

ORDINANCE NO. 180802

Authorizing the City Manager to execute a sales tax reimbursement agreement for the purpose of blight removal near and around the J. Rieger & Co. Distillery expansion project, located at 2700 Guinotte Avenue.

WHEREAS, on March 8, 2018, the City Council, pursuant to Ordinance 180134, approved the North Montgall PIEA General Development Plan, and declared the area blighted, insanitary and in need of development; and

WHEREAS, the Planned Industrial Expansion Authority approved J. Rieger & Co.'s expansion of operations in an existing 15,000 square foot industrial/warehouse space into a 44,000 square foot historic building at 2700 Guinotte Avenue, Kansas City, Missouri, located within the North Montgall PIEA area, to be used for production equipment, bottling, historic exhibits, gift shop, visitor lounges, boardroom/event space, catering prep-kitchen, and 12,000 square foot patio and storage; and

WHEREAS, J. Rieger & Co. has committed a sizeable investment totaling \$14,600,000 into the historically distressed East Bottoms area in order to expand their business operations; and

WHEREAS, the City believes that the J. Rieger & Co. expansion project would serve the public purposes of eliminating blighted conditions, improving public infrastructure, and creating high-quality jobs; and

WHEREAS, the J. Rieger & Co. blight remediation includes expansion of full-access parking facilities, which will benefit the general population of the city by adding at least 75 ADA-accessible parking spaces and rehabilitating a blighted property; and

WHEREAS, the J. Rieger & Co. expansion project could act as a flagship for reinvestment within the Electric Park neighborhood as well as the Northeast region of the City as a whole; and

WHEREAS, the proposed parking expansion and blight removal would not occur without incentives provided by the City; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY THAT:

Section 1. The Council expresses its intention to support the J. Rieger & Co. expansion project.

Section 2. The Council finds that the J. Rieger & Co. expansion project will serve as a catalyst for future investment in the Electric Park neighborhood and the Northeast region of the City as a whole.


ORDINANCE NO. 180802

Section 3. The Council finds that the tax reimbursement agreement will serve a primarily public purpose through blight removal and improvement of public infrastructure.

Section 4. The Council authorizes the City Manager to execute a sales tax reimbursement agreement for the purposes contemplated herein. Such agreement shall be in a form as is acceptable to the City Manager and shall provide for the contribution of certain sales and earnings taxes in an amount not to exceed One Million Four Hundred Fifty Thousand Dollars (\$1,450,000.00) and shall not extend longer than twenty years from the beginning of the agreement.

---

Approved as to form and legality:

  
\_\_\_\_\_  
Brian T. Rabineau  
Assistant City Attorney



Authenticated as Passed

  
\_\_\_\_\_  
Sly James, Mayor

  
\_\_\_\_\_  
Marilyn Sanders, City Clerk

OCT 25 2018

\_\_\_\_\_  
Date Passed