THE RAYMORE CITY COUNCIL MET IN REGULAR SESSION MONDAY, JANUARY 14, 2019 IN COUNCIL CHAMBERS AT 100 MUNICIPAL CIRCLE, RAYMORE, MISSOURI. MEMBERS PRESENT: COUNCILMEMBERS ABDELGAWAD, BARBER, BERENDZEN, BURKE, CIRCO, HOLMAN, KELLOGG, AND TOWNSEND, CITY MANAGER JIM FEUERBORN, CITY CLERK JEANIE WOERNER, CITY ATTORNEY JONATHAN ZERR AND CITY STAFF MEMBERS.

- **1. Call To Order.** Mayor Pro Tem Barber 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. Mayor Turnbow absent.
- 3. Pledge of Allegiance.
- 4. Presentations/Awards.
- 5. Personal Appearances.
- 6. Staff Reports.

Development Services Director Jim Cadoret provided a review of the staff report included in the Council packet and reviewed agenda items for upcoming Planning and Zoning Commission meetings.

Chief of Police Jan Zimmerman provided information on crime statistics for Raymore. She answered general questions from Council.

Parks and Recreation Director Nathan Musteen recognized employees Steve Rulo and Gus Boos who recently achieved certification as playground safety inspectors.

City Manager Jim Feuerborn announced the January 21 City Council work session will be cancelled due to the Martin Luther King holiday.

- 7. Committee Reports.
- 8. Consent Agenda.
- A. City Council Minutes, December 10, 2018
- B. Resolution 19-01, Appointments and Affirmations of Membership to Incentive District Boards
- C. Resolution 19-02, Appointment of Chief Jan Zimmerman as the Executive Director of SAFE
- D. Resolution 19-03, Disposal of Surplus Property

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad 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 Kellogg Aye
Councilmember Townsend Aye

9. Unfinished Business. Second Readings.

A. <u>Easement Vacation - 914 Creekmoor Drive</u>

BILL 3414: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI VACATING THE WEST EIGHT FEET OF A UTILITY EASEMENT LOCATED ON LOT 280 IN THE WESTBROOK AT CREEKMOOR NINTH PLAT, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Jeanie Woerner conducted the second reading of Bill 3414 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3414 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 Kellogg Aye
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3414 as **Raymore City Ordinance 2019-001.**

B. Easement Vacation - Timber Trails Subdivision

BILL 3415: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI VACATING A 25-FOOT WATER MAIN EASEMENT WITHIN THE TIMBER TRAILS SUBDIVISION, LOCATED IN SECTION 17, TOWNSHIP 46 NORTH, RANGE 32 WEST IN THE CITY OF RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Jeanie Woerner conducted the second reading of Bill 3415 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3415 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 Kellogg Aye
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3415 as **Raymore City Ordinance 2019-002.**

C. 29th Amendment to the Unified Development Code

BILL 3416: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI AMENDING SECTION 445.030 OF THE UNIFIED DEVELOPMENT CODE."

City Clerk Jeanie Woerner conducted the second reading of Bill 3416 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3416 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 Kellogg Aye
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3416 as **Raymore City Ordinance 2019-003.**

D. Award of Contract - Recreation Park Pedestrian Bridge Replacement

BILL 3397: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH TASCO, LLC. FOR THE RECREATION PARK PEDESTRIAN BRIDGE, CITY PROJECT NUMBER 18-293-201, IN THE AMOUNT OF \$49,000."

City Clerk Jeanie Woerner conducted the second reading of Bill 3397 by title only.

MOTION: By Councilmember Holman, second by Councilmember Kellogg to approve the second reading of Bill 3497 by title only.

DISCUSSION: Councilmember Abdelgawad asked for an explanation on the difference in the amount of the original bid and the amount of the award of contract and a description of the proposed bid as it compares to the existing bridge. She re-stated her concerns with the aesthetics of the proposed bridge.

Park Director Musteen stated the current design, installation, and improvements are a result of engineering testing of the sub-surface which resulted in the sub-surface being inadequate for the original proposed bridge. The original proposal became cost prohibitive. Staff reevaluated the project which resulted in a reduction in price from the original bid. Staff is conscious of preserving the natural setting as much as possible.

Discussion ensued.

VOTE:	Councilmember Abdelgawad	Nay
	Councilmombar Parker	۸۷۸

Councilmember Barber Aye
Councilmember Berendzen Aye
Councilmember Burke, III Aye
Councilmember Circo Aye
Councilmember Holman Aye
Councilmember Kellogg Aye
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3497 as **Raymore City Ordinance 2019-004.**

E. <u>Memorandum of Understanding - Variety KC</u>

BILL 3417: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI APPROVING A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF RAYMORE, MISSOURI AND VARIETY KANSAS CITY IN THE AMOUNT OF \$135,000 FOR THE DESIGN AND CONSTRUCTION SERVICES FOR AN ALL-INCLUSIVE SPRAYGROUND AND PLAYGROUND AT T.B. HANNA STATION."

