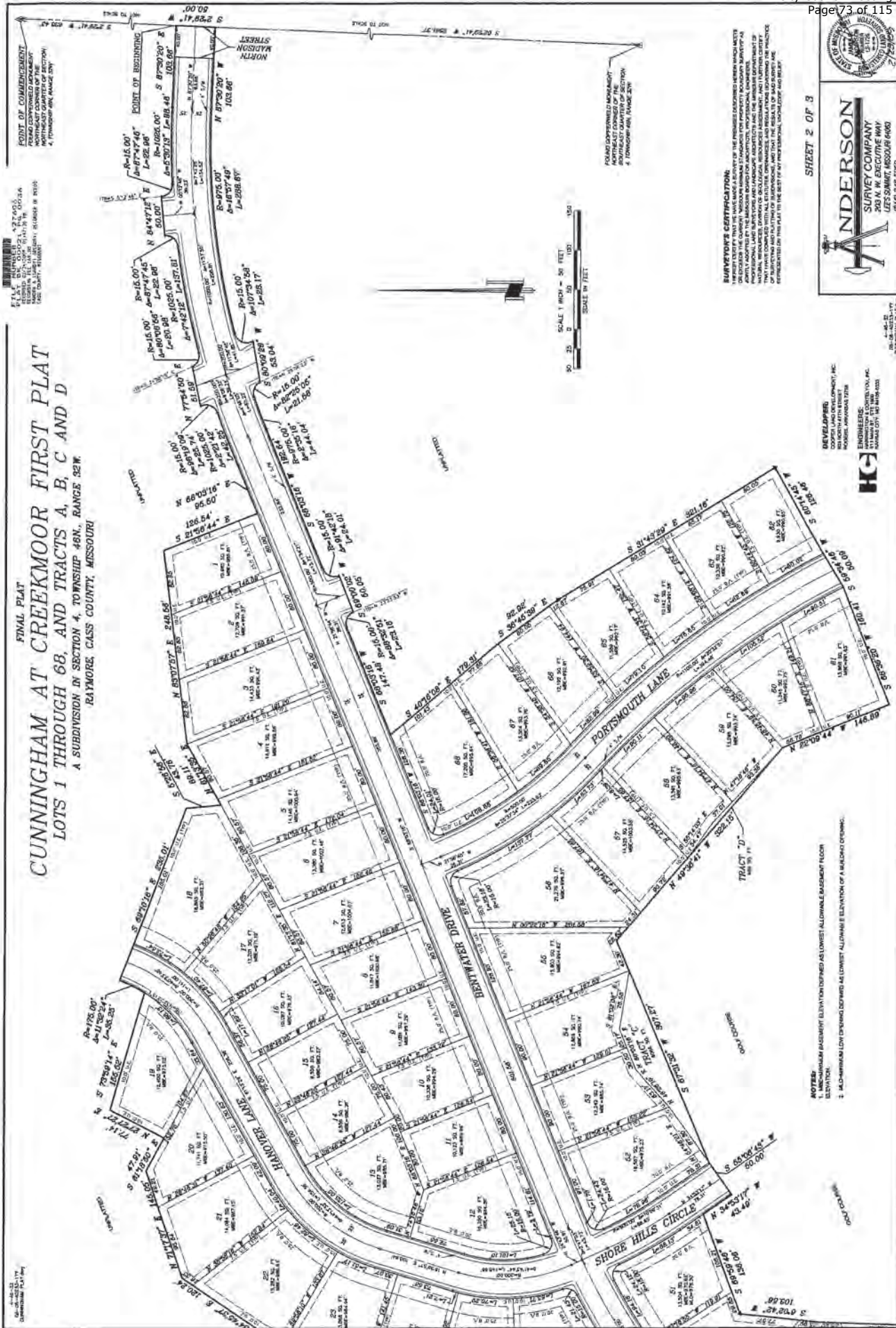
The easements ("Easements") being vacated by the pending application were originally required by the City of Raymore as a condition for the development of the Cunningham at Creekmoor First Plat – Lots 1 through 68 and Tracts A, B, C and D ("First Plat") recorded on February 24, 2009 in Plat Book 00021 at Page 0036 in Cass County, Missouri (copy attached). The Easements are not within the boundaries of the First Plat but were recorded contemporaneously with it. In 2017, the First Plat was vacated by Ordinance 2017-041 (the "Ordinance") so that the owner could develop the property in an alternative configuration and phasing. A copy of the Ordinance is attached for review and reference.

On October 24, 2017, following the vacation of the First Plat, the Cunningham at Creekmoor Second Plat – Lots 2 through 46 and Tracts A and B ("Second Plat") was recorded in Plat Book 00023 at Page 20 (copy attached). Two (2) of the Easements sought to be vacated are on the Second Plat.

The developer/owner of the Second Plat and the Cunningham at Creekmoor 3rd Plat – Lots 47 through 86 and Tracts C, D, E, F, G and H ("Third Plat") (copy attached) has indicated that the Easements are hindering the proper and further development and should be vacated. Applicant finds the request to be valid as the Easements only applied to the First Plat which has now been vacated.

CUNNINGHAM AT CREEKMOOR FIRST PLAT
 LOTS 1 THROUGH 68, AND TRACTS A, B, C AND D
 A SUBDIVISION IN SECTION 4, TOWNSHIP 48N., RANGE 32W.
 RAYMORE, CASS COUNTY, MISSOURI

FINAL PLAT
 FILED IN PUBLIC RECORDS
 RECORDS BOOK 22740-5
 PLAT 111
 RECORDS SECTION 111
 MISSOURI RECORDS COMMISSION
 1001 EAST 17TH AVENUE, SUITE 100
 KANSAS CITY, MISSOURI 64108



NOTES:
 1. MECHANICAL BASEMENT ELEVATION DEFINED AS LOWEST ALLOWABLE BASEMENT FLOOR ELEVATION.
 2. MECHANICAL LOW OPENING DEFINED AS LOWEST ALLOWABLE ELEVATION OF A MECHANICAL OPENING.

SURVEYORS CERTIFICATION:
 I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT STATEMENT OF THE FACTS AND CONDITIONS AS SHOWN BY THE SURVEY AND THE INSTRUMENTS USED THEREIN, AND THAT THE SAME HAVE BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF THE MISSOURI SURVEYING ACT AND THE RULES AND REGULATIONS OF THE BOARD OF SURVEYING AND MAPPING, AND THAT THE SAME HAVE BEEN CHECKED BY ME OR UNDER MY SUPERVISION AND TO THE BEST OF MY KNOWLEDGE AND BELIEF THEY COMPLY WITH ALL STATUTE, ORDINANCES AND REGULATIONS GOVERNING THE PRACTICE OF SURVEYING IN THE STATE OF MISSOURI.



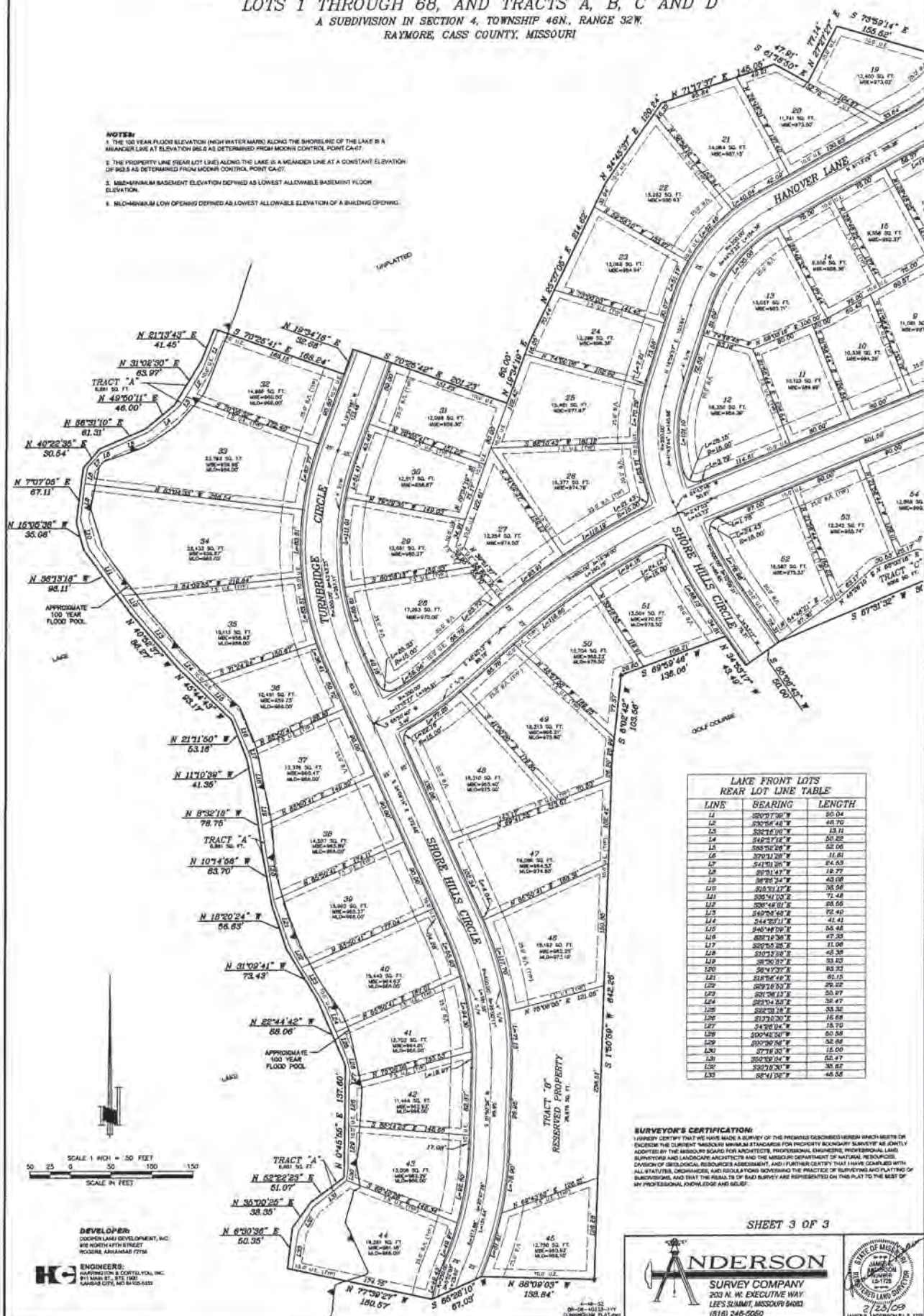
ANDERSON SURVEY COMPANY
 203 N. W. EXECUTIVE WAY
 LEES SUMMIT, MISSOURI 64080
 (816) 246-5000

HC ENGINEERS
 1001 EAST 17TH AVENUE, SUITE 100
 KANSAS CITY, MISSOURI 64108
 (816) 246-5000

SHEET 2 OF 3

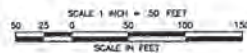
FINAL PLAT
CUNNINGHAM AT CREEKMOOR FIRST PLAT
 LOTS 1 THROUGH 68, AND TRACTS A, B, C AND D
 A SUBDIVISION IN SECTION 4, TOWNSHIP 46N., RANGE 32W.
 RAYMORE, CASS COUNTY, MISSOURI

- NOTES:**
1. THE 100 YEAR FLOOD ELEVATION (HIGH WATER MARK) ALONG THE SHORELINE OF THE LAKE IS A MEANDER LINE AT ELEVATION 965.0 AS DETERMINED FROM MOON CONTROL POINT CA-07.
 2. THE PROPERTY LINE (REAR LOT LINE) ALONG THE LAKE IS A MEANDER LINE AT A CONSTANT ELEVATION OF 962.5 AS DETERMINED FROM MOON CONTROL POINT CA-07.
 3. MINIMUM BASEMENT ELEVATION DEFINED AS LOWEST ALLOWABLE BASEMENT FLOOR ELEVATION.
 4. MINIMUM LOW OPENING DEFINED AS LOWEST ALLOWABLE ELEVATION OF A BUILDING OPENING.



