

THE RAYMORE CITY COUNCIL MET IN REGULAR SESSION MONDAY, OCTOBER 12, 2020 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, DEPUTY CITY CLERK ERICA HILL, AND STAFF MEMBERS.

- 1. Call To Order.** Mayor Turnbow called the 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.**
- 5. Personal Appearances.**
- 6. Staff Reports.**

Development Services Director Jim Cadoret reviewed the staff report included in the Council packet. He announced items coming before the Planning & Zoning Commission.

Captain Wilson presented information on crime prevention awareness.

City Manager Jim Feuerborn announced agenda items for the October 19 work session.

- 7. Committee Reports.**
- 8. Consent Agenda.**
- A. City Council Regular Meeting Minutes, September 28, 2020**
- B. Resolution 20-54: Acceptance of Public Improvements - Eastbrooke 1st Plat Lots 1-34 and Tracts A, B, and C**

MOTION: By Councilmember Townsend, second by Councilmember Holman 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. Park Side Subdivision Rezoning

BILL 3572: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE ZONING MAP FROM "A" AGRICULTURAL DISTRICT TO "R-1P" SINGLE-FAMILY RESIDENTIAL PLANNED DISTRICT, A 155-ACRE TRACT OF LAND LOCATED WEST OF NORTH MADISON STREET AND SOUTH OF 163RD STREET, IN RAYMORE, CASS COUNTY, MISSOURI."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3572 by title only.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the second reading of Bill 3572 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 3572 as **Raymore City Ordinance 2020-055.**

B. 32nd Amendment to the Unified Development Code

BILL 3573: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, ESTABLISHING PROCEDURES AND REQUIREMENTS RELATING TO CONSTRUCTION AND DEPLOYMENT OF SMALL WIRELESS FACILITIES."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3573 by title only.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the second reading of Bill 3573 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 3573 as **Raymore City Ordinance 2020-056.**

C. Budget Amendment - Depot Enhancements

BILL 3574: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING AN AMENDMENT TO THE FISCAL YEAR 2020 CAPITAL BUDGET."

Deputy City Clerk Erica Hill conducted the second reading of Bill 3574 by title only.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the second reading of Bill 3574 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 3574 as **Raymore City Ordinance 2020-057.**

10. New Business. First Readings.

A. Adoption of the FY 2021 City Budget (public hearing)

BILL 3576: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE FISCAL YEAR 2021 BUDGET."

Deputy City Clerk Erica Hill conducted the first reading of Bill 3576 by title only.

Mayor Turnbow opened the public hearing at 7:16 p.m. and called for a staff report.

City Manager Jim Feuerborn stated that the proposed Budget and Capital Improvement Program (CIP) was submitted to the City Council on August 17, 2020. The Council had the opportunity to discuss the FY 2021 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. Mr. Feuerborn requested that the public hearing remain open until the 2nd reading of the Bill.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the first reading of Bill 3576 by title only, with the following items added and to be expensed to the appropriate departments and funds using the funding source of available general fund balance: attenuator; dump bed, plow, and spreader; traffic calming study; license plate reader/license plate camera; and \$100,000 contributed to the Hawk Ridge Park inclusive playground.

DISCUSSION: Councilmember Holman noted MODOT information indicating that traffic accidents are increasing so the addition of the attenuator is a timely addition for the safety of our crews.

Councilmember Abdelgawad stated she is not in support of funding the traffic calming study and is concerned about not being able to fund the projects discovered by the study.

Mr. Feuerborn stated that there will be problem areas that are discovered with the study. Some problem areas will be very expensive to fix, but the study could potentially find less expensive measures for other areas of concern.

Councilmember Burke recalled a presentation by MML on creative traffic calming measures.

Councilmember Berendzen noted the benefit of such a study being conducted from an outside source.

Councilmember Circo noted the speeding problem on S. Sunset and feels the study would benefit the City in identifying these types of problem areas.

Councilmember Barber stated the Public Works department has expressed the need for assistance utilizing this type of study.

Councilmember Holman noted that projects such as the traffic calming study listed in the budget are a general title and can be combined with other interests at the time of bidding.

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. Sidewalk on Undeveloped Lots (public hearing)

Mayor Turnbow opened the public hearing at 7:29 p.m. and called for a staff report.

