



Agenda

Finance, Governance and Public Safety Committee

Chairperson Andrea Bough

Vice Chair Quinton Lucas

Councilmember Crispin Rea

Councilmember Darrell Curls

Councilmember Wes Rogers

Tuesday, September 16, 2025

10:30 AM

26th Floor, Council Chamber

Meeting Link: <https://us02web.zoom.us/j/84530222968>

PUBLIC OBSERVANCE OF MEETINGS

Members of the City Council may attend this meeting via videoconference.

Any closed session may be held via teleconference.

The public can observe this meeting at the links provided below.

Applicants and citizens wishing to participate have the option of attending each meeting or they may do so through the videoconference platform ZOOM, using this link:
<https://us02web.zoom.us/j/84530222968>

Public Testimony is Limited to 2 Minutes

Director of the Law Department

250787

Sponsor: City Attorney

Authorizing and accepting opioid settlements with Sandoz, Inc, Purdue Pharma/Sackler, and the Secondary Distributors (Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus); and authorizing the City Attorney to settle these claims and further negotiate with the State of Missouri over the City's portion of Purdue Pharma/Sackler Family settlement proceeds pursuant to the MOU executed between the City and the State of Missouri. **** This item is scheduled to be heard at 11:45 am.****

City Manager's Office

250791 Sponsor: City Manager's Office

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

Director of Finance

250793 Sponsor: Director of Finance Department

Amending Ordinance No. 250170 by repealing Section 1 and enacting in its place a new Section 1 adjusting tax levy rates for the General Fund, Health Levy Fund, General Debt and Interest Fund, and Museum Special Revenue Fund; and recognizing this ordinance as having an accelerated effective date.

Robinson

250797 Sponsor: Councilmember Melissa Robinson

RESOLUTION - Adopting the Kansas City Global Music Strategy as the policy of the City of Kansas City to guide the City in the advancement of Kansas City's music economy.

Director of General Services

250801 Sponsor: Director of General Services Department

Authorizing the Manager of Procurement Services to piggyback off the Houston-Galveston Area Council Cooperative Agreement and issue a \$1,121,408.00 Purchase Order (EV4142) to Spencer Manufacturing, Inc., dba Spencer Fire Trucks, Inc to provide fire trucks for the Fire Department; and authorizing the Fire Chief to expend \$1,121,408.00 from previously appropriated funds; and recognizing this ordinance as having an accelerated effective date.

Director of Aviation

250808 Sponsor: Director of Aviation Department

Estimating revenue in the amount of \$0.00; and authorizing the Director of Aviation to execute a thirty (30) year lease agreement with two (2) ten (10) year renewal options with Airside Innovation Missouri, LLC, for the purpose of developing property to include aprons, hangars, offices, fuel farm and vehicle parking at the Kansas City Downtown Airport.

City Manager's Office

250809 Sponsor: City Manager's Office

Estimating revenue in the amount of \$15,080,817.20 in the Taxable Special Obligation Series 2026A Project Fund, Fund No. 3456 and appropriating the same to the Roy Blunt Luminary Park Project; authorizing the Director of Finance to close accounts upon project completion; declaring the intent of the City to reimburse itself from bond proceeds for certain expenditures; authorizing the City Manager to execute a Development Agreement with the Port Authority of Kansas City, Missouri (Port KC), Downtown Council (DTC), and DTC Community Development, Inc. (DTCCD); authorizing the City Manager to execute Amendment No. 4 of a design professional contract with HNTB Corporation for \$13,697,600.00; authorizing the City Manager to execute Amendment No. 2 of contract with ProjectFirst, LLC for \$670,269.46; authorizing the City Manager to execute Amendment No. 1 of a contract with JE Dunn and Clarkson Construction Company for \$712,947.74; and recognizing this ordinance as having an accelerated effective date.

Willett

250811 Sponsor: Councilmember Nathan Willett

Amending Chapter 3, Code of Ordinance, "Contracting and Leases," by repealing and replaces Sections 3-425, 3-505, and 3-622, and amending Chapter 74, Code of Ordinance, "Kansas City Redevelopment Ordinance," by repealing and replacing Section 74-11, to modify the provision of certain city policies to economic development areas tax increment financing plans.

Lucas and Bunch

250812 Sponsor: Mayor Quinton Lucas and Councilmember Eric Bunch

Reducing \$15,000.00 of the appropriations in Fund No. 3518 General Obligation Bond Series 2018A Question 1, \$59,292.69 of the appropriations in Fund No. 3519 General Obligation Bond Series 2019A Question 1, \$46,766.40 of the appropriations in Fund No. 3520 General Obligation Bond Series 2020 Question 1, \$96,911.46 of the appropriations in Fund No. 3434 2016B Special Obligation Taxable Bond, \$158,619.98 of the appropriations in Fund No. 3436 Special Obligation 2017 Taxable Bond, \$426,500.25 of the appropriations in Fund 3439 2020A Taxable Special Obligation Bond, \$494,820.86 of the appropriations in Fund No. 3430 2012B Special Obligation Taxable Bond Fund, \$183,823.88 of the appropriations in Fund No. 3441 Special Obligation Series 2021B, \$418,264.48 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,900,000.00 for the purpose of reallocating General Obligation Bond and Special Obligation Bond project proceeds and Capital Improvements Sales Tax funds for 89023056 Broadway Bike Lane - 31st to 43rd; reducing \$1,500,000.00 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,500,000.00 for 89008938 Southwest Blvd-31st to Broadway Study; and recognizing this ordinance as having an accelerated effective date.

HELD IN COMMITTEE

Lucas

250553 Sponsor: Mayor Quinton Lucas

RESOLUTION - Expressing the need for and desire to implement a software grant management system.

City Manager's Office

250664 Sponsor: City Manager's Office

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

City Manager's Office

250665 Sponsor: City Manager's Office

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

City Manager's Office

250666 Sponsor: City Manager's Office

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

City Manager's Office

250667 Sponsor: City Manager's Office

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

Willet

250682 Sponsor: Councilmember Nathan Willett

Approving the First Amendment to the Metro North Mall General Development Plan to amend the Estimated Completion Time to twenty years from passage of this Ordinance and affirming the findings of the City Council made when approving the Plan.

Lucas

250711 Sponsor: Mayor Quinton Lucas

Enacting a new Chapter 52, Code of Ordinances, containing Sections 52-1 to 52-9 to provide for the regulation of surface parking lots in the City's entertainment districts and Central Business District Area, 18th & Vine, the Country Club Plaza, Westport and Crossroads, and providing for a delayed effective date.

Rea

250713 Sponsor: Councilmember Crispin Rea

Authorizing the City Manager to enter into a Cooperative Agreement with the Kansas City EDC Loan Corporation (the "EDCLC") to provide funding for a multifamily project at 9th and Central; estimating City Surplus Tax Increment Financing (TIF) revenue in the amount of \$2,800,000.00 in the General Fund; appropriating \$2,800,000.00 from the Unappropriated Fund Balance of the General Fund; designating requisitioning authority; and recognizing this ordinance as having an accelerated effective date.

ADDITIONAL BUSINESS

1. Citywide Business Plan Mid-Term Review - Review of Housing and Healthy Communities and Public Safety Goal.
2. There may be general discussion for current Finance, Governance and Public Safety Committee issues.
3. Closed Session
 - Pursuant to Section 610.021 subsection 1 of the Revised Statutes of Missouri to discuss legal matters, litigation, or privileged communications with attorneys;
 - Pursuant to Section 610.021 subsection 2 of the Revised Statutes of Missouri to discuss real estate;
 - Pursuant to Section 610.021 subsections 3 and 13 of the Revised Statutes of Missouri to discuss personnel matters;
 - Pursuant to Section 610.021 subsection 9 of the Revised Statutes of Missouri to discuss employee labor negotiations;
 - Pursuant to Section 610.021 subsection 11 of the Revised Statutes of Missouri to discuss specifications for competitive bidding;
 - Pursuant to Section 610.021 subsection 12 of the Revised Statutes of Missouri to discuss sealed bids or proposals; or
 - Pursuant to Section 610.021 subsection 17 of the Revised Statutes of Missouri to discuss confidential or privileged communications with auditors.
4. Those who wish to comment on proposed ordinances can email written testimony to public.testimony@kcmo.org. Comments received will be distributed to the committee and added to the public record by the clerk.

The city provides several ways for residents to watch City Council meetings:

- Livestream on the city's website at www.kcmo.gov
- Livestream on the city's YouTube channel at <https://www.youtube.com/watch?v=3hOuBlg4fok>
- Watch Channel 2 on your cable system. The channel is available through Time Warner Cable (channel 2 or 98.2), AT&T U-verse (channel 99 then select Kansas City) and Google Fiber on Channel 142.
- To watch archived meetings, visit the City Clerk's website and look in the Video on Demand section: http://kansascity.granicus.com/ViewPublisher.php?view_id=2

The City Clerk's Office now has equipment for the hearing impaired for use with every meeting. To check out the equipment please see the secretary for each committee. Be prepared to leave your Driver's License or State issued Identification Card with the secretary and she will give you the equipment. Upon returning the equipment your license will be returned.