LAKE FRONT LOTS REAR LOT LINE TABLE

| LINE | BEARING | LENGTH |
|------|---------------|--------|
| L1 | S 89°09'44" W | 26.84 |
| L2 | S 89°09'44" W | 45.70 |
| L3 | S 89°09'44" W | 18.71 |
| L4 | S 89°09'44" W | 20.29 |
| L5 | S 89°09'44" W | 52.06 |
| L6 | S 89°09'44" W | 11.81 |
| L7 | S 89°09'44" W | 24.63 |
| L8 | S 89°09'44" W | 18.77 |
| L9 | S 89°09'44" W | 43.08 |
| L10 | S 89°09'44" W | 38.28 |
| L11 | S 89°09'44" W | 71.48 |
| L12 | S 89°09'44" W | 28.56 |
| L13 | S 89°09'44" W | 72.40 |
| L14 | S 89°09'44" W | 41.41 |
| L15 | S 89°09'44" W | 47.20 |
| L16 | S 89°09'44" W | 43.08 |
| L17 | S 89°09'44" W | 11.06 |
| L18 | S 89°09'44" W | 48.29 |
| L19 | S 89°09'44" W | 33.73 |
| L20 | S 89°09'44" W | 63.30 |
| L21 | S 89°09'44" W | 81.15 |
| L22 | S 89°09'44" W | 29.22 |
| L23 | S 89°09'44" W | 50.97 |
| L24 | S 89°09'44" W | 33.47 |
| L25 | S 89°09'44" W | 33.52 |
| L26 | S 89°09'44" W | 16.68 |
| L27 | S 89°09'44" W | 15.70 |
| L28 | S 89°09'44" W | 50.59 |
| L29 | S 89°09'44" W | 52.64 |
| L30 | S 89°09'44" W | 15.00 |
| L31 | S 89°09'44" W | 55.47 |
| L32 | S 89°09'44" W | 38.47 |
| L33 | S 89°09'44" W | 45.55 |



DEVELOPER:
 COUNTESS DEVELOPMENT, INC.
 902 NORTH 44TH STREET
 MOORE, ARKANSAS 72561

ENGINEERS:
 HARRISON & CORTELLI, INC.
 811 MAIN ST., STE. 1002
 CAMDEN, MO. 63703-0333

SURVEYOR'S CERTIFICATION:
 I HEREBY CERTIFY THAT WE HAVE MADE A SURVEY OF THE PREMISES DESCRIBED HEREIN WHICH MEETS OR EXCEEDS THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY SURVEYING. I HAVE NOT BEEN EMPLOYED BY THE ABOVE-NAMED PARTY FOR ARCHITECT, PROFESSIONAL ENGINEER, PROFESSIONAL LAND SURVEYOR AND LANDSCAPE ARCHITECT AND THE MISSOURI DEPARTMENT OF NATURAL RESOURCES DIVISION OF GEOLOGICAL RECONSTRUCTION ASSESSMENT, AND I FURTHER CERTIFY THAT I HAVE COMPLIED WITH ALL STATUTES, ORDINANCES, AND REGULATIONS GOVERNING THE PRACTICE OF SURVEYING AND PLATTING OF SURVEYS, AND THAT THE SIGNATURE OF SAID SURVEYOR IS REPRESENTED ON THIS PLAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF.

ANDERSON SURVEY COMPANY
 202 N. W. EXECUTIVE WAY
 LEE'S SUMMIT, MISSOURI 64083
 (816) 245-5550

STATE OF MISSOURI
 PUBLIC SERVICE COMMISSION
 REGISTERED LAND SURVEYOR
 12/18
 23/09
 JAMES S. ANDERSON, P.L.S.

Recorded in Cass County, Missouri



Recording Date/Time: 07/14/2017 at 12:49:06 PM

Book: 4148 Page: 48

Instr #: 609461

Type: ORD1

Pages: 5

Fee: \$36.00 S 20170009213



Mike Medsker
Recorder of Deeds

BILL 3275

ORDINANCE 2017-041

"AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, VACATING THE CUNNINGHAM AT CREEKMOOR FIRST PLAT, A SUBDIVISION IN THE CITY OF RAYMORE, CASS COUNTY, MISSOURI."

WHEREAS, the City Council, of the City of Raymore, Missouri, held a duly noticed public hearing regarding the proposed vacation of plat at 7:00 p.m. on June 26, 2017, in the City Council Chambers, City Hall, 100 Municipal Circle, Raymore, Missouri, after notice of said hearing was published in a newspaper of general circulation in the City at least 15 days prior to said hearing; and

WHEREAS, following conclusion of all testimony and upon due consideration and deliberation, the City Council has determined that the proposed vacation of the Cunningham at Creekmoor First Plat is in the best interest of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The City Council hereby finds and declares it necessary, reasonable and proper to vacate the following described subdivision plat:

Cunningham at Creekmoor First Plat Lots 1 through 68, and Tracts A, B, C and D

Section 2. The City Council hereby makes the findings of fact recommended by the City Staff and accepts the recommendation of the City Staff.

Section 3. Reversionary Rights. The statutory right of reversion in the owners of the abutting property is hereby confirmed, as is provided by the laws of the State of Missouri, and the Mayor and the Clerk of the City are hereby authorized to execute all necessary instruments required to confirm the reversionary rights of the owners of property abutting on the area vacated, as described in Section 1 of this Ordinance.

Section 4. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

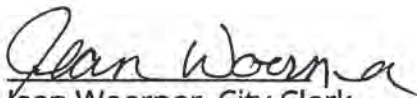
Section 5. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 26th DAY OF JUNE, 2017.

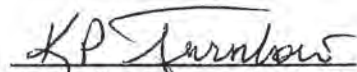
BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 10th DAY OF JULY, 2017, BY THE FOLLOWING VOTE:

| | |
|--------------------------|--------|
| Councilmember Abdelgawad | Absent |
| Councilmember Barber | Aye |
| Councilmember Berendzen | Aye |
| Councilmember Burke III | Absent |
| Councilmember Holman | Aye |
| Councilmember Kellogg | Aye |
| Councilmember Moorhead | Aye |
| Councilmember Townsend | Aye |

ATTEST:


Jean Woerner, City Clerk

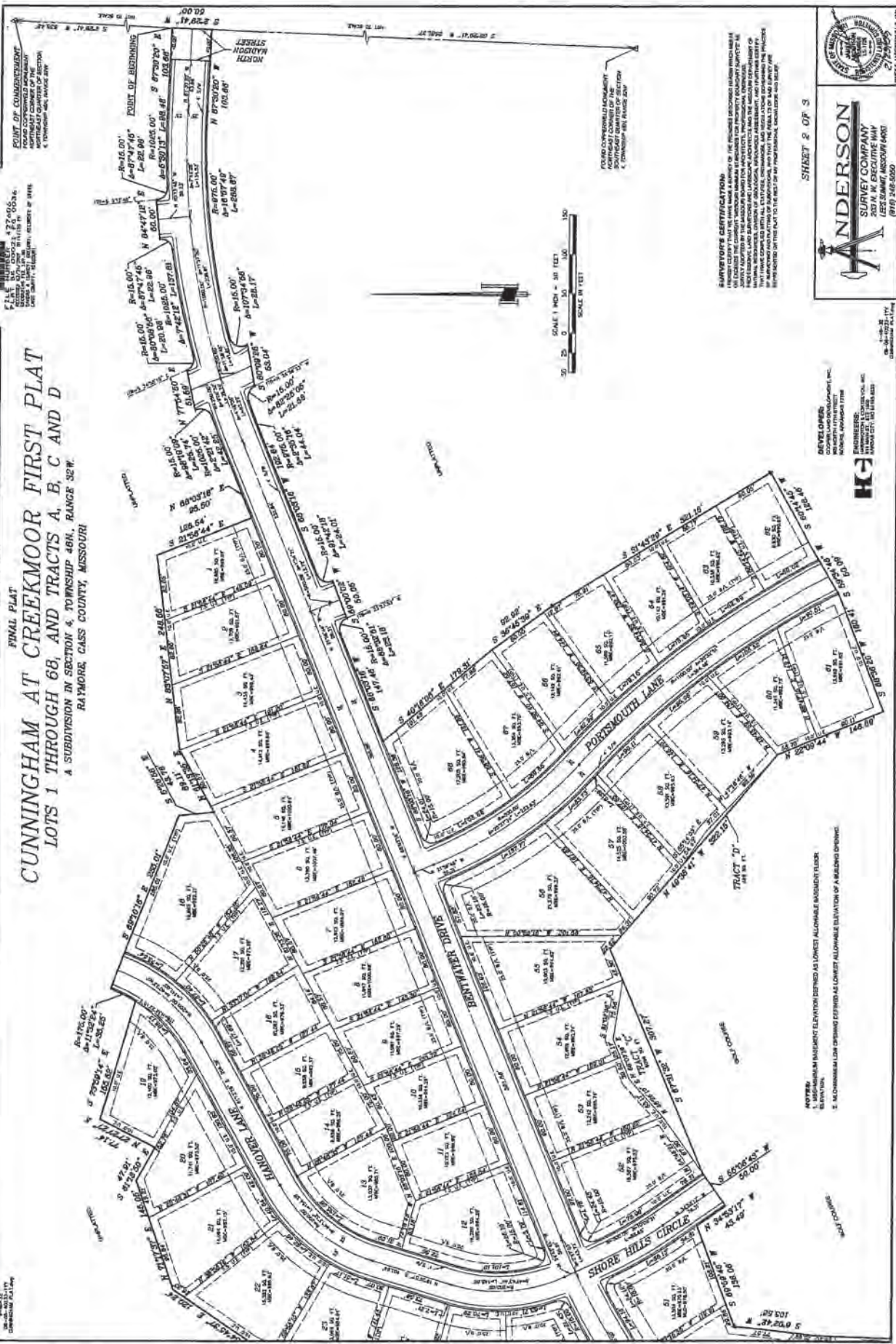
APPROVE:


Kristofer P. Turnbow, Mayor



7/11/2017
Date of Signature

CUNNINGHAM AT CREEKMOOR FIRST PLAT
 LOTS 1 THROUGH 68, AND TRACTS A, B, C AND D
 A SUBDIVISION IN SECTION 48N, TOWNSHIP 48N, RANGE 32W,
 RAYMORE, CASS COUNTY, MISSOURI



FILE IN RECORDS 27-005-04
 RECORDS SECTION, 11/11/19
 FOR THE CITY OF RAYMORE, MISSOURI
 FOR THE CITY OF RAYMORE, MISSOURI

11/11/19
 27-005-04

SCALE 1 INCH = 50 FEET
 SCALE IN FEET

SURVEYOR'S CERTIFICATION
 I HEREBY CERTIFY THAT I HAVE MADE A REPLY OF THE RECORDS PROVIDED TO ME BY THE
 COUNTY CLERK OF THE COUNTY OF CASS, MISSOURI, AND I HAVE FOUND THAT THE
 SURVEY IS CORRECT AND ACCURATE AND I HAVE NOTED THE SAME IN THE
 MARGINS OF THIS PLAT. I HAVE ALSO FOUND THAT THE SURVEY IS IN ACCORDANCE
 WITH THE ACTS OF THE LEGISLATURE OF THE STATE OF MISSOURI, AND I HAVE
 NOTED THE SAME IN THE MARGINS OF THIS PLAT. I HAVE ALSO FOUND THAT THE
 SURVEY IS IN ACCORDANCE WITH THE ACTS OF THE LEGISLATURE OF THE STATE OF
 MISSOURI, AND I HAVE NOTED THE SAME IN THE MARGINS OF THIS PLAT.



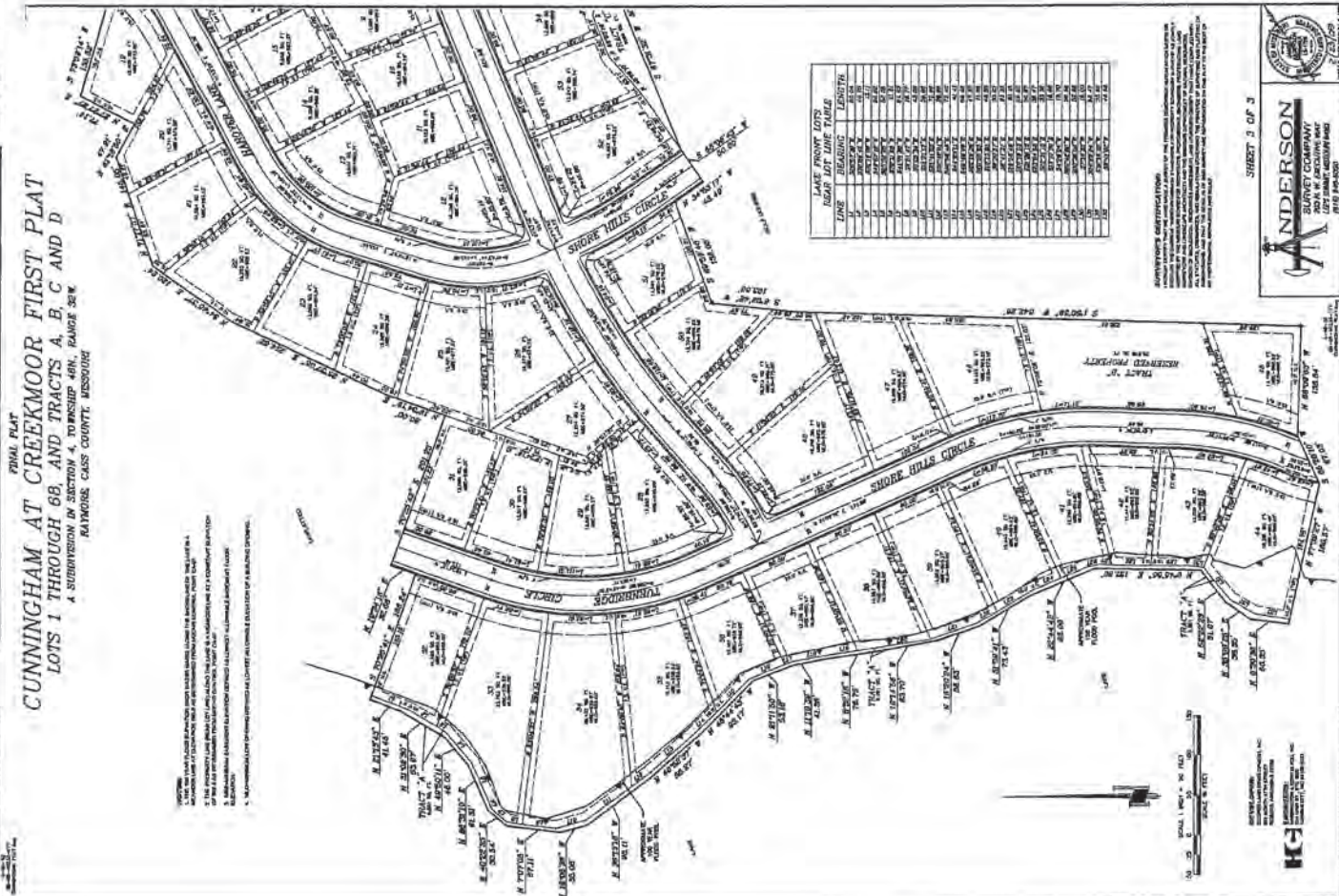
ANDERSON
 SURVEY COMPANY
 300 N. EXECUTIVE WAY
 LEES SUMMIT, MISSOURI 64081
 (816) 246-0000

HC
 DEVELOPER:
 HUNTER COMMUNITY DEVELOPMENT, INC.
 100 NORTH 17TH STREET
 RAYMORE, MISSOURI 64081
 ENGINEER:
 HUNTER COMMUNITY DEVELOPMENT, INC.
 100 NORTH 17TH STREET
 RAYMORE, MISSOURI 64081

NOTES:
 1. ELEVATIONS ARE IN FEET.
 2. ELEVATIONS ARE MEASURED FROM THE LOWEST ALLOWABLE ELEVATION OF A SECOND DRAINAGE
 SYSTEM.
 3. ELEVATIONS ARE MEASURED FROM THE LOWEST ALLOWABLE ELEVATION OF A SECOND DRAINAGE
 SYSTEM.

SHEET 2 OF 3

CUNNINGHAM AT CREEKMOOR FIRST PLAT
LOTS 1 THROUGH 68, AND TRACTS A, B, C AND D
 4 SUBDIVISION IN SECTION 4, TOWNSHIP 48N., RANGE 38E
 RAYMOND, CASS COUNTY, MISSOURI



1. THE SURVEYOR HAS BEEN PROVIDED WITH THE NECESSARY RECORDS AND INFORMATION TO VERIFY THE ACCURACY OF THE SURVEY AND TO VERIFY THAT THE SURVEY IS IN ACCORDANCE WITH THE MISSOURI SURVEYING ACTS AND RULES.
 2. THE SURVEYOR HAS BEEN PROVIDED WITH THE NECESSARY RECORDS AND INFORMATION TO VERIFY THE ACCURACY OF THE SURVEY AND TO VERIFY THAT THE SURVEY IS IN ACCORDANCE WITH THE MISSOURI SURVEYING ACTS AND RULES.
 3. THE SURVEYOR HAS BEEN PROVIDED WITH THE NECESSARY RECORDS AND INFORMATION TO VERIFY THE ACCURACY OF THE SURVEY AND TO VERIFY THAT THE SURVEY IS IN ACCORDANCE WITH THE MISSOURI SURVEYING ACTS AND RULES.
 4. THE SURVEYOR HAS BEEN PROVIDED WITH THE NECESSARY RECORDS AND INFORMATION TO VERIFY THE ACCURACY OF THE SURVEY AND TO VERIFY THAT THE SURVEY IS IN ACCORDANCE WITH THE MISSOURI SURVEYING ACTS AND RULES.