Development Services Director Jim Cadoret provided a review of the staff report included in the Council packet. He reviewed the history of this program and the requirements of sidewalk installation. In January 2020, staff identified 12 undeveloped lots that met the threshold requirement under the Unified Development Code to have sidewalk installed. Each lot owner was given until August 1 to have sidewalk installed, or to secure a building permit for a home on the lot. Of the lot owners, four installed sidewalk and the remaining eight were provided notice of non-compliance with code. Each was advised that a public hearing would be held on October 12 to determine if the City is to install the sidewalk and levy a special assessment against the lot for the costs to install the sidewalk. Upon completion of each public hearing, staff requests Council to determine if the City is to install sidewalk upon the lot. A Resolution confirming the decision made on each lot will then be presented to the Council on October 26. If the City is to install sidewalk upon a lot, no work would commence before September 1, 2021. If sidewalk is installed upon the lot by the property owner or a building permit issued for the lot prior to September 1, 2021, no work will be completed by the City. Staff is requesting determination from the Council whether the City should install sidewalk on these 8 lots and a Resolution confirming that decision would then be presented to Council for consideration on October 26.

- Alexander Creek 2nd Plat Lot 73 (1919 Creek View Lane), Alexander Creek Holdings
- Alexander Creek 2nd Plat Lot 75 (1913 Creek View Lane), Alexander Creek Holdings
- Alexander Creek 2nd Plat Lot 77 (1909 Creek View Lane), Alexander Creek Holdings
- Alexander Creek 2nd Plat Lot 78 (1907 Creek View Lane), Alexander Creek Holdings
- Alexander Creek 2nd Plat Lot 80 (1903 Creek View Lane), Alexander Creek Holdings

Mr. Cadoret stated these are the lots on the street segment that meet the threshold requirement to have sidewalk installed. Staff has been in contact with the representative of Alexander Creek Holdings and they are aware of the deadlines. Staff expects to issue building permits for these lots before the September 1, 2021 deadline.

Mayor Turnbow opened the floor for public comment and hearing none, closed the public hearing at 7:33 p.m.

Mayor Turnbow opened the public hearing at 7:34 p.m. and called for a staff report.

- Madison Creek 3rd Plat Lot 132 (433 Spring Branch Drive), Kevin Hardee Homes LLC

- Madison Creek 3rd Plat Lot 133 (431 Spring Branch Drive), Kevin Hardee Homes LLC

Mr. Cadoret stated these two lots on the street segment meet the threshold requirement to have sidewalk installed. This builder is actively building throughout the city and staff expects to issue building permits for these lots before the September 1, 2021 deadline.

Mayor Turnbow opened the floor for public comment and hearing none, closed the public hearing at 7:35 p.m.

Mayor Turnbow opened the public hearing at 7:35 p.m. and called for a staff report.

- Westbrook of Creekmoor 7th Plat Lot 168 (1503 Lewis Circle), Byron & Wendra Pierce

Mr. Cadoret stated the current property owner purchased the property on 12/16/2019. The previous property owner received notice in 2019 that the sidewalk was required. This is the only lot remaining on the cul-de-sac that does not have a sidewalk.

Mayor Turnbow opened the floor for public comment and hearing none, closed the public hearing at 7:36 p.m.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the plan for sidewalk installation on undeveloped lots 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

C. Amending the Schedule of Fees

RESOLUTION 20-52: "RESOLUTION OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE SCHEDULE OF FEES."

Deputy City Clerk Erica Hill conducted the reading of Resolution 20-52 by title only.

Development Services Director Jim Cadoret provided a review of the staff report included in the Council packet. The Schedule of Fees has been modified to include fees for the installation of small wireless facilities within City right-of-way. There is

an initial application fee for each facility placed within the right-of-way and an annual fee thereafter. The fees are charged for each City utility or light pole installation. If a wireless carrier submits 10 or more applications bundled together, there is an overall initial application fee reduction of 30%.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the reading of Resolution 20-52 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

D. Budget Amendment - FY20 Operating Adjustments

BILL 3577: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI AMENDING THE FISCAL YEAR 2020 OPERATING BUDGET."

Deputy City Clerk Erica Hill conducted the first reading of Bill 3577 by title only.

Finance Director Elisa Williams provided a review of the staff report included in the Council packet. During Fiscal Year 2020, the following operating transactions occurred that require budget amendments. Finance staff has accumulated these items to be addressed as a single budget amendment.