Adjournment



Legislation Text

File #: 250787

ORDINANCE NO. 250787

Sponsor: City Attorney

Authorizing and accepting opioid settlements with Sandoz, Inc, Purdue Pharma/Sackler, and the Secondary Distributors (Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus); and authorizing the City Attorney to settle these claims and further negotiate with the State of Missouri over the City's portion of Purdue Pharma/Sackler Family settlement proceeds pursuant to the MOU executed between the City and the State of Missouri. ***** This item is scheduled to be heard at 11:45 am.*****

WHEREAS, the people of the City of Kansas City have been harmed by a national and state-wide opioid epidemic caused, in part, by fraudulent marketing and licit and illicit opioid use and distribution throughout the city and the State of Missouri; and

WHEREAS, the City joined a nationwide movement of hundreds of cities, counties and other governmental entities seeking damages against various manufacturers and distributors of opioids for economic damages related to items such as addiction treatment, ambulance services, first responder services, emergency room visits, law enforcement, substance abuse counseling, jail costs, other effects of overdoses and a potential host of other direct and indirect costs; and

WHEREAS, Ordinance No. 180174 authorized the City Attorney to execute legal services contracts with a joint team, consisting of Simmons Hanly Conroy and Williams Dirks Dameron, to provide legal services as lead counsel for the City in potential opioid epidemic cases and related action; and

WHEREAS, Resolution No. 220214 authorized the City Attorney to execute a memorandum of understanding (MOU) with the State of Missouri to govern the allocation of opioid settlement funds between the state and local governments resulting from certain national opioid litigation settlements; and

WHEREAS, the structure of settlements with certain pharmaceutical supply chain entities currently facing investigations and litigation in Missouri and throughout the country have taken the form of national settlement agreements with Missouri receiving a share of the proceeds of those national agreements to abate the opioid crisis within the state; and

WHEREAS, settlements are being finalized with various manufacturers and distributors, with the City expecting to receive its share of opioid litigation proceeds; and

WHEREAS, although all settlement amounts with other defendants, and the City's portion of proceeds, have not been determined, the City Attorney seeks authorization to settle the City's claims with various defendants when settlement numbers are finalized; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That opioid settlements with Sandoz, Inc, Purdue Pharma/Sackler, and the Secondary Distributors (Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus) are hereby authorized and accepted.

Section 2. That the City Attorney is authorized to settle these claims and further negotiate with the State of Missouri over the City's portion of Purdue Pharma/Sackler Family settlement proceeds pursuant to the MOU executed between the City and the State of Missouri.

..end

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.

William Choi
Interim Director of Finance

Approved as to form:

Matthew Gigliotti
City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250787

Submitted Department/Preparer: Law

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

Authorizing and accepting opioid settlements with Sandoz, Inc, Purdue Pharma/Sackler, and the Secondary Distributors (Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus); and authorizing the City Attorney to settle these claims and further negotiate with the State of Missouri over the City's portion of Purdue Pharma/Sackler Family settlement proceeds pursuant to the MOU executed between the City and the State of Missouri.

Discussion

The people of the City of Kansas City have been harmed by a national and state-wide opioid epidemic caused, in part, by fraudulent marketing and licit and illicit opioid use and distribution throughout the city and the State of Missouri. The City joined a nationwide movement of hundreds of cities, counties and other governmental entities seeking damages against various manufacturers and distributors of opioids for economic damages related to items such as addiction treatment, ambulance services, first responder services, emergency room visits, law enforcement, substance abuse counseling, jail costs, other effects of overdoses and a potential host of other direct and indirect costs.

The City retained outside counsel to join the large multistate opioid litigation cases. The City later executed a memorandum of understanding (MOU) with the State of Missouri to govern the allocation of opioid settlement funds between the state and local governments resulting from certain national opioid litigation settlements.

The City has already received some proceeds. Some claims still remain and exact settlement amounts are still being finalized. The structure of settlements with certain pharmaceutical supply chain entities currently facing investigations and litigation in Missouri and throughout the country have taken the form of national settlement agreements with Missouri receiving a share of the proceeds of those national agreements to abate the opioid crisis within the state. Settlements are being finalized with various manufacturers and distributors, with the City expecting to receive its share of opioid litigation proceeds.

This ordinance authorizes the City Attorney to settle claims with with Sandoz, Purdue Pharma/Sackler, and the Secondary Distributors (Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus) and authorizes the City Attorney to further negotiate with the State of Missouri over the City's portion of Purdue Pharma/Sackler Family settlement proceeds pursuant to the MOU executed between the City and the State of Missouri.

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?
N/A
3. How does the legislation affect the current fiscal year?
Unknown if it will affect the current or following fiscal year. One settlement amount is expected to hit City accounts in 2026, but the month is currently unknown.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
Positive fiscal impact. One settlement (Sandoz) will be a one-time lump sum payment in 2026. It's not yet known if the others will one-time lump sum payments, or if the payments to the City will be spread out over several years.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Generates revenue, as the the City will receive settlement dollars for its participation in this litigation.

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)

No account string to verify.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Public Safety (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - ☒ Engage the community and community partners to reimagine the system of public safety with a focus on evidence-based approaches for crime prevention, treatment of mental health, emergency response time, and the criminal justice system.
 - ☐ Focus on violence prevention among all age groups, placing an emphasis on youth.
 - ☐ Increase fairness, justice, and responsiveness of our municipal criminal justice system to support the best possible outcome for offenders and victims of crime.
 - ☐ Reduce recidivism through prevention, deterrence, including detention, and re-entry services.
 - ☐ Enhance employee recruitment, succession planning, and retention in the police and fire departments with a continued emphasis on diversity.
 - ☐

Prior Legislation

Ordinance No. 180174 authorized the City Attorney to execute legal services contracts with a joint team, consisting of Simmons Hanly Conroy and Williams Dirks Dameron, to provide legal services as lead counsel for the City in potential opioid epidemic cases and related action.

Resolution No. 220214 authorized the City Attorney to execute a memorandum of understanding (MOU) with the State of Missouri to govern the allocation of opioid settlement funds between the state and local governments resulting from certain national opioid litigation settlements.

Resolution No. 220217 set out the City's priorities on how to spend opioid settlement dollars pursuant to allowable uses established by the MOU with the State of Missouri:

- Increasing behavioral health services and outreach to intervene, treat, and prevent misuse and related overdose deaths
- Reducing incarceration caused by opioid use disorder via pre- or post-arrest diversion programs, treatment and recovery services for people who are incarcerated, and discharge support post-incarceration
- Expanding housing access for people with opioid use disorder
- Providing mental health programming for young people who may be at risk of misusing opioids

Service Level Impacts

N/A

Other Impacts

1. What will be the potential health impacts to any affected groups?
This ordinance and the use opioid settlements will benefit the public health through behavioral health services and outreach to intervene, treat, and prevent misuse and related overdose deaths
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?
These settlements will help prevent opioid deaths, reduce addiction, provide mental health services, expand housing assistance and Reducing incarceration caused by opioid use disorder via pre- or post-arrest diversion programs, treatment and recovery services for people who are incarcerated, and discharge support post-incarceration.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Not directly, but a Council goal is to use part of the proceeds to expand housing access for people with opioid use disorder.
[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:
[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)

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

No(Press tab after selecting)



File #: 250791

ORDINANCE NO. 250791

Sponsor: City Manager's Office

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

WHEREAS, the North Oak Tax Increment Financing Plan (the "Plan") was approved by the City Council on February 24, 2005, by Committee Substitute for Ordinance No. 050104; and

WHEREAS, Section 99.865.3, RSMo, provides that five years after the establishment of a redevelopment plan and every five years thereafter, the Council shall hold a public hearing regarding those redevelopment plans and projects created pursuant to Sections 99.1800 to 99.865, RSMo, to determine if the redevelopment project is making satisfactory progress under the proposed time schedule contained within the approved plans for completion of such projects; and

WHEREAS, after proper notice, the Council has held such public hearing and received information on the progress of the Plan; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Council hereby determines that the North Oak Tax Increment Financing plan is making satisfactory progress under the proposed time schedule contained within the approved plan for completion of the projects therein.

..end

Approved as to form:

Emalea Kohler
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250791

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 North Oak Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule for completion of the projects therein.

Discussion

The original Plan consisted of improvements to the old Farmland Building located at 3301 North Oak Trafficway, including improvements to the parking garage. The Project Improvements would be undertaken as Project Area 1 and the Redevelopment Area would be divided into separate project areas.

The Redevelopment Area is described as an area generally bounded by NE 43rd Street on the north, old Farmland building on the south and property line of commercial properties facing North Oak Trafficway in Kansas City, Clay County, Missouri.