City Clerk Jeanie Woerner conducted the second reading of Bill 3417 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3417 by title only.

DISCUSSION: Councilmembers Berendzen, Barber and Holman passed on constituents pleasure with this project and thanked staff and the Park Board for this partnership.

VOTE: Councilmember Abdelgawad Aye

Councilmember Barber Aye
Councilmember Berendzen
Councilmember Burke, III Aye
Councilmember Circo Aye
Councilmember Holman Aye
Councilmember Kellogg Aye
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3417 as **Raymore City Ordinance 2019-005.**

F. Award of Contract - Michelle Biondo, Professional Grant Writing Services

BILL 3418: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI APPROVING AN AGREEMENT BETWEEN THE CITY OF RAYMORE, MISSOURI AND MICHELLE BIONDO, PROFESSIONAL GRANT WRITER, FOR GRANT WRITING AND FUND DEVELOPMENT SERVICES."

City Clerk Jeanie Woerner conducted the second reading of Bill 3418 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3418 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 Kellogg Nay
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3418 as **Raymore City Ordinance 2019-006.**

G. Award of Contract - City Facility Trash and Recycling Services

BILL 3419: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH MUNICIPAL WASTE SERVICES, LLC. FOR THE CITY FACILITY TRASH AND RECYCLING SERVICES, CITY PROJECT NUMBER 19-001, IN THE AMOUNT OF \$4,260."

City Clerk Jeanie Woerner conducted the second reading of Bill 3419 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3419 by title only.

DISCUSSION: None

TOTAL COUNTRICTION / IDACIGATION / I/C	VOTE:	Councilmember Abdelgawad	Aye
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Councilmember Barber Aye
Councilmember Berendzen Aye
Councilmember Burke, III Aye
Councilmember Circo Aye
Councilmember Holman Aye
Councilmember Kellogg Aye
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3419 as **Raymore City Ordinance 2018-007.**

H. Award of Contract to the OATS Bus Service

BILL 3411: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI AUTHORIZING THE MAYOR TO EXECUTE A PUBLIC SERVICE AGREEMENT WITH OATS, INC. FOR THE PROVISION OF TRANSPORTATION SERVICES TO RESIDENTS OF RAYMORE THAT ARE DISABLED AND/OR SIXTY YEARS OF AGE OR OLDER."

City Clerk Jeanie Woerner conducted the second reading of Bill 3411 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3411 by title only.

DISCUSSION: Councilmember Abdelgawad asked when this service and information will be made available.

City Manager Jim Feuerborn stated the service and information will begin tomorrow.

VOTE:	Councilmember Abdelgawad	Ave

Councilmember Barber Aye Councilmember Berendzen Aye Councilmember Burke, III Aye Councilmember Circo Aye
Councilmember Holman Aye
Councilmember Kellogg Aye
Councilmember Townsend Aye

Mayor Pro Tem Barber announced the motion carried and declared Bill 3411 as **Raymore City Ordinance 2019-008.**

10. New Business. First Readings.

A. <u>Tax Increment Financing Plans (TIF) and Redevelopment Projects - Progress Overview (public hearing)</u>

Foxwood Village Shops TIF Plan

Mayor Pro Tem Barber opened the public hearing for the Foxwood Village Shops TIF Plan at 7:31 p.m. and asked for a staff report.

Economic Development Director Matt Tapp provided an overview of the progress on the Foxwood Village Shops TIF Plan as outlined in the staff report included in the Council packet.

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

Raymore Galleria TIF Plans

Mayor Pro Tem Barber opened the public hearing for the Raymore Galleria TIF Plans at 7:35 p.m. and asked for a staff report.

Economic Development Director Matt Tapp provided an overview of the progress on the Raymore Galleria TIF Plans as outlined in the staff report included in the Council packet.

Councilmember Holman noted that prior to the formation of this and the prior TIFs, development and tax revenues would have been minimum.

Mayor Pro Tem Barber opened the floor for public comment and hearing none, closed the public hearing at 7:39 p.m.

Highway 58 & Dean Avenue TIF Plan

Mayor Pro Tem Barber opened the public hearing for the Highway 58 & Dean Avenue TIF Plan at 7:39 p.m. and asked for a staff report.

