

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

1. Call To Order. Mayor Turnbow called the regular meeting to order at 7:00 p.m.

2. Roll Call. Deputy City Clerk Erica Hill called roll; quorum present to conduct business.

3. Pledge of Allegiance.

4. Presentations/Awards.

- Loren Jones, Chair of the Arts Commission, recognized Kathleen Myers, whose art is displayed in Council Chambers.

5. Personal Appearances.

6. Staff Reports.

Public Works Director Mike Krass provided a review of the staff report included in the Council packet and announced progress on upcoming projects.

Parks and Recreation Director Nathan Musteen provided a review of the staff report included in the Council packet and reviewed recent activities.

Communications Manager Melissa Harmer updated the Council on the Paws and Ponies fundraiser event benefiting the Raymore animal shelter.

City Manager Jim Feuerborn announced there would be no work session on December 30. He noted the delay of the second reading of Bills 3499, 3501, and 3502. After the first readings on Nov 25, there were some final details needed to be completed, unrelated to the incentive requests. The VanTrust projects (Bills 3499 and 3501) had concerns with the timing of build out for VanTrust and the insurance and assurances to the City on those build outs from Van Trust so wording was adjusted to alleviate those concerns. The developer of The Venue project (Bill 3502) provided new elevations to include with the second reading.

7. Committee Reports.

8. Consent Agenda.

A. City Council Minutes, December 9, 2019

B. Resolution 19-68, TB Hanna Station House Renovation Project - Acceptance and Final Payment

C. Resolution 19-69, 155th Street Reconstruction 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	Aye
Councilmember Barber	Aye
Councilmember Berendzen	Aye
Councilmember Burke, III	Aye
Councilmember Circo	Aye
Councilmember Holman	Aye
Councilmember Jacobson	Aye
Councilmember Townsend	Aye

9. Unfinished Business. Second Readings.

A. Reclassification of Zoning - Raymore Industrial Development

BILL 3499: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE ZONING MAP FROM "BP" BUSINESS PARK DISTRICT TO "PUD" PLANNED UNIT DEVELOPMENT DISTRICT, A 136.38 ACRE TRACT OF LAND LOCATED SOUTH OF NORTH CASS PARKWAY, EAST OF INTERSTATE 49, IN RAYMORE, CASS COUNTY, MISSOURI."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3499 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3499 by title only.

DISCUSSION: None

VOTE:

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

Mayor Turnbow announced the motion carried and declared Bill 3499 as **Raymore City Ordinance 2019-082.**

B. Raymore Industrial Development Chapter 100 Bonds

BILL 3501: "AN ORDINANCE APPROVING A PLAN AND A DEVELOPMENT AND PERFORMANCE AGREEMENT FOR AN INDUSTRIAL DEVELOPMENT PROJECT FOR VANTRUST REAL ESTATE, LLC."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3501 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3501 with the amended agreement as provided by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3501 as **Raymore City Ordinance 2019-083.**

C. The Venue of The Good Ranch Chapter 100 Bonds

BILL 3502: "AN ORDINANCE APPROVING A PLAN FOR AN INDUSTRIAL DEVELOPMENT PROJECT AND AUTHORIZING THE CITY OF RAYMORE, MISSOURI, TO ISSUE TAXABLE INDUSTRIAL DEVELOPMENT REVENUE BONDS IN A PRINCIPAL AMOUNT NOT TO EXCEED \$26,500,000 AND TO ENTER INTO CERTAIN DOCUMENTS IN CONNECTION THEREWITH."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3502 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3502 by title only.

DISCUSSION: Councilmember Townsend thanked the developer for providing updated elevations of the project.

Mr. Cadoret answered questions of clarification from Council.

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Berendzen	Aye
	Councilmember Burke, III	Aye

Councilmember Circo	Aye
Councilmember Holman	Aye
Councilmember Jacobson	Aye
Councilmember Townsend	Aye

Mayor Turnbow announced the motion carried and declared Bill 3502 as **Raymore City Ordinance 2019-084.**

D. Approval of a Settlement Agreement, Temporary Access and Construction Easement

BILL 3507: "AN ORDINANCE APPROVING A SETTLEMENT AGREEMENT BETWEEN FRED AND SUSAN ASHBAUGH, TRUSTEES OF THE FRED ASHBAUGH AND SUSAN ASHBAUGH REVOCABLE LIVING TRUST DATED AUGUST 22, 1996, AND THE CITY OF RAYMORE, AND ALSO AUTHORIZING THE EXECUTION OF A BILL OF SALE AND TEMPORARY ACCESS AND CONSTRUCTION EASEMENT PURSUANT TO THE TERMS OF SAID SETTLEMENT AGREEMENT."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3507 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3507 by title only.