| LINE | BEARING | LENGTH |
|------|-----------------|--------|
| 1 | N 89° 15' 00" E | 150.00 |
| 2 | S 89° 15' 00" E | 150.00 |
| 3 | N 89° 15' 00" E | 150.00 |
| 4 | S 89° 15' 00" E | 150.00 |
| 5 | N 89° 15' 00" E | 150.00 |
| 6 | S 89° 15' 00" E | 150.00 |
| 7 | N 89° 15' 00" E | 150.00 |
| 8 | S 89° 15' 00" E | 150.00 |
| 9 | N 89° 15' 00" E | 150.00 |
| 10 | S 89° 15' 00" E | 150.00 |
| 11 | N 89° 15' 00" E | 150.00 |
| 12 | S 89° 15' 00" E | 150.00 |
| 13 | N 89° 15' 00" E | 150.00 |
| 14 | S 89° 15' 00" E | 150.00 |
| 15 | N 89° 15' 00" E | 150.00 |
| 16 | S 89° 15' 00" E | 150.00 |
| 17 | N 89° 15' 00" E | 150.00 |
| 18 | S 89° 15' 00" E | 150.00 |
| 19 | N 89° 15' 00" E | 150.00 |
| 20 | S 89° 15' 00" E | 150.00 |
| 21 | N 89° 15' 00" E | 150.00 |
| 22 | S 89° 15' 00" E | 150.00 |
| 23 | N 89° 15' 00" E | 150.00 |
| 24 | S 89° 15' 00" E | 150.00 |
| 25 | N 89° 15' 00" E | 150.00 |
| 26 | S 89° 15' 00" E | 150.00 |
| 27 | N 89° 15' 00" E | 150.00 |
| 28 | S 89° 15' 00" E | 150.00 |
| 29 | N 89° 15' 00" E | 150.00 |
| 30 | S 89° 15' 00" E | 150.00 |
| 31 | N 89° 15' 00" E | 150.00 |
| 32 | S 89° 15' 00" E | 150.00 |
| 33 | N 89° 15' 00" E | 150.00 |
| 34 | S 89° 15' 00" E | 150.00 |
| 35 | N 89° 15' 00" E | 150.00 |
| 36 | S 89° 15' 00" E | 150.00 |
| 37 | N 89° 15' 00" E | 150.00 |
| 38 | S 89° 15' 00" E | 150.00 |
| 39 | N 89° 15' 00" E | 150.00 |
| 40 | S 89° 15' 00" E | 150.00 |
| 41 | N 89° 15' 00" E | 150.00 |
| 42 | S 89° 15' 00" E | 150.00 |
| 43 | N 89° 15' 00" E | 150.00 |
| 44 | S 89° 15' 00" E | 150.00 |
| 45 | N 89° 15' 00" E | 150.00 |
| 46 | S 89° 15' 00" E | 150.00 |
| 47 | N 89° 15' 00" E | 150.00 |
| 48 | S 89° 15' 00" E | 150.00 |
| 49 | N 89° 15' 00" E | 150.00 |
| 50 | S 89° 15' 00" E | 150.00 |
| 51 | N 89° 15' 00" E | 150.00 |
| 52 | S 89° 15' 00" E | 150.00 |
| 53 | N 89° 15' 00" E | 150.00 |
| 54 | S 89° 15' 00" E | 150.00 |
| 55 | N 89° 15' 00" E | 150.00 |
| 56 | S 89° 15' 00" E | 150.00 |
| 57 | N 89° 15' 00" E | 150.00 |
| 58 | S 89° 15' 00" E | 150.00 |
| 59 | N 89° 15' 00" E | 150.00 |
| 60 | S 89° 15' 00" E | 150.00 |
| 61 | N 89° 15' 00" E | 150.00 |
| 62 | S 89° 15' 00" E | 150.00 |
| 63 | N 89° 15' 00" E | 150.00 |
| 64 | S 89° 15' 00" E | 150.00 |
| 65 | N 89° 15' 00" E | 150.00 |
| 66 | S 89° 15' 00" E | 150.00 |
| 67 | N 89° 15' 00" E | 150.00 |
| 68 | S 89° 15' 00" E | 150.00 |

SURVEYOR'S CERTIFICATION
 I, the undersigned, a duly licensed Professional Surveyor in the State of Missouri, have surveyed and plotted the foregoing plat, and the same is a true and correct copy of the original survey made by me on the 14th day of October, 2019. I have not been furnished with any information that would cause me to believe that the same is not a true and correct copy of the original survey made by me on the 14th day of October, 2019. I have not been furnished with any information that would cause me to believe that the same is not a true and correct copy of the original survey made by me on the 14th day of October, 2019. I have not been furnished with any information that would cause me to believe that the same is not a true and correct copy of the original survey made by me on the 14th day of October, 2019.

ANDERSON SURVEY COMPANY
 SURVEY COMPANY
 1017 EAST 45TH ST
 ST. LOUIS, MISSOURI 63112
 PHONE 314-524-2000

SHEET 3 OF 3

FINAL PLAT
CUNNINGHAM AT CREEKMOOR - SECOND PLAT
LOTS 2 THROUGH 46 AND TRACTS A AND B
A SUBDIVISION IN RAYMORE, CASS COUNTY, MISSOURI
SECTION 4, TOWNSHIP 46 N, RANGE 32 W

Recorded in the County of Cass, Missouri
Recording Date/Time: 10/14/2019 at 2:43:51 PM
Page: 23
Book: 187
Map: 187
Subtract: 187

10/14/2019
Cunningham at Creekmoor - 2nd Plat
Sheet 2

RESERVED PROPERTY:
UNPLATTED AND
RESERVED FOR POSSIBLE
FUTURE DEVELOPMENT

RESERVED PROPERTY:
UNPLATTED AND
RESERVED FOR POSSIBLE
FUTURE DEVELOPMENT

RESERVED PROPERTY:
UNPLATTED AND
RESERVED FOR POSSIBLE
FUTURE DEVELOPMENT

RESERVED PROPERTY:
UNPLATTED AND
RESERVED FOR POSSIBLE
FUTURE DEVELOPMENT



Chart of "Grinder Pump Lots"
The following lots on this plat are to be served
by the low pressure grinder pump system.
LOTS 2-12, 24-27, 33-45

LEGEND

| | |
|---------------------|------------------|
| --- (dashed line) | SETBACK LINE |
| --- (solid line) | UTILITY EASEMENT |
| --- (dotted line) | BOUNDARY |
| --- (dash-dot line) | BOUNDARY |
| --- (solid line) | CONCRETE DRIVE |
| --- (solid line) | UTILITIES |
| --- (solid line) | UTILITIES |
| --- (solid line) | BOUNDARY LINE |

RECORDER'S CERTIFICATION:
I HEREBY CERTIFY THAT I HAVE MADE A SURVEY OF THE PREMISES DESCRIBED HEREIN WHICH MEETS OR EXCEEDS THE CURRENT MISSOURI STANDARD FOR PROPERTY SURVEYING PRACTICE AS ADOPTED BY THE BOARD OF SURVEYING AND LAND SURVEYING OF THE STATE OF MISSOURI. I HAVE COMPLIED WITH ALL STATUTES, ORDINANCES AND LANDMARK AGREEMENTS AND RULES GOVERNING THE PRACTICE OF SURVEYING IN THE STATE OF MISSOURI. THE SURVEY HAS BEEN PREPARED IN ACCORDANCE WITH THE MISSOURI PROFESSIONAL SURVEYOR'S ACT AND RULES.

ANDERSON SURVEY COMPANY
203 N. W. EXECUTIVE WAY
LEES SUMMIT, MISSOURI 64080
(816) 246-5000



SHEET 2 OF 2

156TH STREET
NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST

WEST LINE OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST

EAST LINE OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST

N. MADISON STREET

TURNBERRY LANE

EAST LINE OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST



RESERVED PROPERTY,
 UNPLATTED AND
 RESERVED FOR POSSIBLE
 FUTURE DEVELOPMENT

NORTH LINE OF THE SOUTHWEST
 QUARTER OF SECTION 4, TOWNSHIP
 48 NORTH, RANGE 32 WEST

TRACT G
 COMMON PROPERTY
 2000 SQ. FT.

TRACT F
 COMMON PROPERTY
 2000 SQ. FT.

TRACT E
 COMMON PROPERTY
 2000 SQ. FT.

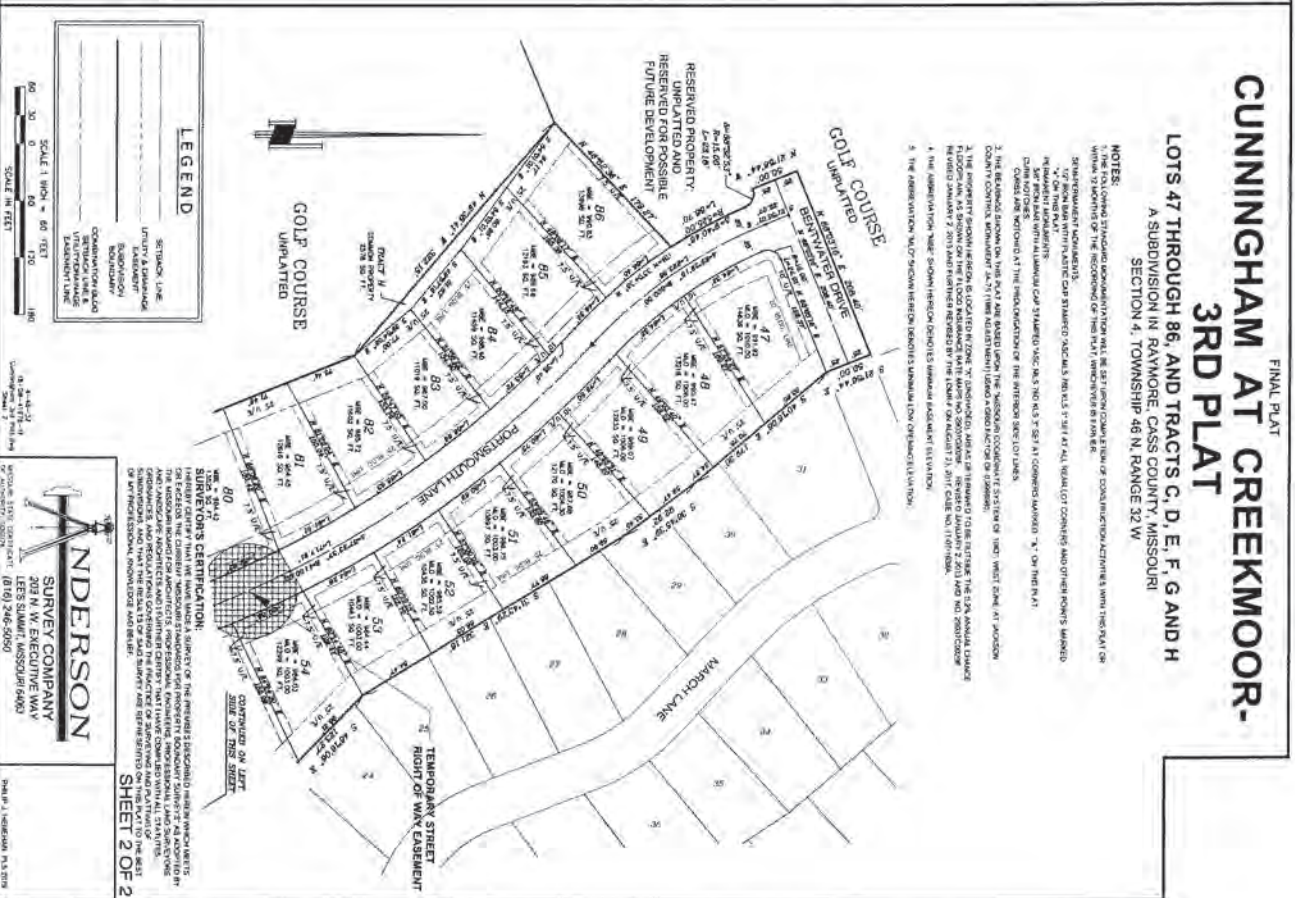
TRACT D
 COMMON PROPERTY
 2000 SQ. FT.