	Date Approved	Ordinance No.	Status
Project 1	2/24/05	050103	Complete
Project 2b	10/11/07	070997	Complete
Project 3	5/8/08	060535	Complete
Project 4	7/30/09	060536	Complete
Project 5a	5/28/09	060537	Complete
Project 5b	7/30/09	060530	Complete
Project 6	7/30/09	060539	Complete

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?
Tax Increment Financing and Bonds
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)

N/A

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

North Oak	Plan Approval	Clay Co	NKC		
North Oak	1st Amendment			050104	2/24/05
	2nd			060534	7/20/06
North Oak	Amendment				
North Oak	3rd Amendment			070996	10/11/07
North Oak	4th Amendment			090832	10/1/09
North Oak	5th Amendment			100083	2/11/10
North Oak	6th Amendment			100705	9/30/10
North Oak	7th Amendment			120172	3/1/12
North Oak	8th Amendment			160670	9/8/16
North Oak	9th Amendment			170739	10/5/17
	10th				
North Oak	Amendment			180053	2/1/18
	11th				
North Oak	Amendment			190925	8/27/20
	12th				
North Oak	Amendment				
North Oak	Project 1			050103	2/24/05
North Oak	Project 2b			070997	10/11/07
North Oak	Project 3			060535	5/8/08
North Oak	Project 4			060536	7/30/09
North Oak	Project 5a			060537	5/28/09
North Oak	Project 5b			060538	7/30/09
North Oak	Project 6			060539	7/30/09

Service Level Impacts

N/A

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?
N/A

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:
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)



Legislation Text

File #: 250793

ORDINANCE NO. 250793

Sponsor: Director of Finance Department

Amending Ordinance No. 250170 by repealing Section 1 and enacting in its place a new Section 1 adjusting tax levy rates for the General Fund, Health Levy Fund, General Debt and Interest Fund, and Museum Special Revenue Fund; and recognizing this ordinance as having an accelerated effective date.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Ordinance No. 250170 is hereby amended by repealing Section 1 and enacting a new Section 1 in its place to read as follows:

Section 1. That taxes for Fiscal Year 2025-26, commencing on the first day of May, 2025, in the total amount of one dollar fifty-two and ninety-one hundredth cents (\$1.5291) per hundred dollars, shall be and are levied on all property within the City subject to taxation on January 1, 2025, under the Constitution and laws of the State of Missouri, both real and tangible personal, subject to the provisions contained in Section 2 of this ordinance, as follows:

FIRST: A general tax of fifty-four and sixty-nine hundredth cents (\$.5469) on each hundred dollars of the assessed valuation of all such taxable property is levied and imposed for municipal operating purposes, to be credited to the General Fund.

SECOND: A general tax of fifty-four and seventy-one hundredth cents (\$.5471) on each hundred dollars of assessed valuation of all such taxable property is levied and imposed for municipal operating expenses for hospitals and public health purposes, to be credited to the Health Levy Fund.

THIRD: The Council, pursuant to authority granted under Section 92.031, RSMo, in the alternative, elects to levy and impose a tax for debt service of forty-two cents (\$.4200) on each hundred dollars of assessed valuation of all such taxable property, which tax is necessary for the maintenance of the General Debt and Interest Fund for the redemption of the outstanding general obligation bonds of the City maturing in Fiscal Year 2025-26 and for the payment of all interest becoming due and payable in Fiscal Year 2025-26, on the entire outstanding general obligation bond indebtedness of the City, except indebtedness upon which

the principal and interest are payable or budgeted for payment from other funds of the City.

FOURTH: A general tax of one and fifty-one hundredth cents (\$.0151) on each hundred dollars of the assessed valuation of all such taxable property is levied and imposed for municipal museum purposes, to be credited to the Museum Special Revenue Fund.

Section B. That this ordinance relating to setting the annual levy rates for taxation of real and tangible personal property is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(G) of the City Charter and shall take effect in accordance with that section.

..end

I hereby certify that the levy specified in the THIRD paragraph of new Section 1 in Section A of the foregoing ordinance is necessary for the maintenance of the General Debt and Interest Fund for the payment of principal and interest on the outstanding general obligation bond indebtedness of Kansas City, as stated therein.

William Choi
Interim Director of Finance

Approved as to form:

Samuel Miller
Assistant City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250793

Submitted Department/Preparer: Finance

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

To amend Ordinance No. 250170 which set the levy rates on tangible real and personal property located in the city to generate revenue for the General Fund, Health Fund, Museum Special Revenue Fund and General Debt and Interest Fund in connection with the FY2025-26 Adopted Budget.

Discussion

Ordinance No. 250170 set the levy rates on tangible real and personal property located in the City with the FY2025-26 adopted budget. The estimated levy rates used for budget formulation were based on prior year assessed values from the four counties in which the City is located.

During the summer each county provides revised certified assessed valuations. These revised values are used to complete the state levy certification process. The purpose of the levy certification process is to ensure that no jurisdiction receives a windfall or experiences a shortfall due to changes in assessed valuation in accordance with the Hancock Amendment to the Missouri Constitution. The levy certification forms must be delivered to the County Clerks no later than October 1 each year. The calculated levies for FY25-26 are described below.

Taxes for Fiscal year 2025-26, commencing on first day of May 2025, in the total amount of \$1.5073 per \$100, shall be levied upon all property with the City subject to taxation on January 1, 2025, under the Constitution and laws of the State of Missouri for both real and tangible property.

A general tax of \$.5312 cents on each \$100 for the assessed valuation of all such taxable property is levied and imposed for municipal operating purposes to be credited to the General Fund.

A general tax of \$.5314cents on each \$100 of the assessed valuation of all such taxable property is levied and imposed for municipal operating expenses for hospitals and public heath to be credited to the Heath Levy fund.

A tax of \$.4300 cents on each \$100 of the assessed valuation of all such taxable property is imposed for purposes of paying debt service on outstanding general obligation bonds of the City.

A general tax of \$.0147cents on each \$100 of the assessed valuation of all such taxable property for municipal museum purposes, to be credited to the Museum Special Revenue Fund.

Fiscal Impact

1. Is this legislation included in the adopted budget? ☒ Yes ☐ No
2. What is the funding source?
Collecting Revenues for the General fund 1000 12000 45XXXX (various),
Health fund 2330 120000 45XXXX (various), General Debt & Interest fund 5010
120000 45XXXX (various), Museum fund 2020 120000 45XXXX (various)
3. How does the legislation affect the current fiscal year?
This legislation may change the levy rates proposed in Ordinance 250170;
therefore, actual revenue collections may vary from budgeted revenue
estimates due to the revised certified assessed valuations.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the
difference between one-time and recurring costs.
No, the estimate does not impact future fiscal years.
5. Does the legislation generate revenue, leverage outside funding, or deliver a
return on investment?
Yes, the legislation generates property tax revenue for the current year

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 legislation is for the purpose of levying taxes to support revenue generation in the General Fund, Health Fund, General Debt and Interest Fund, and Museum Fund.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Finance and Governance (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - ☒ Ensure the resiliency of a responsive, representative, engaged, and transparent City government.
 - ☐ Engage in workforce planning including employee recruitment, development, retention, and engagement.
 - ☐ Foster a solutions-oriented, welcoming culture for employees and City Partners.
 - ☐
 - ☐
 - ☐

Prior Legislation

240228; 250170

Service Level Impacts

Property tax collections significantly impact the City's ability to provide services. The general levy revenue is used to support basic services provided by the City such as public safety, road repair and emergency response. Revenues generated from the debt levy are used to meet the City's general debt obligations. Revenues generated from the health levy are dedicated to the health fund which supports care for the indigent. Revenues generated from the museum levy are used to support the Kansas City Museum.

Other Impacts

1. What will be the potential health impacts to any affected groups?

Property taxes collected from the health levy are dedicated to the health fund and used to pay expenditures related to healthcare for the indigent and support Health Department programs.

2. How have those groups been engaged and involved in the development of this ordinance?

The City's budget office holds annual budget meetings with the community to gain insight about citizen priorities. The revenue generated from property taxes will support the City's adopted budget. In addition, the Finance, Governance and Public Safety Committee hearing will serve as the public hearing on the setting of property tax rates and provide an opportunity for comment by interested parties

3. How does this legislation contribute to a sustainable Kansas City?

The revenue generated from this legislation allows the City to meet its debt obligations as well as provide funding for the basic services provided by the City. This legislation also generates funds to provide healthcare services for the indigent.

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.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

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)



File #: 250797

RESOLUTION NO. 250797

Sponsor: Councilmember Melissa Robinson

RESOLUTION - Adopting the Kansas City Global Music Strategy as the policy of the City of Kansas City to guide the City in the advancement of Kansas City's music economy.

WHEREAS, the United Nations Educational, Scientific and Cultural Organization ("UNESCO") designates cities around the world on a biennial basis as culturally significant to join the UNESCO Creative Cities Network (the "UCCN"); and

WHEREAS, the City was so designated by UNESCO and became the first and only UCCN City of Music in the United States on November 16, 2017; and

WHEREAS, Creative City KC, Inc. is a nonprofit organization, registered with the State of Missouri, and the official focal point organization under UNESCO established to develop, implement, manage, and sustain Kansas City's membership in the UNESCO Creative City Network; and

WHEREAS, Creative City KC, Inc. was tasked with creating a Global Music Economic Development Strategy to strengthen Kansas City's music economy, connect Kansas City musicians with global opportunities, and create local opportunities for economic growth; and

WHEREAS, Creative City KC, Inc. has worked for the past seven years to establish Kansas City's leadership in the UCCN, which currently has 350 member cities around the world; and

WHEREAS, Council adopted Resolution No. 220933 on December 1, 2022, directing the City Manager to develop a funding plan to designate approximately \$425,000.00 to support the City's membership in the UCCN and the implementation of Creative City KC, Inc.'s Global Music Economic Development Strategy; and

WHEREAS, the City has contracted with Creative City KC, Inc. to support the development of Kansas City's international brand as a member of the UCCN, including developing a Global Music Economic Development Strategy; and

WHEREAS, Creative KC, Inc. presented its Kansas City Global Music Strategy to the City Council at the October 31, 2024, Business Session; and

WHEREAS, the Council desires to adopt, implement, and utilize the Kansas City Global Music Strategy to guide the City in the advancement of Kansas City's music economy; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

That the Kansas City Global Music Strategy, a copy of which is available in the City Manager's Office, is hereby adopted to guide City policies in the advancement of Kansas City's music economy consistent with applicable law.