Economic Development Director Matt Tapp provided an overview of the progress on the Highway 58 & Dean Avenue TIF Plan as outlined in the staff report included in the Council packet.

Mayor Pro Tem Barber opened the floor for public comment and hearing none, closed the public hearing at 7:41 p.m.

Good Ranch Redevelopment Area TIF Plan

Mayor Pro Tem Barber opened the public hearing for the Good Ranch Redevelopment area TIF Plan at 7:41 p.m. and asked for a staff report.

Economic Development Director Matt Tapp stated the Good Ranch Redevelopment area TIF Plan has been inactive since inception as outlined in the staff report included in the Council packet. Because there has been no activity in the 10-year window as outlined in RSMo., it requested that this TIF will be terminated as the next agenda item. He answered general questions on payment of all of the TIF plans.

Mayor Pro Tem Barber opened the floor for public comment and hearing none, closed the public hearing at 7:44 p.m.

B. <u>Termination of the Good Ranch Tax Increment Financing Plan</u>

BILL 3424: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI TERMINATING TAX INCREMENT FINANCING WITHIN THE GOOD RANCH REDEVELOPMENT AREA; DISSOLVING THE SPECIAL ALLOCATION FUND; AND AUTHORIZING CERTAIN ACTIONS."

City Clerk Jeanie Woerner conducted the first reading of Bill 3424 by title only.

Economic Development Director Matt Tapp provided a review of the staff report included in the Council packet. The Good Ranch TIF Redevelopment Plan was approved by the City Council on May 8, 2006. State law prohibits the approval of redevelopment projects inside any approved Plan after ten (10) years have passed since its approval. In order to establish a clear start for any new TIF Plan and associated redevelopment projects that may come forward in the future, staff recommends the original TIF Plan be officially terminated. Good Otis, developers of the Good Ranch are in agreement. He answered general questions from Council.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3424 by title only.

DISCUSSION: None

VOTE: Councilmember Abdelgawad Aye

Councilmember Barber Aye

Councilmember Berendzen
Councilmember Burke, III
Councilmember Circo
Councilmember Holman
Councilmember Kellogg
Councilmember Townsend
Aye
Aye

C. Reclassification of Zoning - Raymore Industrial Development (public hearing)

BILL 3400: "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 IN THE WEST HALF OF SECTION 29 AND PART OF THE NORTHEAST QUARTER OF SECTION 30 IN TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Jeanie Woerner conducted the first reading of Bill 3400 by title only.

Mayor Pro Tem Barber announced the public hearing remains open from the December 10, 2018 Council meeting and called for a staff report.

Director of Development Services Jim Cadoret stated discussions with the developer regarding development and financing options are ongoing and they are requesting a continuance until these items can be finalized. Staff is requesting the public hearing and application be continued to the February 25, 2019 meeting.

Mayor Pro Tem Barber opened the floor for public comment, none heard.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to continue the public hearing and action on Bill 3400 to the February 25, 2019 City Council meeting.

DISCUSSION: None

VOTE: Councilmember Abdelgawad Aye

Councilmember Barber Aye
Councilmember Berendzen Aye
Councilmember Burke, III Aye
Councilmember Circo Aye
Councilmember Holman Aye
Councilmember Kellogg Aye
Councilmember Townsend Aye

D. Raymore Industrial Development Preliminary Plan (public hearing)

RESOLUTION 18-66: "A RESOLUTION OF THE RAYMORE CITY COUNCIL APPROVING THE RAYMORE INDUSTRIAL DEVELOPMENT PRELIMINARY PLAN,

LOCATED IN THE WEST HALF OF SECTION 29 AND PART OF THE NORTHEAST QUARTER OF SECTION 30 IN TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Jeanie Woerner conducted the reading of Resolution 18-66 by title only.

Mayor Pro Tem Barber announced the public hearing remains open from the December 10, 2018 Council meeting and called for a staff report.

Director of Development Services Jim Cadoret stated as with the prior agenda item, discussions with the developer regarding development and financing options are ongoing and they are requesting a continuance until these items can be finalized. Staff is requesting the public hearing and application be continued to the February 25, 2019, meeting.

Mayor Pro Tem Barber opened the floor for public comment, none heard.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to continue the public hearing and action on Resolution 18-66 to the February 25, 2019 City Council meeting.

DISCUSSION: None

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

E. Westbrook at Creekmoor Fifteenth Final Plat

BILL 3420: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI APPROVING THE FINAL PLAT FOR WESTBROOK AT CREEKMOOR FIFTEENTH PLAT LOTS 406 THROUGH 431 AND TRACT RR, LOCATED IN SECTION 4, TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Jeanie Woerner conducted the first reading of Bill 3420 by title only.