TRACT C
 COMMON PROPERTY
 2000 SQ. FT.

TRACT B
 COMMON PROPERTY
 2000 SQ. FT.

TRACT A
 COMMON PROPERTY
 2000 SQ. FT.

Chart of "Grinder Pump Lots"
 THE FOLLOWING LOTS IN THIS PLAT ARE TO BE SERVED
 LOTS 47 - 54



CUNNINGHAM AT CREEKMOOR- 3RD PLAT

FINAL PLAT
 LOTS 47 THROUGH 86, AND TRACTS C, D, E, F, G AND H
 A SUBDIVISION IN RAYMORE, CASS COUNTY, MISSOURI
 SECTION 4, TOWNSHIP 48 N, RANGE 32 W

- NOTES:
1. THE FOLLOWING STANDARD DEMONSTRATION WILL BE SET UP BY THE CONTRACTOR FOR CONSTRUCTION OF THE PLAT AND SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD.
 2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.
 10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING UTILITIES.

LEGEND

- BOUNDARY LINE
- UTILITY & SERVICE
- BOUNDARY
- COMMON PROPERTY
- UNPLATTED AND RESERVED FOR FUTURE DEVELOPMENT

SCALE 1" = 60' (SEE PLAN)

SCALE IN FEET

0 30 60 120 180

ANDERSON
 SURVEY COMPANY
 203 N. W. EXECUTIVE WAY
 LEES SUMMIT, MISSOURI 64080
 (816) 246-5000

DATE: 10/14/2019
 SHEET 2 OF 2

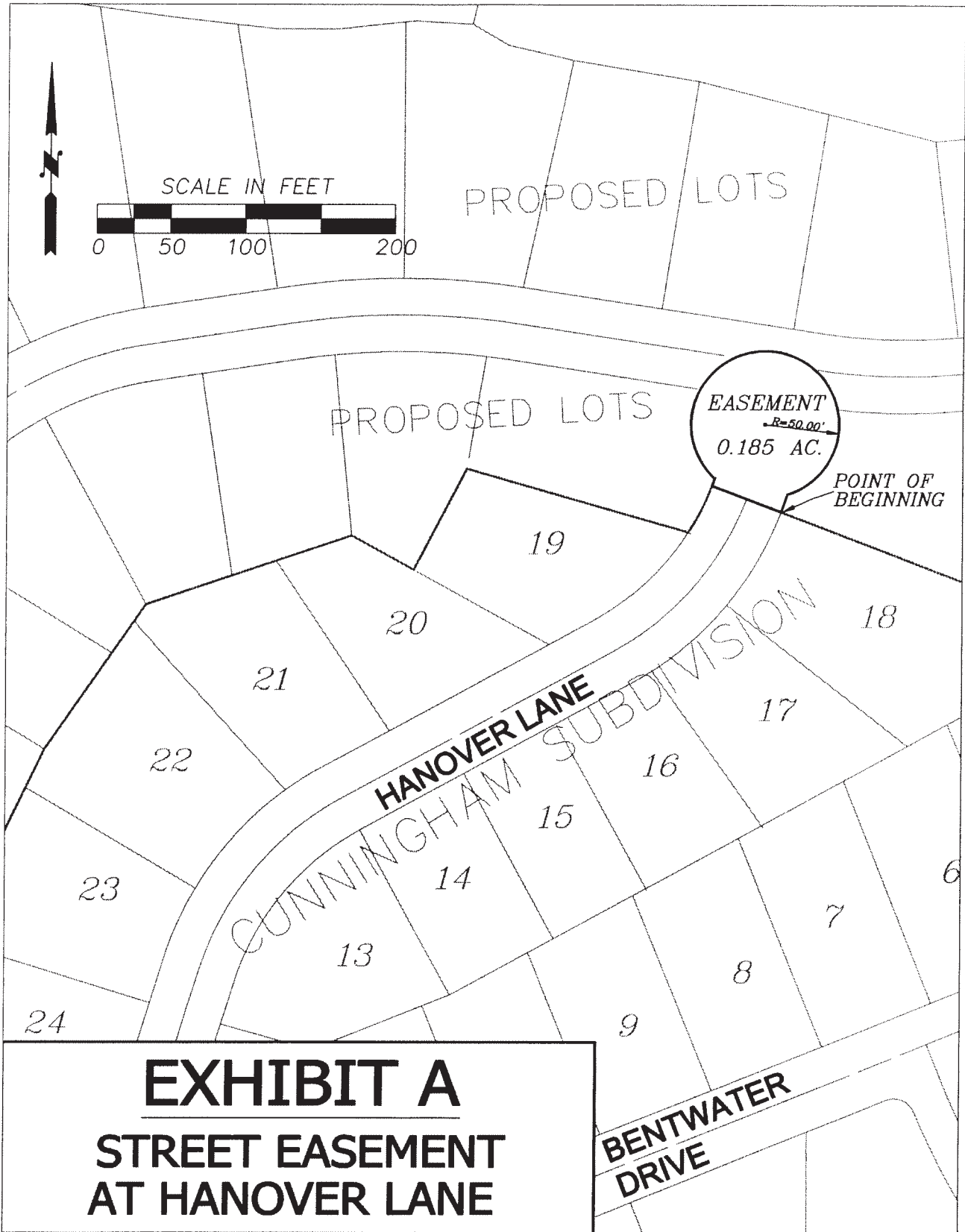


EXHIBIT A
STREET EASEMENT
AT HANOVER LANE

4

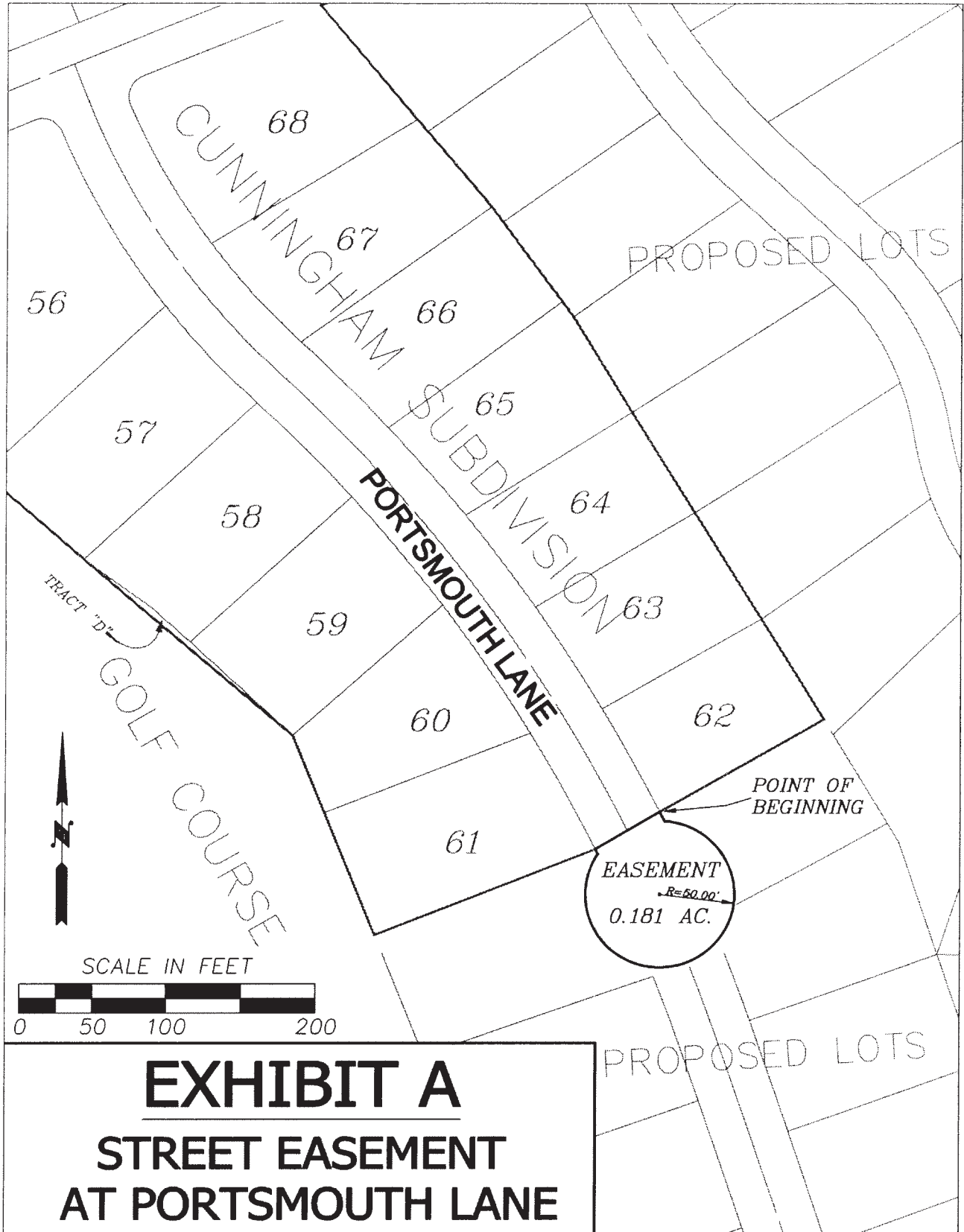


EXHIBIT A
STREET EASEMENT
AT PORTSMOUTH LANE

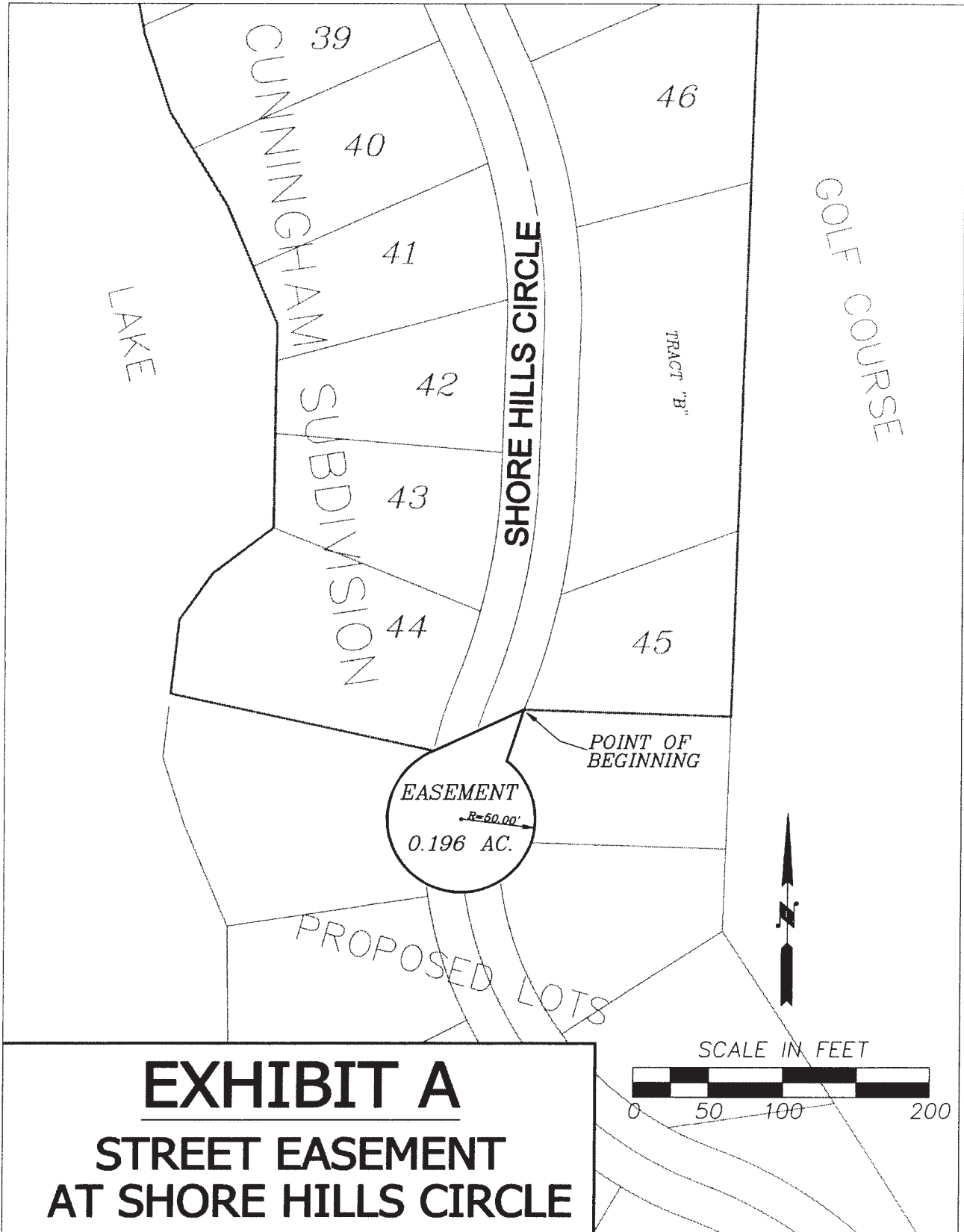


EXHIBIT A
STREET EASEMENT
AT SHORE HILLS CIRCLE

4

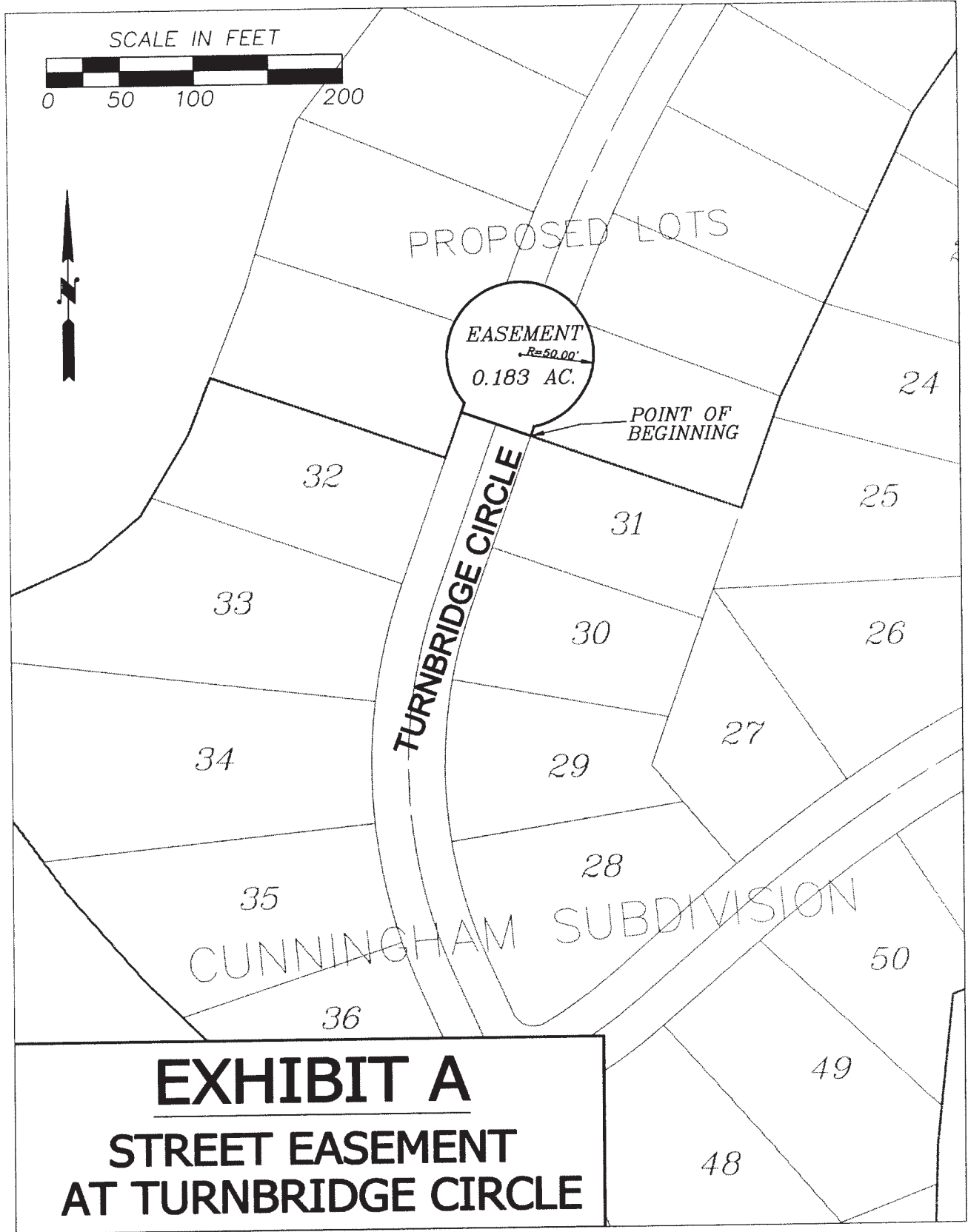


EXHIBIT A
STREET EASEMENT
AT TURNBRIDGE CIRCLE

4



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: Oct. 14, 2019

SUBMITTED BY: Nathan Musteen

DEPARTMENT: Parks & Recreation

| | | | |
|---|-------------------------------------|---------------------------------------|---|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input type="checkbox"/> Public Hearing |
| <input checked="" type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Bill 3487 - Hawk Ridge Park, Sod & Hydroseed

STRATEGIC PLAN GOAL/STRATEGY

Goal 2.2.3: Value and protect natural resources and green spaces

FINANCIAL IMPACT

| | |
|-----------------------------|--------------------------------------|
| Award To: | Welch Silt Fence and Erosion Control |
| Amount of Request/Contract: | \$60,697.50 |
| Amount Budgeted: | |
| Funding Source/Account#: | Stormwater Sales Tax Fund (46) |

PROJECT TIMELINE

| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|
| November 4 | December 13 |

STAFF RECOMMENDATION

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

| |
|------------------------------|
| Name of Board or Commission: |
| Date: |
| Action/Vote: |

LIST OF REFERENCE DOCUMENTS ATTACHED

Quote

REVIEWED BY:

JZME

BACKGROUND / JUSTIFICATION