..end



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: Resolution 250797

Submitted Department/Preparer: Mayor/Council'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

Adopting the Kansas City Global Music Strategy as the policy of the City of Kansas City to guide the City in the advancement of Kansas City's music economy.

Discussion

The United Nations Educational, Scientific and Cultural Organization ("UNESCO") designates cities around the world on a biennial basis as culturally significant to join the UNESCO Creative Cities Network (the "UCCN"); and

The City was so designated by UNESCO and became the first and only UCCN City of Music in the United States on November 16, 2017; and

Creative City KC, Inc. is a nonprofit organization, registered with the State of Missouri, and the official focal point organization under UNESCO established to develop, implement, manage, and sustain Kansas City's membership in the UNESCO Creative City Network; and

Creative City KC, Inc. was tasked with creating a Global Music Economic Development Strategy to strengthen Kansas City's music economy, connect Kansas City musicians with global opportunities, and create local opportunities for economic growth; and

Creative City KC, Inc. has worked for the past seven years to establish Kansas City's leadership in the UCCN, which currently has 350 member cities around the world; and

Council adopted Resolution No. 220933 on December 1, 2022, directing the City Manager to develop a funding plan to designate approximately \$425,000.00 to support the City's membership in the UCCN and the implementation of Creative City KC, Inc.'s Global Music Economic Development Strategy; and

The City has contracted with Creative City KC, Inc. to support the development of Kansas City's international brand as a member of the UCCN, including developing a Global Music Economic Development Strategy; and

Creative KC, Inc. presented its Kansas City Global Music Strategy to the City Council at the October 31, 2024, Business Session; and

The Council desires to adopt, implement, and utilize the Kansas City Global Music Strategy to guide the City in the advancement of Kansas City's music economy;

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?
n/a
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)

n/a

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

Click or tap here to list prior, related ordinances/resolutions.

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?
Click or tap here to enter text.
2. How have those groups been engaged and involved in the development of this ordinance?
Click or tap here to enter text.
3. How does this legislation contribute to a sustainable Kansas City?
Click or tap here to enter text.
4. Does this legislation create or preserve new housing units?

Please Select (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)



File #: 250801

ORDINANCE NO. 250801

Sponsor: Director of General Services Department

Authorizing the Manager of Procurement Services to piggyback off the Houston-Galveston Area Council Cooperative Agreement and issue a \$1,121,408.00 Purchase Order (EV4142) to Spencer Manufacturing, Inc., dba Spencer Fire Trucks, Inc to provide fire trucks for the Fire Department; and authorizing the Fire Chief to expend \$1,121,408.00 from previously appropriated funds; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, the City is piggybacking off of the Houston-Galveston Area Council Cooperative Agreement to purchase six (6) fire trucks from Spencer Manufacturing, Inc., dba Spencer Fire Trucks, Inc; and

WHEREAS, under the Purchase Order, the cost of the fire trucks will exceed \$1,000,000.00; and

WHEREAS, pursuant to Section 3-41, Code of Ordinances, the City Council must authorize contracts in excess of \$1,000,000.00; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the Manager of Procurement Services is authorized to piggyback off the Houston-Galveston Area Council Cooperative Agreement to issue a \$1,121,408.00 Purchase Order (EV41423) to Spencer Manufacturing, Inc., dba Spencer Fire Trucks, Inc to provide fire trucks for the Fire Department. A copy of the Agreement is on file in the Manager of Procurement Services Office.

Section 2. That the Fire Chief is authorized to expend \$1,121,408.00 from funds appropriated to Account No. 2301-231405-634120 to purchase the fire trucks.

Section 3. That the sum of \$1,000.00 is hereby appropriated from the Unappropriated Fund Balance of the Fire Sales Tax-Capital Fund to the following account in Fire Sales Tax-Capital Fund:

26-2301-231405-634120	Fire Fighting Equipment	\$1,000.00
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Section 4. That this ordinance, relating to the appropriation of money, is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter and shall take effect in accordance with that section.

..end

The City has no financial obligation under this Ordinance and Agreement until the Manager of Procurement Services issues a Purchase Order which will be signed by the City's Director of Finance certifying there is a balance, otherwise encumbered, to the credit of the appropriation to which the expenditure is to be charged, and a cash balance, otherwise encumbered, in the treasury, to the credit of the fund from which payment will be made, each sufficient to meet the obligation incurred in the Purchase Order.

William Choi
Interim Director of Finance

Approved as to form:

James Brady
Assistant City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250801

Submitted Department/Preparer: General Services

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

Authorizing the Manager of Procurement Services to piggyback off the Houston-Galveston Area Council Cooperative Agreement and issue a \$1,121,408.00 Purchase Order (EV4142) to Spencer Manufacturing, Inc., dba Spencer Fire Trucks, Inc to provide fire trucks for the Fire Department; and authorizing the Fire Chief to expend \$1,121,408.00 from previously appropriated funds; and recognizing this ordinance as having an accelerated effective date.

Discussion

Authorizing the Manager of Procurement Services to execute a Purchase Order (EV4142) with Spencer Mfg, Inc. to provide Fire fighting vehicles that will expend \$1,121,408.00, and under the Purchase Order, the cost of the fire trucks will exceed \$1,000,000.00; and

Fiscal Impact

1. Is this legislation included in the adopted budget? ☒ Yes ☐ No
2. What is the funding source?
Fire Sales Tax Capital - 2301-231405-634120
3. How does the legislation affect the current fiscal year?
Reduces appropriations by \$1,121,408.00

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
One-time
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
No

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)

The Fire Sales Tax Capital Fund has Unappropriated Fund Balance available to support the proposed amount. The unreserved fund balance of the Fire Sales Tax Capital Fund is \$25,730,710, as of 09/05/25.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Public Safety (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - ☐ Engage the community and community partners to reimagine the system of public safety with a focus on evidence-based approaches for crime prevention, treatment of mental health, emergency response time, and the criminal justice system.
 - ☐ Focus on violence prevention among all age groups, placing an emphasis on youth.
 - ☐ Increase fairness, justice, and responsiveness of our municipal criminal justice system to support the best possible outcome for offenders and victims of crime.
 - ☐ Reduce recidivism through prevention, deterrence, including detention, and re-entry services.

- ☒ Enhance employee recruitment, succession planning, and retention in the police and fire departments with a continued emphasis on diversity.
- ☐

Prior Legislation

N/A

Service Level Impacts

All City services and departments including Police, Fire and Aviation Departments.

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?
This purchase allows the Fire Department to reach areas that the larger vehicles would not have access to.
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.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
This is for purchasing equipment only

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

No(Press tab after selecting)

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

No(Press tab after selecting)



250801

DATE: 9/5/2025

JOURNAL ID:

LEDGER GROUP: ADMIN

BUDGET PERIOD: 2026

[illegible]

TOTAL	1,000.00
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DESCRIPTION:

Appropriæ

APPROVED BY:

DATE _____

APPROVED BY: DEPARTMENT HEAD

DATE _____

Britain Burnette

9/5/2025



Legislation Text

File #: 250808

ORDINANCE NO. 250808

Sponsor: Director of Aviation Department

Estimating revenue in the amount of \$0.00; and authorizing the Director of Aviation to execute a thirty (30) year lease agreement with two (2) ten (10) year renewal options with Airside Innovation Missouri, LLC, for the purpose of developing property to include aprons, hangars, offices, fuel farm and vehicle parking at the Kansas City Downtown Airport.

WHEREAS Airside Innovation Missouri, LLC was selected to develop and lease approximately 21 acres on land located at the Kansas City Downtown Airport – Wheeler Field and to operate a Fixed Base Operation and Maintenance Repair Operation; and

WHEREAS due to the cost of developing the land, will pay no rent for the first four (4) years and will pay an amount equal to fair market rent thereafter; and

WHEREAS development of the subject property is in the best interest of the City by developing property consistent with the airport's layout, supporting provision of valuable services to airport users, generating revenue to support the operation of the airport during the term of the lease, and helping City to fulfill its obligations as an airport sponsor.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That revenue in the following account of the Aviation Fund is estimated to be:

26-8300-620000-470640	Prop Rent-Aviation-Ground	\$0.00
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Section 2. That the Director of Aviation is authorized to execute a thirty (30) year lease agreement with two (2) ten (10) year renewal options with Airside Innovation Missouri, LLC, for the purpose of developing property to include aprons, hangars, offices, fuel farm and vehicle parking at the Kansas City Downtown Airport. A copy of the lease agreement in substantial form 5989 is on file in the Aviation Department.

