

WHEREAS, the City entered into a first amendment with McCown Gordon in the amount of \$157,000.00 for a total contract price of \$4,264, 000.00; and

WHEREAS, Council appropriated an additional \$90,000,000.00 through the passage of Ordinance 240313 toward reconstruction of Auditorium Plaza Garage and Barney Allis Plaza'

WHEREAS, Council approved an amendment for the Director of General Services Department authorized to execute an amendment in the amount of \$21,700,000.00 with McCownGordon Construction, LLC., for a demolition, shoring, excavation, and utility package related to the reconstruction of Barney Allis Plaza from funds previously appropriated

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the Director of General Services Department is hereby authorized to execute an amendment in the amount of \$65,442,456.00 with McCownGordon Construction, LLC for Garage Construction Including Roof Structure related to the reconstruction of Barney Allis Plaza from funds previously appropriated; support from funds previously appropriated with a total contract price of \$91,395,261.00 of Barney Allis Plaza from funds previously appropriated in Account No. AL-3453-075100-B. A copy of the amendment is on file in the General Services Department.

Section 2. That this ordinance, relating to the design, repair, maintenance or construction of a public improvement, is recognized as an ordinance with an accelerated effective date as provided by Section 503 (a)(3)(C) of the Charter and shall take effect in accordance with that section.

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.



Authenticated as Passed

*Quinton Lucas*

Quinton Lucas, Mayor

Marilyn Sanders, City Clerk

DEC 05 2024

Date Passed

*Tammy L. Queen*

Tammy L. Queen  
Director of Finance

Approved as to form:

*Dustin E. Johnson*  
Dustin E. Johnson  
Assistant City Attorney



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File #: TMP-4980

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ORDINANCE NO. TMP-4980

Authorizing a third amendment in the amount of \$65,442,456.00 to an agreement with McCownGordon Construction, LLC for a Guaranteed Maximum Price No. 3 (GMP-3) for Garage Construction Including Roof Structure related to the reconstruction of Barney Allis Plaza from funds previously appropriated; support from funds previously appropriated with a total contract price of \$91,395,261.00; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, the Barney Allis Plaza long with the Auditorium Plaza Garage were constructed in 1955 to serve Municipal Auditorium and now serve the needs of Bartle Hall Convention Center and surrounding Hotels, and

WHEREAS, Barney Allis and Auditorium Plaza Garage serve as collateral for prior bonds issued to finance the expansion of Bartle Hall and pursuant to exciting covenants, the garage must be wither preserved for demolished and rebuilt as a revenue- producing assets; and

WHEREAS, the City completed and assessment of the structural integrity and life safety systems including ventilation, fire suppression, emergency phones, water pumps, lighting, and egress, which assessment concluded the Barney Allis Plaza and the Auditorium Plaza Garage should be closed unless repairs were made; and

WHEREAS, limited repairs were completed to extend the useful life of the garage while the City evaluated options for demolition and reconstruction of the Garage and Plaza, and

WHEREAS, the City issued RFP no. BAP2022 requesting proposal outlining the redevelopment of the Garage and Plaza, including but not limited to reconstruction of the garage and vertical development above the garage, and

WHEREAS, Council previously passed Ordinance 220667, which authorized the City Manager to negotiate for the redevelopment of the Garage and Plaza with a team including McCown Gordon, and

WHEREAS, Council previously passed Ordinance 230218, which appropriated \$7,500,00.00 toward an initial agreement for design services for the Garage and Plaza with McCown Gordon, and

WHEREAS, the City entered into a Design-Build Agreement with McCown Gordon in the amount of \$4,107,000.00; and