As the Hawk Ridge Park project comes to a close, staff has determined that additional improvements to the turf establishment plan needs to be addressed.

The seating area at the amphitheater was graded, seeded and a matting put in place for a fall growing season. Unfortunately, the heavy rains have proven that the seeding plan is not sufficient. Still, heavy rains created ruts and washed away the seed. A more aggressive plan is required to prevent runoff into Johnston Lake.

To complete the turf establishment plan and protect the water quality of Johnston Lake, staff has divided the park into three different areas to lay sod and and hydro-seed.

Staff has determined that the amphitheater seating area and the area immediately surrounding the north shelter facility require sod to prevent further runoff and to establish a strong stand of grass much faster. All other areas, which see much less foot-traffic, will be hydro-seeded.

Hydro-seeding is an alternative to the traditional process of broadcasting or sowing dry seed. In a hydro-seed application, seed is mixed into a slurry or water solution and sprayed onto the ground. Hydro-seeding is an effective application for hillsides and sloping lawns to help with erosion control and quick planting.

As winter approaches and the fall growing season comes to an end, it is important that we utilize the remainder of the growing season to ensure we have a good stand of grass for 2020.

In efforts to expedite the process and be able to utilize fall growing season, staff obtained two quotes for the project. Staff reached out to a third company with no response:

Welch Silt Fence and Erosion Control - \$60,697.50

Mike O'Conner Sodding, LLC - \$76,457.58

BILL 3487

ORDINANCE

"AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE INSTALLATION OF SOD AND APPLICATION OF HYDRO-SEED IN DESIGNATED CONSTRUCTION AREAS AT HAWK RIDGE PARK WITH WELCH SILT FENCE AND EROSION CONTROL LLC."

WHEREAS, Hawk Ridge Park amphitheater and activity areas require established turf; and

WHEREAS, heavy rains and runoff have prevented the areas from establishing natural turf; and

WHEREAS, staff has determined specific areas that require sod and a hydro-seed application to establish the needed turf; and

WHEREAS, Welch Silt Fence and Erosion Control LLC. has been determined the lowest and best quote.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1: The City Manager is authorized to enter into an agreement with Welch Silt Fence and Erosion Control attached as Exhibit A.

Section 2: The City Manager is authorized to approve change orders up to budget amounts.