..end

Approved as to form:

Charlotte Ferns
Senior Associate City Attorney



REQUEST FOR SUPPLEMENTAL REVENUE
CITY OF KANSAS CITY, MISSOURI

DEPARTMENT: **Aviation Department**

BUSINESS UNIT: **KCMBU**

DATE: **8/28/2025**

JOURNAL ID: **250808**

LEDGER GROUP: **REVENUE**

<u>FUND</u>	<u>DEPT ID</u>	<u>ACCOUNT</u>	<u>PROJECT</u>	<u>AMOUNT</u>
8300	620000	470640		\$0.00

TOTAL **\$0.00**

DESCRIPTION:

Airside Innovation Missouri, LLC 30-Year Ground Lease at Kansas City Downtown Airport for Fiscal Year 2026.
Estimated total revenue over Initial Term \$12,945,371.22.

APPROVED BY:

DATE

APPROVED BY: DEPARTMENT HEAD

DATE



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250808

Submitted Department/Preparer: Aviation

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

Estimating revenue in the amount of \$0.00; and authorizing the Director of Aviation to execute a thirty (30) year lease agreement with two (2) ten (10) year renewal options with Airside Innovation Missouri, LLC for the purpose of developing property to include aprons, hangars, offices, fuel farm and vehicle parking at the Kansas City Downtown Airport.

Discussion

Authorizing the City of Kansas City Missouri - Aviation Department to execute Contract No. 6224040031, a Ground Lease Agreement for an approximate twenty-one acres (914,760 SF) of land located at the Kansas City Downtown Airport (MKC). Airside Innovation Missouri, LLC will offer aviation services and lease space to users on the airfield operation of a general aviation hangar facility for Fixed Base Operation (FBO) and Maintenance Repair Operation (MRO), including charter flights, fueling of Jet A and Avgas, flight training services, and other aeronautical activities.

The Initial Term to be November 1, 2025 to October 31, 2026 and beginning November 1, 2025 Airside Innovation Missouri (AIM) will pay an annual rent rate of \$0.00 for the duration of the first four (4) years. During the second four (4) years of the Initial Term AIM will pay an estimated annual rent of \$192,099.60 [\$0.21 per square foot x 914,760 SF]. Beginning the 9th year of the Initial Term AIM shall pay an estimated annual rent of \$384,199.20 [\$0.42 per square foot x 914,760 SF]. Beginning the 10th year of the Initial Term AIM shall pay an estimated annual rent of \$457,380.00 [\$0.50 per square foot x 914,760 SF]. The ground rent shall then be increased by 2% per year from the beginning of eleventh year through to the end of thirtieth year. Total revenue over the life of the Initial Term is estimated at \$12,945,371.

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?
Aviation Fund - 26-8300-620000-470640 Prop Rent-Aviation-Ground
3. How does the legislation affect the current fiscal year?
\$0.00
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.

Fiscal Year	Fiscal Year Period	# Months	Rent Amount
FY26	11/1/25-4/30/26	6	-
FY27	5/1/26-4/30/27	12	-
FY28	5/1/27-4/30/28	12	-
FY29	5/1/28-4/30/29	12	-
FY30	5/1/29-4/30/30	12	96,049.80
FY31	5/1/30-4/30/31	12	192,099.60
FY32	5/1/31-4/30/32	12	192,099.60
FY33	5/1/32-4/30/33	12	192,099.60
FY34	5/1/33-4/30/34	12	288,149.40
FY35	5/1/34-4/30/35	12	420,789.60
FY36	5/1/35-4/30/36	12	461,953.80
FY37	5/1/36-4/30/37	12	471,192.88
FY38	5/1/37-4/30/38	12	480,616.73
FY39	5/1/38-4/30/39	12	490,229.07
FY40	5/1/39-4/30/40	12	500,033.65
FY41	5/1/40-4/30/41	12	510,034.32
FY42	5/1/41-4/30/42	12	520,235.01
FY43	5/1/42-4/30/43	12	530,639.71
FY44	5/1/43-4/30/44	12	541,252.50
FY45	5/1/44-4/30/45	12	552,077.55
FY46	5/1/45-4/30/46	12	563,119.10
FY47	5/1/46-4/30/47	12	574,381.49
FY48	5/1/47-4/30/48	12	585,869.12
FY49	5/1/48-4/30/49	12	597,586.50
FY50	5/1/49-4/30/50	12	609,538.23
FY51	5/1/50-4/30/51	12	621,728.99
FY52	5/1/51-4/30/52	12	634,163.57
FY53	5/1/52-4/30/53	12	646,846.84
FY54	5/1/53-4/30/54	12	659,783.78
FY55	5/1/54-4/30/55	12	672,979.46
FY56	5/1/55-10/31/55	6	339,821.31
Total estimate revenue over Initial Term			12,945,371.22

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

Legislation will create an estimated recurring annual revenue of \$431,512.37

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)

N/A

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

N/A

Service Level Impacts

This contract supports the Aviation Department's goal to maximize use of all assets while providing efficient and satisfactory services and facilities for passengers and visitors.

Other Impacts

1. What will be the potential health impacts to any affected groups?
There are no known potential health impacts to any affected group.
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?
This Lease Agreement supports our to utilize assets to maximize revenue while providing customer services for passengers and visitors.
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.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
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)

ORDINANCE No. 250808

Estimating revenue in the amount of \$0.00; and authorizing the Director of Aviation to execute a thirty (30) year lease agreement with two (2) ten (10) year renewal options with Airside Innovation Missouri, LLC, for the purpose of developing property to include aprons, hangars, offices, fuel farm and vehicle parking at the Kansas City Downtown Airport.

- RFP issued on May 9, 2024
 - Pre-Proposal Conference held on October 11, 2024
 - Questions closed on October 29, 2024
- Proposals due via Bonfire by 11:59 on October 31, 2024
- 5 Proposals Received
- Issued a request for follow up questions to proposers that was due on December 23, 2024
- Proposal Interviews on January 31, 2025
- Award recommendation: Airside Innovation Missouri, LLC



ORDINANCE No. 250808

Estimating revenue in the amount of \$0.00; and authorizing the Director of Aviation to execute a thirty (30) year lease agreement with two (2) ten (10) year renewal options with Airside Innovation Missouri, LLC, for the purpose of developing property to include aprons, hangars, offices, fuel farm and vehicle parking at the Kansas City Downtown Airport.

- Development will include hangars, shop/maintenance, office space, auto parking, roadway access and apron access, and aircraft fueling capabilities
- Development built in 4 phases. Total investment is expected to be \$65+million
- At buildout, approximately 20 jobs will be created
- 30-year Initial Term with two optional 10-year terms
- Total estimated ground rent revenue of \$12,945,371 over initial term
- Additional revenue from a fuel fee is projected to be \$5,374,212 over initial term





Legislation Text

File #: 250809

ORDINANCE NO. 250809

Sponsor: City Manager's Office

Estimating revenue in the amount of \$15,080,817.20 in the Taxable Special Obligation Series 2026A Project Fund, Fund No. 3456 and appropriating the same to the Roy Blunt Luminary Park Project; authorizing the Director of Finance to close accounts upon project completion; declaring the intent of the City to reimburse itself from bond proceeds for certain expenditures; authorizing the City Manager to execute a Development Agreement with the Port Authority of Kansas City, Missouri (Port KC), Downtown Council (DTC), and DTC Community Development, Inc. (DTCCD); authorizing the City Manager to execute Amendment No. 4 of a design professional contract with HNTB Corporation for \$13,697,600.00; authorizing the City Manager to execute Amendment No. 2 of contract with ProjectFirst, LLC for \$670,269.46; authorizing the City Manager to execute Amendment No. 1 of a contract with JE Dunn and Clarkson Construction Company for \$712,947.74; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, on March 2, 2024, the City Council adopted Ordinance No. 240225 authorizing the City Manager to execute an Assignment and Assumption Agreement and Amendment No. 1 in the total amount of \$3,468,296.00 in connection with a contract between the Port Authority of Kansas City (PortKC) and HNTB which agreement provided for the completion of 30% design and National Environmental Policy Act ("NEPA") documentation for the Roy Blunt Luminary Park (f/k/a South Loop Project) ("Project"); and

WHEREAS, on July 6, 2024, the City Manager executed Contract Amendment No. 2 in the amount of \$250,000.00 with HNTB for Design Professional Services in Connection with the Project which agreement provided for additional design services related to the project; and

WHEREAS, on August 1, 2024, the City Council approved Committee Substitute for Ordinance No. 240642 authorized the City Manager to execute a Contract Amendment No. 3 with HNTB for Design Professional Services in Connection with the Project which provided for the completion of 60% design; and

WHEREAS, on December 5, 2024, the City Council approved Ordinance No. 241029 which authorized the City Manager to execute a Professional, Specialized or Technical Services contract with ProjectFirst, LLC in the amount of \$450,000.00 in connection with the Project which provided for project and construction management services through August 31, 2025, in which the term has been extended by amendment to August 31, 2026; and

WHEREAS, on December 5, 2024, the City Council approved Ordinance No. 241029 which authorized the City Manager to execute a Construction Manager/General Contractor (CM/GC) contract with JE Dunn and Clarkson Construction Company, a joint venture, in the amount of \$0.00 in connection with the Project which provided for pre-construction services through April 30, 2025; and

WHEREAS, on April 6, 2023, the City Council approved Committee Substitute for Ordinance No. 230285 authorized an application to the Missouri Development Finance Board for the authorization of state tax credits in an amount not to exceed \$15 million and to execute a tax credit agreement for the purpose of funding the Project; and

