



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250599

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

Establishing Fund No. 3457, the Special Obligation Bond Series 2026B Projects Fund, in the records of the City of Kansas City; estimating revenue in the amount of \$5,800,850.00 and appropriating the same in Fund 3457; authorizing a change order with Infrastructure Solutions, LLC, with a total value of \$4,056,045.00 and a change order with Renaissance Infrastructure Consultants, with a total value of \$283,923.15 for the West Bottoms Phase I project (the "Project"); and establishing this ordinance as having an accelerated effective date.

Discussion

This ordinance establishes a Special Obligation Bond Fund, 2026B, and appropriates funds from the bond issuance to support public infrastructure within the West Bottoms neighborhood. The ordinance authorizes the Director of Public Works to enter construction contracts and designates requisitioning authority for Public Works. The ordinance also authorizes the Finance Director to close accounts based on certain criteria.

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No

2. What is the funding source?

Special Obligation Bond Series 2026B Project Fund

Revenue:

AL-3457-120000-590000	Proceeds from Sale of Bond	\$5,300,850.00
AL-3457-120000-480560	<u>Contribution TIF District</u>	<u>\$500,000.00</u>
	TOTAL	\$5,800,850.00

Expenditures:

AL-3457-898014-B-89008979 West Bottoms St Imp-SomeraRoad \$5,800,850.00

3. How does the legislation affect the current fiscal year?

Continuing bond funds may or may not be paid out during FY 2026.

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.

Project revenues (TIF and CID) are expected to be adequate to pay debt service on the bonds to the extent necessary bonds will be paid by general municipal revenues.

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

Construction of public infrastructure is expected to encourage private development within the West Bottoms.

Office of Management and Budget Review

(OMB Staff will complete this section.)

- | | | |
|---|---|--|
| 1. This legislation is supported by the general fund. | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 2. This fund has a structural imbalance. | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 3. Account string has been verified/confirmed. | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |

Additional Discussion (if needed)

This ordinance estimates \$5.8 million in revenue and appropriates the same in a Special Obligation Bond Project Fund for the purposes of funding public infrastructure improvements in the West Bottoms.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Infrastructure and Accessibility (Press tab after selecting.)

3. Which objectives are impacted by this legislation (select all that apply):

- ☒ Engage in thoughtful planning and redesign of existing road networks to ensure safety, access, and mobility of users of all ages and abilities.
- ☐ Enhance the City's connectivity, resiliency, and equity through a better-connected multi-modal transportation system for all users.
- ☐ Build on existing strengths while developing a comprehensive transportation plan for the future.
- ☐ Develop environmentally sustainable infrastructure strategies that improve quality of life and foster economic growth.
- ☐ Ensure adequate resources are provided for continued maintenance of existing infrastructure.
- ☐ Focus on delivery of safe connections to schools.

Prior Legislation

Ordinance 221064 authorized a Predevelopment Agreement with West Bottoms - Propco Master, LLC for the development of approx. 21.85 acres in the West Bottoms
Ordinance 240256 approved the West Bottoms TIF Plan
Ordinance 240600 approved the First Amendment to the TIF Plan
Ordinance 240581 established the West Bottoms Central Community Improvement District
Ordinance 240647 estimated revenues and appropriated funds to fund Phase 1a Public Improvements and authorized a construction contract
Ordinance 250216 authorized the issuance of the City's Special Obligations Bonds, Series 2026B to finance \$14.8m of Phase 1a costs.

Service Level Impacts

Replacing aging infrastructure; improve streetlights and lighting energy efficiency; improve sidewalks, cross walks, and lighting for added pedestrian safety.

Other Impacts

1. What will be the potential health impacts to any affected groups?
The West Bottoms neighborhood will benefit from improved pedestrian safety features as well as street improvements for traffic movement and safety.
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?
N/A

4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

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.

Please Select (Press tab after selecting)

Click or tap here to enter text.

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

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)