Section 3: Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

Section 4: Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 14TH DAY OF OCTOBER, 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 28TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature

Welch Silt Fence & Erosion Control, LLC

WBE/DBE
Kansas City, MO

PO Box 526
 Peculiar, MO 64078
 Estimating: Rob 816-695-3270

Office: 816-651-7358
 Fax: 816-779-4800

Estimate

| Date | Estimate # |
|-----------|------------|
| 8/20/2019 | 1676 |

| Name / Address |
|---|
| City of Raymore 100 Municipal Court Raymore, MO 64083 City Park/Amphitheater Sod |

| Description | Qty | Rate | Total |
|--|-------|----------|--------------|
| Site 1 | | | |
| Remove Erosion Blanket - Ls | 1 | 1,200.00 | 1,200.00 |
| Ground Prep - Ls | 1 | 850.00 | 850.00 |
| Silt Fence Removal and haul off - Ls | 1 | 850.00 | 850.00 |
| Fescue Sod - Sq Yrd 3 weeks watering included | 6,525 | 6.50 | 42,412.50 |
| Hydro seed - Acre | 1.3 | 2,200.00 | 2,860.00 |
| Bid excludes Maintenance, traffic control, grading or top soil | | | Total |
| | | | \$48,172.50 |

Welch Silt Fence & Erosion Control, LLC

WBE/DBE
Kansas City, MO

PO Box 526
 Peculiar, MO 64078
 Estimating: Rob 816-695-3270

Office: 816-651-7358
 Fax: 816-779-4800

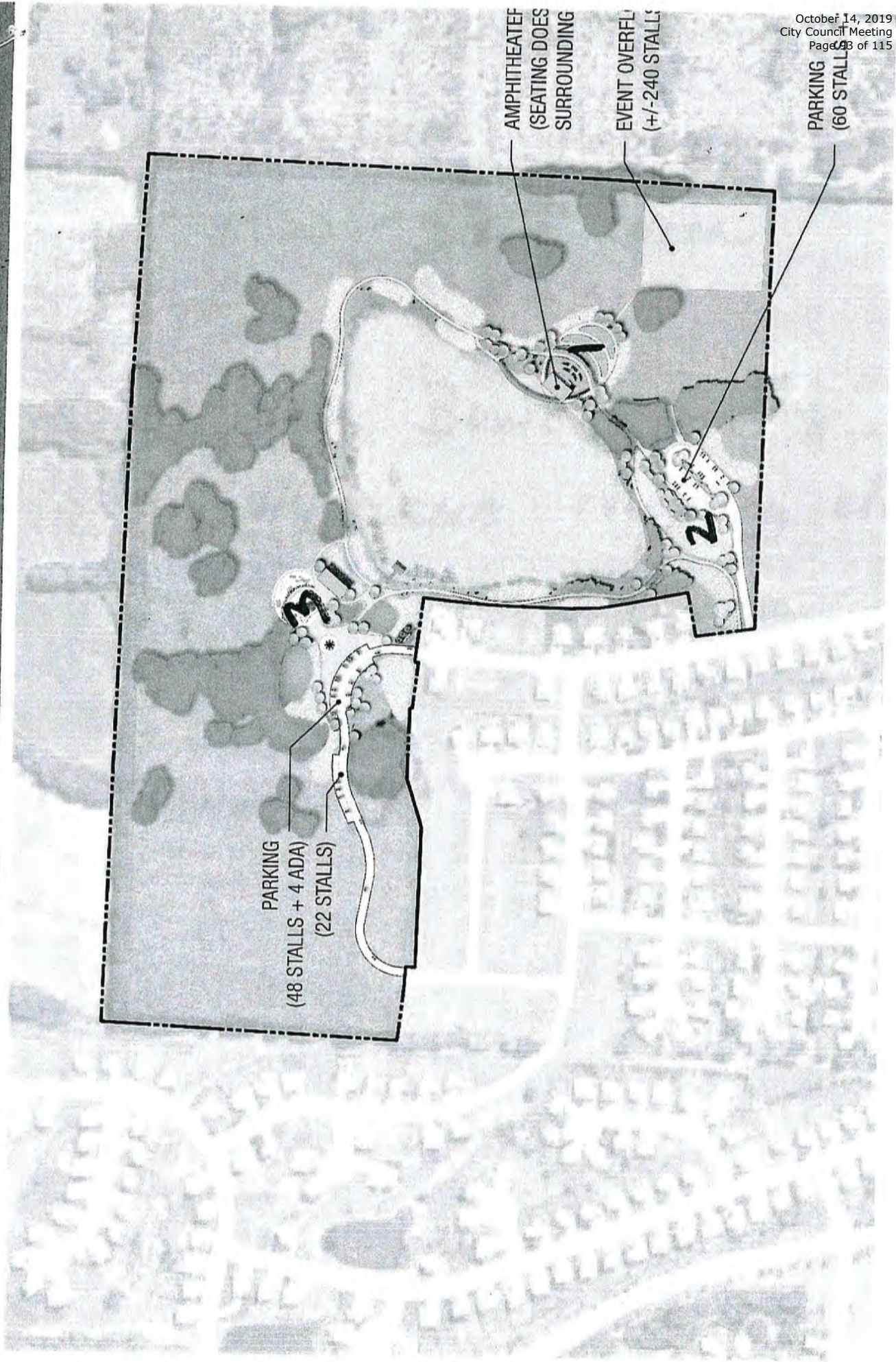
Estimate

| Date | Estimate # |
|-----------|------------|
| 8/20/2019 | 1675 |

| Name / Address |
|---|
| City of Raymore 100 Municipal Court Raymore, MO 64083 City Park/Amphitheater |

| Description | Qty | Rate | Total |
|---|------|--------------|-------------|
| Site 3 | | | |
| Hydro seed - Acre | 1.25 | 2,500.00 | 3,125.00 |
| Ground Prep - Ls | 1 | 850.00 | 850.00 |
| Fescue Sod - Sq Yrd 3 weeks watering included | 550 | 6.50 | 3,575.00 |
| Site 2 | | | |
| Hydro seed - Acre | 1.65 | 2,500.00 | 4,125.00 |
| Ground Prep - Ls | 1 | 850.00 | 850.00 |
| Site 1 | | | |
| Hydro seed - Acre | 2.64 | 2,500.00 | 6,600.00 |
| Ground Prep - Ls | 1 | 850.00 | 850.00 |
| Erosion Blanket Removal - Ls | 1 | 1,200.00 | 1,200.00 |
| Site 1 option - leave erosion blanket and drill seed through it for \$400 | | | |
| Bid excludes Maintenance, traffic control, Watering, grading or top soil | | Total | \$21,175.00 |

Master Plan | Phase I



PARKING
(48 STALLS + 4 ADA)
(22 STALLS)

AMPHITHEATER
(SEATING DOES
SURROUNDING

EVENT OVERFL
(+/-240 STALLS

PARKING
(60 STALLS



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: Oct. 14, 2019

SUBMITTED BY: Nathan Musteen

DEPARTMENT: Parks & Recreation

| | | | |
|---|-------------------------------------|---------------------------------------|---|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input type="checkbox"/> Public Hearing |
| <input type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Bill 3488- Budget Amendment - Hawk Ridge Park Sod & Hydro-seed

STRATEGIC PLAN GOAL/STRATEGY

Goal 2.2.3: Value and protect natural resources and green spaces

FINANCIAL IMPACT

Award To:
Amount of Request/Contract: Budget Amendment total amount \$65,000
Amount Budgeted:
Funding Source/Account#: Stormwater Sales Tax Fund (46)

PROJECT TIMELINE

| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|
| | |

STAFF RECOMMENDATION

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED

REVIEWED BY:

Jim Feuerborn

BACKGROUND / JUSTIFICATION

This budget amendment will allocate funds from the Stormwater Sales Tax Fund (46) to install sod and a hydro-seed application in the designated areas at Hawk Ridge Park.

This project is necessary to ensure a strong stand of turf to prevent stormwater runoff into Johnston Lake and establish grass in the construction areas at Hawk Ridge Park.

Staff is recommending a budget amendment in the amount of \$65,000 to complete the project and establish a contingency fund should it be needed.

BILL 3488

ORDINANCE

"AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING AN AMENDMENT TO THE FISCAL YEAR 2019 CAPITAL BUDGET, STORMWATER SALES TAX FUND (46) TO PROVIDE FUNDING FOR THE SOD AND HYDRO-SEED APPLICATION AT HAWK RIDGE PARK."

WHEREAS, funding is necessary for this project; and

WHEREAS, a budget amendment to Fiscal Year 2019 capital budget is necessary to provide these funds.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. That the City of Raymore Fiscal Year 2019 Capital Budget is amended as follows:

| <u>Expenditures</u> | <u>Budgeted</u> | <u>Amended Budget</u> | <u>Change</u> |
|--------------------------------|------------------------|----------------------------------|----------------------|
| Stormwater Sales Tax Fund (46) | \$0 | \$65,000 | \$65,000 |

Section 2. Any Ordinance or part thereof which conflicts with this Ordinance shall be null and void.

Section 3. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

Section 4. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 14TH DAY OF OCTOBER, 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 28TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: Oct. 14, 2019

SUBMITTED BY: Elisa Williams

DEPARTMENT: Finance

| | | | |
|---|-------------------------------------|---------------------------------------|---|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input type="checkbox"/> Public Hearing |
| <input type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Bill 3492 - Budget Amendment FY2019 Operating Adjustments

STRATEGIC PLAN GOAL/STRATEGY

4.3.2: Establish a strong connections between the budget and the strategic plan

FINANCIAL IMPACT

Award To:
Amount of Request/Contract:
Amount Budgeted:
Funding Source/Account#: General, Park & Restricted Revenue Funds

PROJECT TIMELINE

| | |
|----------------------|--------------------|
| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|

STAFF RECOMMENDATION

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED

REVIEWED BY:

Jim Feuerborn

BACKGROUND / JUSTIFICATION

During Fiscal Year 2019, the following operating transactions occurred that require budget amendments. Finance staff has accumulated these items to be addressed as a single budget amendment.

1. The Engineering Department had additional expenditures associated with vehicle repairs & maintenance. \$3,335
2. The Stormwater Department had additional expenditures associated with personnel & right-of-way maintenance. \$14,852
3. The Buildings & Grounds Department had additional expenditures associated with propane gas purchases. \$4,160
4. The Police Department had additional expenditures associated with sending recruits through the police academy. Staff requested a line-item transfer from personnel to contractual within the department. \$9,500
5. The Recreation Department of the Parks Fund experienced more recreation activity than budgeted leading to additional program expenditures that were offset by additional revenues. \$32,974
6. The expenses associated with Annexation efforts were not originally budgeted for FY2019 in the Restricted Revenue Fund. \$10,000

BILL 3492

ORDINANCE

"AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE FISCAL YEAR 2019 OPERATING BUDGET."

