



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: [Click or tap here to enter TMP-#.](#)
Submitted Department/Preparer: City Manager's Office
Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Determining that the River Market Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule for completion of the projects therein.

Discussion

The Plan provides for project improvements in the Redevelopment Area that are targeted toward support of the Town of Kansas Archaeological park, as well as other area-wide improvements including infrastructure and streetscape, improvements, maximization of access to the area and view corridors, green spaces, transportation and access linkages and other neighborhood enhancements, together with parking, and all necessary utilities and street improvements to serve the area.

TIF Projects Approved	Total Costs	Reimbursable Costs	Project Status
Project 11 (Riverview Central Office and Garage)			Released in 2012
Project 16 (4 th and Locust)	\$3.1 million	\$760,000	Completed in 2005
Project 17 (First & Main)	\$9.6 million	\$3.6 million	Completed in 2008
Second Street Corridor Improvements	\$2.9 million	\$2.9 million	Completed in 2009
River Market CID improvements	\$825,000	\$825,000	Completed in 2024

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?
Tax Increment Financing and Private Funds
3. How does the legislation affect the current fiscal year?
N/A
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
N/A

Office of Management and Budget Review (OMB Staff will complete this section.)

1. This legislation is supported by the general fund. ☐ Yes ☒ No
2. This fund has a structural imbalance. ☐ Yes ☒ No
3. Account string has been verified/confirmed. ☐ Yes ☒ No

Additional Discussion (if needed)

This ordinance has no direct fiscal impact.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - ☒ Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - ☒ Ensure quality, lasting development of new growth.

- ☒ Increase and support local workforce development and minority, women, and locally owned businesses.
- ☒ Create a solutions-oriented culture to foster a more welcoming business environment.
- ☐ Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
- ☐

Prior Legislation

River Market		JaCo #43	KC		
	Plan Approval			991556	12/16/99
River Market	1st Amendment			011388	10/4/01
	2nd				
River Market	Amendment			021189	10/1/02
River Market	3rd Amendment			040774	7/15/04
River Market	4th Amendment			040992	9/16/04
River Market	5th Amendment			050495	5/19/05
River Market	6th Amendment			051117	9/15/05
River Market	7th Amendment			070118	2/8/07
River Market	8th Amendment			110270	4/21/11
	9th Amendment				
River Market	Revised			110783	10/13/11
	10th				
River Market	Amendment				
River Market	Project 1			991557	12/16/99
River Market	Project 2			991558	11/30/00
River Market	Project 3			991559	11/29/01
River Market	Project 4			991560	12/12/02
River Market	Project 5			991561	12/3/09
River Market	Project 6			991562	12/3/09
River Market	Project 7			991563	12/3/09
River Market	Project 8			991564	12/12/02
River Market	Project 9			991565	12/3/09
River Market	Project 10			013389	12/3/09
River Market	Project 11			011390	
River Market	Project 11A			021190	
River Market	Project 11B			021191	
River Market	Project 12			011391	12/3/09
River Market	Project 13			011392	12/3/09
River Market	Project 14			011393	12/3/09
	Project 14				
River Market	revised legals			100825	10/21/10
River Market	Project 15			011394	12/3/09
River Market	Project 16			040993	12/15/05

N/A

Service Level Impacts

Click or tap here to provide a description of how this ordinance will impact service levels. List any related key performance indicators and impact.

Other Impacts

1. What will be the potential health impacts to any affected groups?
N/A
2. How have those groups been engaged and involved in the development of this ordinance?
N/A
3. How does this legislation contribute to a sustainable Kansas City?
Acknowledging the continued sustainability of the TIF Plan/Projects.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

This is just a progress report of an already approved Plan
Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
This is just a report of an already approved Plan

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

This is just a report on an already approved plan.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)