WHEREAS, on June 8, 2023, the City Council approved Committee Substitute for Ordinance No. 230477 appropriating the amount of \$10 million from the Convention and Sports Complex Fund for the purpose of funding the City's contribution to the Project; and

WHEREAS, on May 23, 2024, the City Council approved Committee Substitute for Ordinance No. 240450 authorizing the City Manager to execute a funding agreement with the Missouri Department of Economic Development, which agreement provided funding in the amount of \$28.6 million to the Project; and

WHEREAS, on May 23, 2024, the City Council approved Committee Substitute for Ordinance No. 240449 authorizing the City Manager to negotiate and execute a Surface Transportation Block Grant Agreement with the Missouri Highways and Transportation Commission, which agreement provided funding in the amount of \$28.6 million to the Project; and

WHEREAS, on August 1, 2024, the City Council approved Committee Substitute for Ordinance No. 240642 estimating and appropriating the amount of \$1 million from a Contribution Agreement with DTCCD for the purpose of contributing funding to the Project; and

WHEREAS, the City, Port KC, DTC, and DTCCD are parties to a Memorandum of Understanding dated September 22, 2022, to forming a public private partnership related to the Project; and

WHEREAS, the City, Port KC, DTC, and the DTCCD desire to enter into a development agreement to document their understanding of the undertakings and commitments to be taken by each with respect to the design, development, construction, maintenance, management, use and operation of the Project;

WHEREAS, the City intends to issue Special Obligation Bonds to fund \$15,080,817.20 of contributions in the current fiscal year and issue Special Obligation Bonds to fund the remaining \$64,919,182.80 in contributions to the project in fiscal year ending on April 30, 2027, with a total issuance of \$80,000,000.00 of Special Obligation Bonds to contribute to the total project funding; and

WHEREAS, the cost of the Project will be funded with the issuance of special obligation bonds ("Bonds") in the Spring 2026 and the payment of scheduled debt service payments on the bonds will be made from the proceeds of convention and tourism tax, and any legally available revenue source of the City, as needed, over a successive fifteen (15) year period; NOW, THEREFORE;

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. Estimating revenue in the amount of \$15,080,817.20 in Fund No. 3456, 2026A Taxable Special Obligation Bond Fund in the following account:

AL-3456-120000-590000	Bond Proceeds	\$15,080,817.20
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Section 2. That the sum of \$15,080,817.20 is hereby appropriated in Fund No. 3456, 2026A Taxable Special Obligation Bond Fund, to the following account:

AL-3456-107040-B-10LUMINARYPK	Luminary Park	\$15,080,817.20
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Section 3. That the City Manager is hereby designated as requisitioning authority for Account No. AL-3456- 107040 -B-10LUMINARYPK.

Section 4. That the Director of Finance is hereby authorized to close accounts, open encumbrances and retainage related to the accounts in Section 2 and return the unspent portion to the Fund balance from which it came upon the earliest of: (i) the provisions of this ordinance; (ii) final maturity of financing or (iii) five years after issuance.

Section 5. That the City Council hereby declares its official intent to reimburse itself for certain expenditures made within sixty (60) days prior to or on and after the date of this Ordinance with respect to appropriations in Section 2, (the "Appropriation") with the proceeds of bonds expected to be issued by the City. The maximum principal amount of bonds expected to be issued for the Appropriations is not to exceed \$15,080,817.20. This constitutes a declaration of official intent under Treasury Regulation 1.150-2.

Section 6. That the City Manager is authorized to execute a Development Agreement with the Port Authority of Kansas City, Missouri (Port KC), Downtown Council (DTC), and DTC Community Development, Inc. (DTCCD) in connection with the Project. A copy of the agreement, in substantial form, is on file in the office of the City Manager.

Section 7. That the City Manager is authorized to execute Amendment No. 4 of design professional contract no. 89022041-001 with HNTB Corporation for \$13,697,600.00 for the Project. A copy of the amendment is on file in the office of the City Manager.

Section 8. That the City Manager is authorized to execute an Amendment No. 2 of contract no. 89022041-01 with ProjectFirst, LLC for \$670,269.46 for the Project. A copy of the amendment is on file in the office of the City Manager.

Section 9. That the City Manager is authorized to execute Amendment No. 1 of contract no. 89022041 with JE Dunn and Clarkson Construction Company, a joint venture, for \$712,947.74 for the Project. A copy of the amendment is on file in the office of the City Manager.

Section 10. 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)(D) of the City Charter and shall take effect in accordance with Section 503, City Charter.
..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the forgoing 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.

William Choi
Interim Director of Finance

Approved as to form:

Dustin E. Johnson
Assistant City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: TMP- 5991

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

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Discussion

The City, Port KC, DTC, and DTCCD are parties to a Memorandum of Understanding dated September 22, 2022, forming a public private partnership related to the Roy Blunt Luminary Park (f.k.a. I-670 South Loop Project) (the "Project"). The City, Port KC, DTC, and the DTCCD now desire to enter into a development agreement to document their understanding of the undertakings and commitments to be taken by each with respect to the design, development, construction, maintenance, management, use and operation of the Project

On March 2, 2024, the City Council adopted Ordinance No. 240225 authorizing the City Manager to execute an Assignment and Assumption Agreement and Amendment No. 1 in the total amount of \$3,468,296.00 in connection with a contract between the Port Authority of Kansas City (PortKC) and HNTB which agreement provided for the completion of 30% design and National Environmental Policy Act ("NEPA") documentation for the Project. Then on July 6, 2024, the City Manager executed Contract Amendment No. 2 in the amount of \$250,000.00 for additional design services related to the Project. A third amendment was approved on August 1, 2024, though City Council Committee Substitute for Ordinance No. 240642 for Design Professional Services in Connection with the Project which provided for the completion of 60% design.

On December 5, 2024, the City Council approved Ordinance No. 241029 which authorized the City Manager to execute a Professional, Specialized or Technical Services contract with ProjectFirst, LLC in

the amount of \$450,000.00 in connection with the Project which provided for project and construction management services through August 31, 2025, in which the term has been extended by amendment to August 31, 2026.

On December 5, 2024, the City Council approved Ordinance No. 241029 which authorized the City Manager to execute a Construction Manager/General Contractor (CM/GC) contract with JE Dunn and Clarkson Construction Company, a joint venture, in the amount of \$0.00 in connection with the Project which provided for pre-construction services through April 30, 2025.

Funding for the Project has been received from federal, state, city and private contributions. Additional funding for the Project will be sought from private fund raising and governmental grants.

Funding Source	Amount
Missouri Dept of Economic Development #1	\$28,600,000
Missouri Dept of Economic Development #2	\$15,000,000
Surface Transportation Block Agreement	\$28,600,000
MoDOT cost share funds	\$31,569,602
Convention and Sports Complex Fund Appropriation (Ordinance 230477)	\$10,000,000
Taxable Special Obligation Bond Series 2026A (this ordinance)	\$15,080,817
Taxable Special Obligation Bond (future authorization)	\$64,919,183
Private Funding	\$26,435,000
Total Funding	\$220,204,602

Fiscal Impact

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

2. What is the funding source?
Special Obligation Series Bonds 2026A
AL-3456-107040-B-10LUMINARYPK Luminary Park

3. How does the legislation affect the current fiscal year?
This work is supported special obligation bonds issued specifically for this project.

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

Future debt service payments on the bonds are expected to be funded from the proceeds of the food and beverage tax deposited in the Convention and Sports Complex Fund.

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
No

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)
Click or tap here to enter text.

Citywide Business Plan (CWB) 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

240225, 240642, 241029

Service Level Impacts

This project will improve access to green spaces and park amenities for surrounding neighborhoods and Kansas City as a whole.

Other Impacts

1. What will be the potential health impacts to any affected groups?
This project will increase the tree canopy and vegetation in the area of the park thus improving the air quality of it location.
2. How have those groups been engaged and involved in the development of this ordinance?
Four public meetings and over 20 community, neighborhood and pop-up events were held related to this project from 2023 to 2025.
3. How does this legislation contribute to a sustainable Kansas City?
This project will increase the tree canopy and vegetation in the area of the park.
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.

Yes - I have submitted documents for CREO Review (Press tab after selecting)
Please attach or copy and paste CREO's review.
Updated LOI's for the HNTB and ProjectFirst amendments have been submitted to CREO for review. The JE Dunn and Clarkson Construction contract amendment is for a CM/GC contract which is currently in the preconstruction services phase of the contract. Once the contract is amendment to be a construction contract DBE participation as set by MoDOT/FHWA will apply.
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)



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250809

Submitted Department/Preparer: City Manager's Office

Revised 6/10/24

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Executive Summary

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Taxable Special Obligation Bond (future authorization)	\$64,919,183
Private Funding	\$26,435,000
Total Funding	\$220,204,602

Fiscal Impact

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

2. What is the funding source?
Special Obligation Series Bonds 2026A
AL-3456-107040-B-10LUMINARYPK Luminary Park

3. How does the legislation affect the current fiscal year?
This work is supported special obligation bonds issued specifically for this project.

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
Future debt service payments on the bonds are expected to be funded from the proceeds of the food and beverage tax deposited in the Convention and Sports Complex Fund.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
No

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)

Click or tap here to enter text.

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):
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Service Level Impacts

This project will improve access to green spaces and park amenities for surrounding neighborhoods and Kansas City as a whole.