DISCUSSION: None

VOTE:

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

Mayor Turnbow announced the motion carried and declared Bill 3507 as **Raymore City Ordinance 2019-085.**

E. Award of Contract - MoDOT Transportation Alternatives Fund

BILL 3516: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE MAYOR AND CITY MANAGER TO ENTER INTO A COOPERATIVE AGREEMENT WITH MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION FOR THE PURPOSE OF MAKING SIDEWALK IMPROVEMENTS TO FOXRIDGE DRIVE."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3516 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3516 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3516 as **Raymore City Ordinance 2019-086.**

F. Westgate Final Plat

BILL 3512: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE WESTGATE PLAT LOTS 1 THRU 4, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3512 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3512 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3512 as **Raymore City Ordinance 2019-087.**

G. Adoption of 2018 International Building Codes

BILL 3513: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, ADOPTING AND ENACTING A REVISED CHAPTER 500: BUILDING REGULATIONS OF THE RAYMORE CITY CODE."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3513 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3513 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3513 as **Raymore City Ordinance 2019-088.**

H. Community Assistance Program Amendment - Johnston Lake

BILL 3514: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE COMMUNITY ASSISTANCE PROGRAM AGREEMENT WITH THE MISSOURI DEPARTMENT OF CONSERVATION FOR JOHNSTON LAKE."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3514 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3514 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3514 as **Raymore City Ordinance 2019-089.**

I. Community Assistance Program - Recreation Park Pond

BILL 3515: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, TO ENTER INTO A COMMUNITY ASSISTANCE PROGRAM AGREEMENT WITH THE MISSOURI DEPARTMENT OF CONSERVATION FOR RECREATION PARK POND."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3515 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3515 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3515 as **Raymore City Ordinance 2019-090.**

J. Approval of Amended and Restated Employment Agreement - City Manager

BILL 3504: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE AN EXTENDED AND AMENDED EMPLOYMENT AGREEMENT WITH JIM FEUERBORN FOR SERVICE AS THE CITY MANAGER."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3504 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3504 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Berendzen	Aye
	Councilmember Burke, III	Aye

Councilmember Circo	Aye
Councilmember Holman	Aye
Councilmember Jacobson	Aye
Councilmember Townsend	Aye

Mayor Turnbow announced the motion carried and declared Bill 3504 as **Raymore City Ordinance 2019-091.**

K. Award of Contract - City Attorney

BILL 3505: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPOINTING KAPKE & WILLERTH LLC AS THE CITY ATTORNEY AND AUTHORIZING THE EXECUTION OF A CONTRACT FOR SERVICES."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3505 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3505 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3505 as **Raymore City Ordinance 2019-092.**

L. Award of Contract - City Prosecutor

BILL 3506: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPOINTING WILLIAM N. MARSHALL III AS THE CITY PROSECUTOR AND AUTHORIZING THE EXECUTION OF A CONTRACT FOR SERVICES."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3506 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 3506 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3506 as **Raymore City Ordinance 2019-093.**

10. New Business. First Readings.

A. Calling for the April 7, 2020 Regular Municipal Election

BILL 3511: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, CALLING FOR AND ESTABLISHING THE DATE OF THE GENERAL MUNICIPAL ELECTION TO BE HELD ON APRIL 7, 2020."

Deputy City Clerk Erica Hill conducted the first reading of Bill 3511 by title only.

Deputy City Clerk Erica Hill provided a review of the staff report included in the Council packet. The Raymore City Charter, Section 9.1, states that the regular Municipal Election shall be held on the first Tuesday after the first Monday in April, or such day as may be mandated by State law. This Bill calls for the next municipal election to be held on April 7, 2020. Positions for City Council seats from each Ward for a two-year term are open. Candidate filing started December 17, 2019, and ends on January 21, 2020.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the first reading of Bill 3511 by title only.

DISCUSSION: None

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

B. Foxridge Business Park Final Plat

BILL 3517: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE FOXRIDGE BUSINESS PARK FINAL PLAT, LOCATED IN THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

Deputy City Clerk Erica Hill conducted the first reading of Bill 3517 by title only.

Development Services Director Jim Cadoret provided a review of the staff report included in the Council packet. John Brehm, representing Hy-Vee Inc., is requesting final plat approval of Foxridge Business Park, a one-lot commercial subdivision located on the southwest corner of Foxwood Drive and Fox Ridge Drive. The development agreement outlines the requirements for completion of this project to include the installation of right turn lanes on Foxwood Drive and Fox Ridge Drive, extension of sanitary sewer for the development, and construction of two new public roads to provide access to the development. The Planning and Zoning Commission voted 8-0 at their December 17, 2019 meeting to forward to the City Council for approval subject to providing easement documents for the sanitary sewer line that will be constructed to serve the development, for the storm sewer line that will be constructed to serve the development, and for the storm sewer line outlet structure. He answered general questions from Council.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the first reading of Bill 3517 by title only.

DISCUSSION: None

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

11. Public Comments.

12. Mayor/Council Communication.

Mayor Turnbow and Councilmembers expressed wishes for a Merry Christmas and Happy New Year, thanked staff and fellow Councilmembers for their work this year,

Councilmember Holman noted the accomplishments of the last year.

Councilmember Barber thanked the Rotary Club for their work at T.B. Hanna.

Councilmember Burke remembered Ray-Pec teacher Deborah Hale who passed away recently.

Councilmember Circo reviewed the Police Department ride-along in which he recently participated.

Mayor Turnbow thanked everyone for the donations to the Mayor’s Coat Drive.

13. Adjournment.

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

DISCUSSION: None

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

The regular meeting of the Raymore Council adjourned at 7:40 p.m.

Respectfully submitted,

Erica Hill
Deputy City Clerk