- The Administration Department had additional expenditures associated with the retirement of employees. \$73,556
- The Buildings & Grounds Department had additional expenditures associated with the telephone system. \$10,000
- The Finance Department had additional expenditures associated with credit card processing fees. \$16,000
- During 2020 Covid-19 caused a national pandemic leading to expenditures that were not budgeted. They were reimbursed by Cass County through the CARES Act. \$260,000
- There were expenses in the Restricted Revenue Fund that were not budgeted for FY2020: Annexation, employee training/safety, communications signage and the police firing range rental. \$61,060

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the first reading of Bill 3577 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

E. Award of Contract - Ward Road Design

BILL 3575: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH WILSON & COMPANY FOR THE WARD ROAD DESIGN PROJECT, CITY PROJECT NUMBER 20-360-301, IN THE AMOUNT OF \$413,103 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

Deputy City Clerk Erica Hill conducted the first reading of Bill 3575 by title only.

Public Works Director Mike Krass provided a review of the staff report included in the Council packet. The reconstruction of Ward Road is a voter approved project included in the 2020 General Obligation Bond election. Staff reviewed the statement of qualifications submitted by 9 different firms and recommends the City retain the services of Wilson & Company to provide design services for the Ward Road Design Project.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the first reading of Bill 3575 by title only.

DISCUSSION: Councilmember Holman noted the short time frame from the approval from the voters to get this major project started.

Councilmember Abdelgawad asked the timeframe for the start of this project. Mr. Krass noted construction should begin in late Spring 2021. She also asked if there will be signage for the bond projects and distinction between Raymore's projects and projects by other entities in the same area. Assistant City Manager Mike Ekey stated there is an informational campaign including signage planned before construction.

Mr. Cadoret noted that the school district is hoping to construct a freshman center next to the east middle school to be open for the 2022-2023 school year.

Discussion ensued.

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

F. Service Contract with the Little Blue Valley Sewer District

BILL 3578: "AN ORDINANCE OF THE CITY OF RAYMORE MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE THE FIRST AMENDMENT TO THE AMENDED AND RESTATED SERVICE CONTRACT FOR SEWER SERVICE WITH THE LITTLE BLUE VALLEY SEWER DISTRICT."

Deputy City Clerk Erica Hill conducted the first reading of Bill 3578 by title only.

Mayor Turnbow provided a history of the rate calculations of the Little Blue Valley Sewer District. The current service agreement with Little Blue Valley Sewer District (LBVSD) calls for the City's annual sewer treatment bill to be based on a linear projection of sewer flow data for the last 20 quarters. Several LBVSD customers raised concerns that variations in flow due to wet weather may not accurately predict sewer flows. LBVSD hired a rate consultant to evaluate this and other methods that could be used to project flows and recommend the most accurate. It was their recommendation that the methodology should be changed from a 20 quarter linear projection to a 5-year rolling average. This change has been recommended for approval by the LBVSD Technical Advisory Committee and the Mayors' Advisory Board to the Board of Trustees. The Board of Trustees approved the recommendation and have now forwarded amended service agreements incorporating this change to each of the customers for approval. Staff recommends approval of the service agreement.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the first reading of Bill 3578 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

G. Service Contract with the Middle Big Creek Sewer District

BILL 3579: "AN ORDINANCE OF THE CITY OF RAYMORE MISSOURI, AUTHORIZING THE MAYOR TO EXECUTE AN AMENDED AND RESTATED SERVICE CONTRACT FOR SEWER SERVICE WITH THE MIDDLE BIG CREEK SEWER DISTRICT."

Deputy City Clerk Erica Hill conducted the first reading of Bill 3579 by title only.

Mayor Turnbow stated this standardizes the rates between the sewer districts. This amended contract with the Middle Big Creek Sewer District will reflect the changes adopted with the Little Blue Valley Sewer District. The amendment will modify the billing methodology from a per connection basis to a metered flow basis.

MOTION: By Councilmember Townsend, second by Councilmember Holman to approve the first reading of Bill 3579 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 thanked Captain Wilson for his presentation, thanked staff for the expedient work on the Ward Road project, and thanked City Manager Jim Feuerborn and staff on the presentation of the budget.

Councilmember Barber stated he has noticed around the country that many cities are digressing in this time, but the opposite is happening in Raymore.

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

ROLL CALL 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 City Council adjourned to Executive Session at 8:06 p.m.

13. Adjournment.

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

DISCUSSION: None

ROLL CALL 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 9:21 p.m.

Respectfully submitted,

Erica Hill
Deputy City Clerk