Other Impacts

1. What will be the potential health impacts to any affected groups?
This project will increase the tree canopy and vegetation in the area of the park thus improving the air quality of it location.
2. How have those groups been engaged and involved in the development of this ordinance?
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3. How does this legislation contribute to a sustainable Kansas City?
This project will increase the tree canopy and vegetation in the area of the park.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

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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.

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City of Kansas City, Missouri

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Ordinance/Resolution #: 250809

Submitted Department/Preparer: City Manager's Office

Revised 6/10/24

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Office of Management and Budget Review

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Additional Discussion (if needed)

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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)

KANSAS CITY

September 15, 2025

Mayor Lucas and City Council Members
City of Kansas City, Missouri
414 E. 12th Street
Kansas City, Missouri 64106

Re: **Ordinance No. 250809**

Dear Mayor and Members of the City Council:

I write today to applaud the city's support for Roy Blunt Luminary Park (RBLP). A project that will reconnect the central business district with the Crossroads Arts district and create a world-class urban park. Ordinance No. 250809 will make this transformative park a reality, and I urge you to vote yes.

Kansas City is an international destination, and unique amenities like the World War 1 Memorial, the Kauffman Performing Arts Center, and now RBLP set us apart. While attracting visitors and enhancing our convention business, its greatest impact will be on residents and workers. This project offers a legacy, uniting the city, strengthening economic development, and reflecting Kansas City's commitment to community, inclusivity, and shared well-being. In broader terms, this project is not only good for business, but our residents as well.

We have pledged financial support for RBLP because this is truly a transformative project for Kansas City. The philanthropic community fully supports it, and passing this ordinance is critical to its momentum and success.

I understand budget challenges, but I urge you to prioritize Roy Blunt Luminary Park and authorize funds to continue its progress.

I respectfully ask that you pass Ordinance No. 250809.

Sincerely,



Brian D. Johnson
Managing Director

1515 Wyandotte Street
Kansas City, MO 64108

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loewshotels.com

LOEWS
HOTELS



Roy Blunt Luminary Park

Ordinance No. 250809

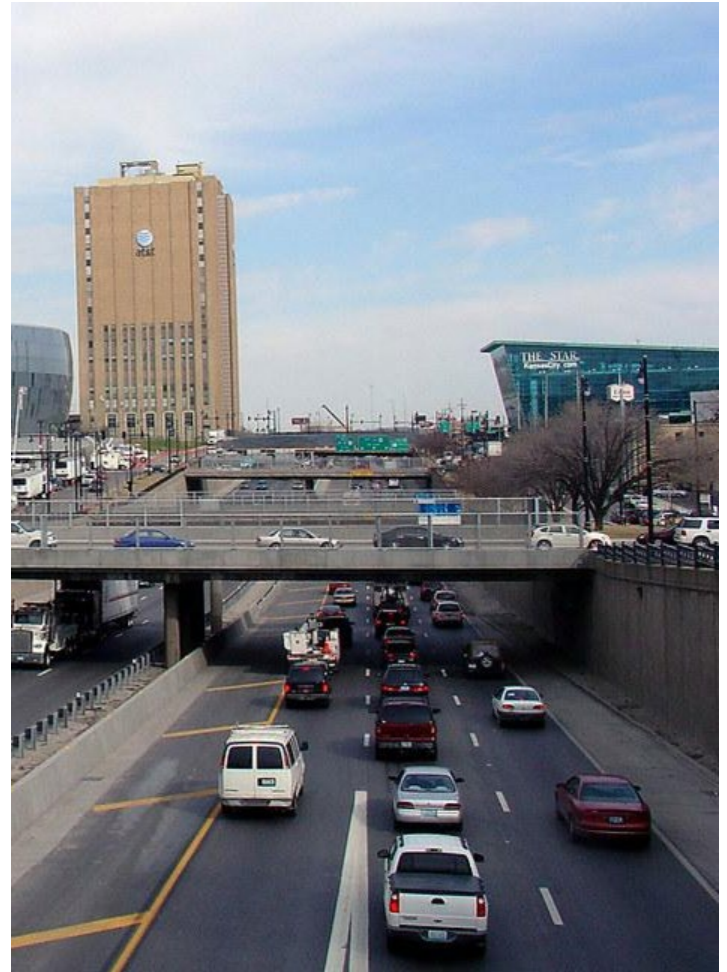
Bridging the Divide. Elevating Kansas City.



Urban Canyon

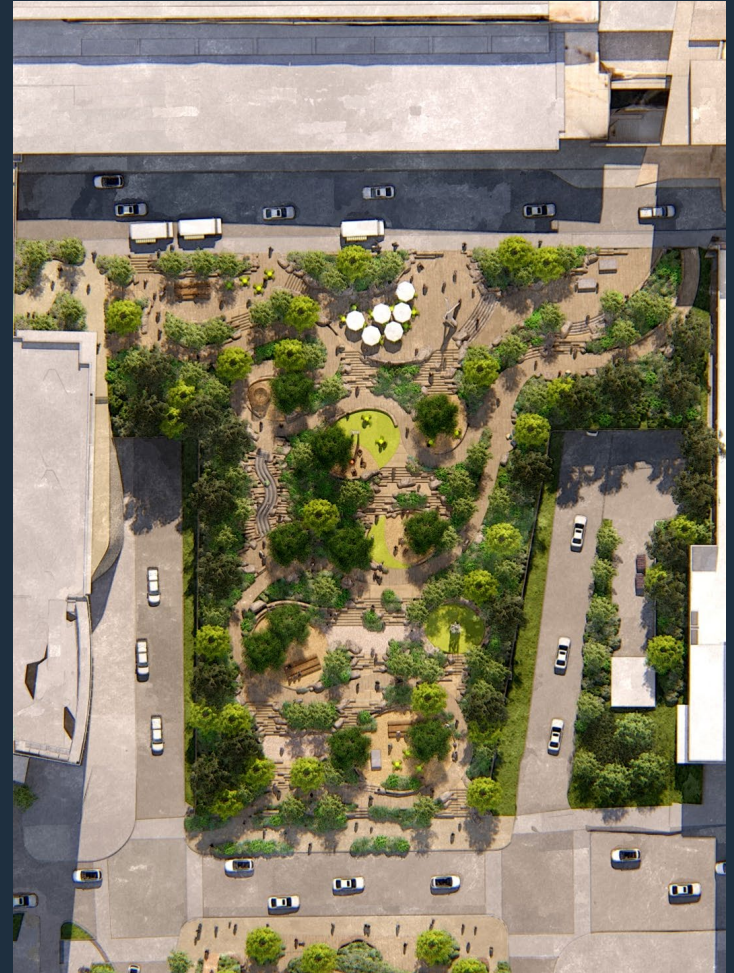
Built in the 1960s, I-670 makes up the south side of Kansas City's Downtown Loop, and while it expedited traffic, it has been a physical barrier separating neighborhoods and erasing blocks of Kansas City's urban fabric.

We have a once-in-a-generation opportunity to construct a deck over the interstate, from Grand Boulevard to Wyandotte Street, creating over 5 acres of park and green space.



Community Engagement Process

The design concept in development is based on feedback collected through in-person public meetings and more than 2,700 survey responses. Participants were excited to be invited to engage in dialogue and help shape the future of this project through public meetings, pop-up events, and neighborhood engagement opportunities.



Governance & Operations Roles

KCMO

- Owns the park
- Oversees Community Impact Goals
- Funds annual tunnel maintenance
- Board position

DTC

- DTC Community Development Inc. – 501(c)(3) operates park pending Use Agreement
- Expands board of directors
- Manages operations, maintenance, and activation of park
- Oversees annual revenue generation & budget
- Retains naming rights improvements, program & events

PORT KC

- Participates in future capital improvements
- Board position

MoDOT

- Owns and maintains Interstate 670
- Approves tunnel design
- Oversees Costs Share Agreement – Design Compliance with MoDOT/FHWA Standards
- Distributes federal funding
- Provides Air Rights to KCMO

Park Operations

ACTIVE

Commit to a robust activation plan of free programs and events.

FINANCIAL SELF SUSTAINABILITY

Maximize revenue opportunities for the park.

SAFE

Provide a daily, dedicated security presence.

CLEAN

Create a daily, dedicated team to maintain a high level of care.



Economic Impacts

- ★ Increase visitors for tourism and events
- ★ Three-tiered event strategy on a global, national, and regional scale
- ★ Attract and retain businesses

Estimated net new economic and fiscal impacts in Kansas City over a 30-year period with NPV in 2023 dollars.