WHEREAS, the Fiscal Year 2019 budget was adopted by the Raymore City Council; and

WHEREAS, during 2018-2019 the Engineering Department of the General Fund had additional expenditures associated with vehicle repairs & maintenance; and

WHEREAS, during 2018-2019 the Stormwater Department of the General Fund had additional expenditures associated with personnel & right-of-way maintenance; and

WHEREAS, during 2018-2019 the Buildings & Grounds Department of the General Fund had additional expenditures associated with propane usage; and

WHEREAS, during 2018-2019 the Police Department of the General Fund had additional expenditures associated with sending recruits through the police academy. Staff requested a line item transfer from personnel to contractual within the department; and

WHEREAS, during 2018-2019 the Recreation Department of the Park Fund experienced more recreation activity than budgeted leading to additional program expenditures; and

WHEREAS, during 2018-2019 there were expenses associated with annexation out of the Restricted Revenue Fund that were not budgeted; and

WHEREAS, staff recommends amending FY 2019 Operating Budget.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. That the City of Raymore Fiscal Year 2019 Operating Budget is amended as follows:

| <u>Revenues</u> | <u>Budgeted</u> | <u>Amended Budget</u> | <u>Change</u> |
|-------------------------|-----------------|---------------------------|---------------|
| Park Fund - Rec (25-26) | \$311,720 | \$344,694 | \$32,974 |

| <u>Expenditures</u> | <u>Budgeted</u> | <u>Amended Budget</u> | <u>Change</u> |
|--------------------------------|------------------------|----------------------------------|----------------------|
| General Fund - Eng (01-05) | \$420,592 | \$423,927 | \$3,335 |
| General Fund - Storm (01-09) | \$301,313 | \$316,165 | \$14,852 |
| General Fund - B&G (01-07) | \$374,280 | \$378,440 | \$4,160 |
| General Fund - Police (01-15) | \$9,500 | \$9,500 | \$0 |
| Park Fund - Recreation (25-26) | \$537,076 | \$570,050 | \$32,974 |
| Restricted Revenue Fund (04) | \$63,480 | \$73,480 | \$10,000 |

Section 2. Any Ordinance or part thereof which conflicts with this Ordinance shall be null and void.

Section 3. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

Section 4. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 14TH DAY OF OCTOBER, 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 28TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: Oct. 14, 2019

SUBMITTED BY: Elisa Williams

DEPARTMENT: Finance

| | | | |
|---|-------------------------------------|---------------------------------------|---|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input type="checkbox"/> Public Hearing |
| <input type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Bill 3494 - Budget Amendment FY2019 VERP

STRATEGIC PLAN GOAL/STRATEGY

4.3.2: Establish a strong connections between the budget and the strategic plan

FINANCIAL IMPACT

Award To:
Amount of Request/Contract:
Amount Budgeted:
Funding Source/Account#: Vehicle Equipment Replacement Program (03)

PROJECT TIMELINE

| | |
|----------------------|--------------------|
| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|

STAFF RECOMMENDATION

Approve

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED

REVIEWED BY:

Jim Feuerborn

BACKGROUND / JUSTIFICATION

For the City to maintain exceptional service, it is necessary to replace a truck in the Engineering Department as well as a dump truck in the Street Department fleets. Both of these vehicles are currently in the Vehicle Equipment Replacement Program (VERP). This budget amendment will accelerate the replacement of each.

BILL 3494

ORDINANCE

"AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE FISCAL YEAR 2019 BUDGET."

WHEREAS, the Fiscal Year 2019 budget was adopted by the Raymore City Council on October 22, 2018; and

WHEREAS, City staff recommends to the City Council the purchase of one (1) truck for the Engineering Department and one (1) dump truck for the Street Department currently included in the Vehicle Equipment Replacement Program (VERP); and

WHEREAS, staff recommends amending FY 2019 Operating Budget for these purchases.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. That the City of Raymore Fiscal Year 2019 Operating Budget is amended as follows:

| <u>Expenditures</u> | <u>Budgeted</u> | <u>Amended Budget</u> | <u>Change</u> |
|---------------------|-----------------|-----------------------|---------------|
| VERP Fund (03) | \$150,275 | \$350,275 | \$200,000 |

Section 2. Any Ordinance or part thereof which conflicts with this Ordinance shall be null and void.

Section 3. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

Section 4. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 14TH DAY OF OCTOBER, 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 28TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: Oct. 14, 2019

SUBMITTED BY: Mike Krass

DEPARTMENT: Public Works

| | | | |
|---|-------------------------------------|---------------------------------------|---|
| <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Resolution | <input type="checkbox"/> Presentation | <input type="checkbox"/> Public Hearing |
| <input type="checkbox"/> Agreement | <input type="checkbox"/> Discussion | <input type="checkbox"/> Other | |

TITLE / ISSUE / REQUEST

Bill 3490 - Establishing stop signs

STRATEGIC PLAN GOAL/STRATEGY

2.2.2 Create and maintain a well-connected transportation network

FINANCIAL IMPACT

Award To:
Amount of Request/Contract:
Amount Budgeted:
Funding Source/Account#:

PROJECT TIMELINE

| | |
|----------------------|--------------------|
| Estimated Start Date | Estimated End Date |
|----------------------|--------------------|

STAFF RECOMMENDATION

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED

Map
Stop Sign Policy

REVIEWED BY:

Jim Feuerborn

BACKGROUND / JUSTIFICATION

Washington Street is identified as a collector street on the City's Transportation Plan and was recently extended through the Heritage Hills 6th Development. The City's Stop Sign Policy calls for a stop sign to be placed on all local streets intersecting with collector and arterial streets.

At this time staff is recommending stop signs be installed on Samantha Street and Pointe Lane at Washington Street.

BILL 3490

ORDINANCE

“AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING SCHEDULE IV OF TITLE III: TRAFFIC CODES BY ESTABLISHING A STOP SIGN WITHIN THE CITY LIMITS OF RAYMORE, CASS COUNTY, MISSOURI.”

WHEREAS, the development within the City limits of Raymore, Missouri, has increased congestion and traffic within the City limits; and

WHEREAS, the City Staff have evaluated the existing intersection within the City limits of Raymore, Missouri; and

WHEREAS, the City Council of the City of Raymore finds and declares a stop sign shall be established and the provisions hereinafter contained and enacted are in pursuance of and for the purpose of securing and promoting the public safety, health, and general welfare of persons in the City of Raymore in their use of public right-of-ways.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RAYMORE, MISSOURI, AS FOLLOWS:

Section 1. The following stop sign shall be established:

- Samantha Street and Point Lane at Washington Street

Section 2. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor’s signature and attestation by the City Clerk.

Section 3. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 14TH DAY OF OCTOBER, 2019.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 28TH DAY OF OCTOBER, 2019, BY THE FOLLOWING VOTE:

Councilmember Abdelgawad
Councilmember Barber
Councilmember Berendzen
Councilmember Burke, III
Councilmember Circo
Councilmember Holman
Councilmember Jacobson
Councilmember Townsend

ATTEST:

APPROVE:

Jean Woerner, City Clerk

Kristofer P Turnbow, Mayor

Date of Signature



Raymore, MO. Sources: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNR/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community
County of Raymore, MO

The City makes no warranty of any kind, expressed or implied, regarding fitness of information shown for a particular use.

Date: 10/2/2019

Last Revised 10/03/2016

City of Raymore Administrative Policy Regarding the Installation of “Stop” Signs

Governing Document Reference:

Manual on Uniform Traffic Control Devices for Streets and Highways, (MUTCD), 2000 or latest edition.

“Stop” (R1-1) signs are, by the Manual on Uniform Traffic Control Devices, (MUTCD), are intended for use where traffic is required to stop.

According to the MUTCD, the sign should be posted at the point where the vehicle is to stop or as near thereto as possible, and may be supplemented with a stop line on the pavement. Where there is a marked crosswalk, the sign should be erected approximately 4 feet in advance of the crosswalk line nearest to approaching traffic.

City of Raymore Policy for Installation:

Two-Way Stop Control:

A field investigation is required to determine if a “Stop” sign is to be installed at intersections except as noted in the following criteria. The reviewer should observe the horizontal sight distance triangle to determine if adequate sight distance is available according to the adjusted speed distances as indicated for Case I (No Control, but Allowing Vehicles to Adjust Speed) in the AASHTO publication A Policy on Geometric Design of Highways and Streets, latest edition.

Multi-Way Stop Control:

Multi-way “Stop” signs should only be installed if the intersection meets the warrants for a multi-way “Stop” as outlined in the Manual on Uniform Traffic Control Devices, (MUTCD). 24-hour traffic volumes should be collected in order to perform a full warrant analysis. If it is suspected that traffic volumes are minimal from the side street, peak hour turning movement volumes only may be collected as a preliminary analysis. Traffic accident information should also be reviewed for a continuous 12-month period to determine if the accident warrant is met. If the 24-hour or peak hour volumes or accident numbers do not meet the minimum levels as outlined in the warrants for “Stop” signs according to the MUTCD, the multi-way “Stop” sign control will not be installed.

Last Revised 10/03/2016

Additional Installation Criteria:

“Stop” signs will automatically be installed under the following conditions:

- On residential streets or collector streets at intersections with major thoroughfares.
- On residential streets at intersections with collector streets. This also includes cul-de-sac streets with street throats of any length except that “eye-brow” type cul-de-sacs will not require stop signs.
- On private streets, commercial drive entrances or “eye-brow” cul-de-sacs that form the fourth leg of the intersection directly across from a residential or collector street that has “stop” sign control or is scheduled to have “stop” sign control.
- On the two minor approaches of residential streets at all four-way residential – residential street intersections in order to assign right-of-way.
- At residential – residential street “T” – intersections when the intersection sight distance triangle provides less than 45’ of sight distance.

“Stop” signs may be installed for the following situations upon completion of a traffic study or evaluation of a request:

- On private streets or commercial drives with long approaches that give the appearance of a public street.
- If an existing “stop controlled” private street or commercial drive is across from a new “uncontrolled” private street or commercial drive, a “Stop” sign will be installed on the new private street or commercial drive.

“Stop” signs will not be installed:

- When not warranted.
- If not meeting any of the above criteria.
- On private streets or commercial drive entrances unless they meet one of the criteria as listed above.

Size of Stop Signs:

The standard size of the (R1-1) sign will be 30”. A 36” sign may be used when converting a two-way stop sign controlled intersection to a 4-way stop control intersection or if the intersection has a history of accidents.

Signing Standards:

The “Stop” (R1-1) sign shall be an octagon with a white legend and white border, on a reflectorized red background.