Director of Development Services Jim Cadoret provided a review of the staff report included in the Council packet. Cooper Land Development Inc. is requesting approval of the Westbrook at Creekmoor Fifteenth Final Plat, a 26-lot single family subdivision located west of Creekmoor Drive and north of Rannoch Lane. At their December 18, 2018

meeting, the Planning and Zoning Commission voted 8-0 to accept the staff proposed findings of fact and forward to the City Council with a recommendation of approval.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3420 by title only.

DISCUSSION: None

VOTE: Councilmember Abdelgawad Ave

Councilmember Barber Aye
Councilmember Berendzen Aye
Councilmember Burke, III Aye
Councilmember Circo Aye
Councilmember Holman Aye
Councilmember Kellogg Aye
Councilmember Townsend Aye

F. <u>Budget Amendment Police Firing Range</u>

BILL 3422: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI AUTHORIZING AN AMENDMENT TO THE FISCAL YEAR 2013 CAPITAL BUDGET."

City Clerk Jeanie Woerner conducted the first reading of Bill 3422 by title only.

City Manager Jim Feuerborn provided a review of the staff report included in the Council packet. The FY2013 Capital Improvement Project (CIP) Fund established and contained \$100,000 in funding for the police firing range. Improvements have continued since that time and \$46,842 in funding remains in that fund. This Bill authorizes moving the remaining balance from the capital fund to the restricted revenue fund for future expenses. He answered general questions from Council.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3422 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 Kellogg Aye
Councilmember Townsend Aye

G. <u>Budget Amendment Department Organization Charts</u>

BILL 3423: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE FISCAL YEAR 2019 OPERATING BUDGET."

City Clerk Jeanie Woerner conducted the first reading of Bill 3423 by title only.

City Manager Jim Feuerborn provided a review of the staff report included in the Council packet. As recently discussed with Council at work sessions, the Communications Director was recently promoted to Assistant City Manager and the City Manager created an Accountant position which eliminated the Assistant Finance Director position. This Bill authorizes updating the organizational charts and moves \$106,398 from the Communications budget to the Administration Department budget.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3423 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 Kellogg Aye
Councilmember Townsend Aye

H. Agreement with A Graphic Resource for printing and mailing services

BILL 3421: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH A GRAPHIC RESOURCE FOR PRINTING AND MAILING SERVICES FOR THE REVIEW."

City Clerk Jeanie Woerner conducted the first reading of Bill 3421 by title only.

Assistant City Manager Mike Ekey provided a review of the staff report included in the Council packet. The current contract with A Graphic Resource for printing and mailing services expired on December 31, 2018. The agreement before Council is a three-year contract to provide the printing and mailing services for *The Review*.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3421 by title only.

DISCUSSION: Councilmember Holman congratulated the Communications Department for the content and appearance of *The Review*.

VOTE: Councilmember Abdelgawad Aye

Councilmember Barber	Aye
Councilmember Berendzen	Aye
Councilmember Burke, III	Aye
Councilmember Circo	Aye
Councilmember Holman	Aye
Councilmember Kellogg	Aye
Councilmember Townsend	Aye

11. Public Comments.

12. Mayor/Council Communication.

Mayor Pro Tem Barber and Councilmembers congratulated Park employees for receiving their certification; Assistant City Manager Mike Ekey on his promotion; and to Chief of Police Jan Zimmerman for her appointment to the SAFE program. They thanked Public Works employees for their work during the recent snow event.

Councilmember Burke thanked his constituents in Ward 2 for their patience with plowing during the recent snow event.

Mayor Pro Tem Barber thanked Mr. Tapp for his presentation on the TIF plans and passed along appreciation from a constituent for snow plowing.

Mike Ekey advised due to the recent snow event, dumpsters will be placed in the front parking lot at City Hall for collection of downed tree limbs for residents of the City.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to adjourn to Executive Session to discuss litigation matters as authorized by §610.021 (1).

ROLL CALL VOTE:	Councilmember Abdelgawad Councilmember Barber	Aye Aye
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	Councilmember Berendzen	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye
	Councilmember Townsend	Aye

The regular meeting of the Raymore City Council adjourned to Executive Session at 8:12 p.m.

13. Adjournment.

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

VOTE: Councilmember Abdelgawad Aye

Councilmember Barber	Aye
Councilmember Berendzen	Aye
Councilmember Burke, III	Aye
Councilmember Circo	Aye
Councilmember Holman	Aye
Councilmember Kellogg	Aye
Councilmember Townsend	Aye

The regular meeting of the Raymore Council adjourned at 8:37 p.m.

Respectfully submitted,

Jeanie Woerner City Clerk