- **\$239 million** in net new direct spending
- **335.7 million** in total economic output
- **8,557 total** job years
(304 sustainable annual jobs)
- **\$312 million** in labor income
- **\$67.1 million** in City tax revenue
- **\$198.2 million** in School District revenue
- **\$35.4 million** in other special district revenue

Project Budget

Target Budget

\$315 Million

Public Commitments **\$193.8 Million**

FEDERAL (2022 EARMARK)	\$28,600,000
STATE (2023 DED)	\$28,600,000
STATE (2024 DED)	\$15,000,000
MODOT COST SHARE (2024)	\$31,570,000
CITY (KCMO)	\$10,000,000
BONDS (KCMO)*	\$15,080,817
BONDS (KCMO - FUTURE)*	\$64,900,000

Private Commitments **\$29.1 Million**

CONTRIBUTIONS	\$24,885,000
DONATED TAX CREDITS	\$4,226,000

Total Commitments **\$222.9 Million**

Potential Future Funding Sources

FEDERAL GRANTS
JACKSON COUNTY
ADDITIONAL PRIVATE COMMITMENTS

* Pending final approval

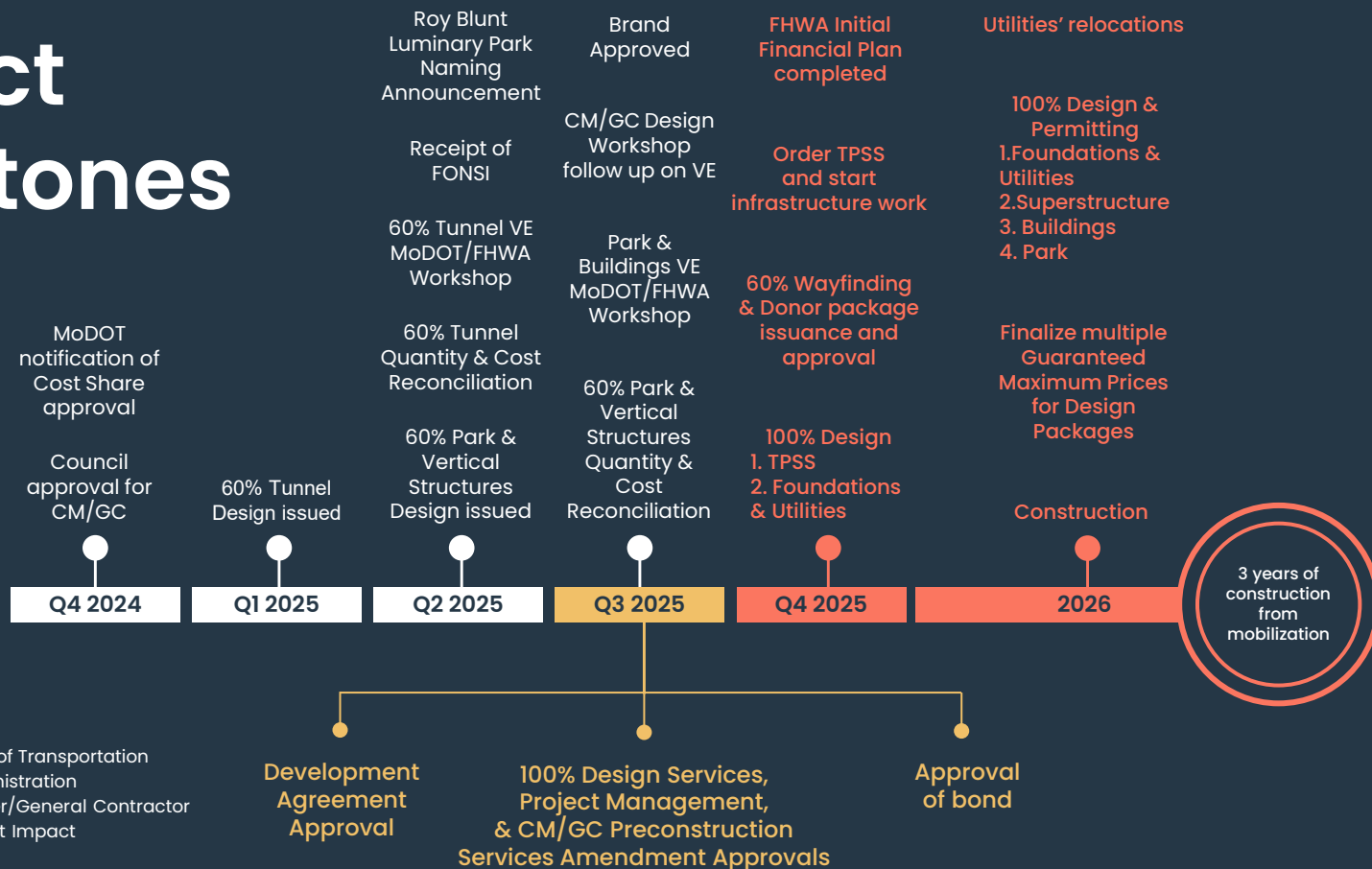
Construction Management/General Construction

Construction Management/General Construction (CM/GC) project delivery method is a two-phased approach.

1. Construction Manager (CM) performs preconstruction services which leads to a construction contract.
2. During preconstruction, the CM works closely with the design team and City to define constructability and estimate costs to meet the project budget.

The CM provided an Opinion of Probable Construction Costs based on 60% designs. Design modifications are being identified to align the vision and budget, to progress the design to 100% in preparation for permitting and construction.

Project Milestones



ROY BLUNT

Luminary Park





Legislation Text

File #: 250811

ORDINANCE NO. 250811

Sponsor: Councilmember Nathan Willett

Amending Chapter 3, Code of Ordinance, “Contracting and Leases,” by repealing and replaces Sections 3-425, 3-505, and 3-622, and amending Chapter 74, Code of Ordinance, “Kansas City Redevelopment Ordinance,” by repealing and replacing Section 74-11, to modify the provision of certain city policies to economic development areas tax increment financing plans.

WHEREAS, pursuant to the Real Property Tax Increment Allocation Redevelopment Act, Sections 99.800 to 99.865 of the Revised Statutes of Missouri, as amended (the “Act”), the City Council of Kansas City, Missouri (the “City Council”) by Ordinance No. 54556 passed on November 24, 1982, and thereafter amended in certain respects by Committee Substitute for Ordinance No. 911076, as amended, passed on August 29, 1991, Ordinance No. 100089, as amended, passed on January 28, 2010, and Ordinance No. 130986, passed on December 19, 2013, Committee Substitute for Ordinance No. 140823, as amended on, June 18, 2015 and Committee Substitute for Ordinance No. 230524, passed on June 22, 2023, created the Kansas City TIF Commission and the Clay County KC TIF Commission; and

WHEREAS, tax increment financing involves the redirection of revenues generated by a development to reimburse redevelopment project costs incurred in connection with a redevelopment plan or redevelopment project as those terms are defined in the Act; and

WHEREAS, the Act provides specific limitations on the reimbursement of redevelopment project costs incurred in relation to redevelopment plans for redevelopment areas that have been found by the city council to constitute an economic development area pursuant to the Act (“Economic Development Area TIF Plans”); and

WHEREAS, unlike in other redevelopment plans adopted pursuant to the Act, tax increment revenues of Economic Development Area TIF Plans may only be used for the reimbursement of highways, roads, streets, bridges, sewers, traffic control systems and devices, water distribution and supply systems, curbing, sidewalks and any other similar public improvements as provided in section 99.825.3 RSMo; and

WHEREAS, the City Council finds that it is appropriate to limit the application of certain city policies to the same costs eligible for reimbursement under the Act. NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 3, Code of Ordinance, "Contracting and Leases," is amended by repealing Sections 3-425, 3-505, and 3-622 and enacting in lieu thereof new sections of like number and subject matter to read as follows:

Sec. 3-425. Application to leases, tax increment financing and tax abatement entities.

(a) Lease of city property for development. The provisions of this division shall apply to all projects on property leased by the city to any person for development of the property by that person or any other authorized person.

(b) Projects under tax increment financing. The tax increment financing commission shall adopt the city's affirmative action program and the city's minority and women's business enterprise program which shall apply to all redevelopment projects financed in whole or in part by tax increment financing as that term is used in RSMo § 99.800 et seq. All redevelopment agreements between the tax increment financing commission and a developer must contain MBE/WBE goals and workforce utilization goals which are approved by the board, as applicable, and which are applicable to 100 percent of all redevelopment project costs, identified within a redevelopment plan approved by the city council pursuant to RSMo. § 99.800 et seq. For purposes of this subsection, the "city's affirmative action program" and "minority and women's business enterprise program" shall have the same meaning as used in this division. For redevelopment projects located in a redevelopment plan for any redevelopment area that has been found by the city council to constitute an economic development area pursuant to RSMo. § 99.800 et seq., such redevelopment projects, for purposes of the applicability of this subsection, the "city's affirmative action program" and "minority and women's business enterprise program", shall include only the improvements that are both eligible for reimbursement pursuant to section 99.825.3 RSMo and have been identified as reimbursable in the redevelopment plan approved by the city council.

(c) Projects under tax abatement entities. All corporations organized under RSMo § 353.010 et seq. for the purpose of redevelopment within the city limits, land clearance for redevelopment authority with an area of operation within the city, enhanced enterprise zone boards with an area of operation within the city and planned industrial expansion authority for the city shall adopt the city's affirmative action program and the city's minority and women's business enterprise program which shall apply to all projects receiving city tax abatement in whole or in part.

Sec. 3-505. Application of division.

(a) The provisions of sections 3-501 – 3-527 shall apply to all city construction contracts as defined in sections 3-501.

(b) Entities with the authority to issue tax increment financing or grant tax abatement shall adopt a workforce policy that is consistent with sections 3-501 – 3-527.

(c) For redevelopment projects located in a redevelopment plan for any redevelopment area that has been found by the city council to constitute an economic development area pursuant to RSMo. § 99.800 et seq., such redevelopment projects, for purposes of the applicability of

section 3-501 – 3-527, shall include only the improvements that are both eligible for reimbursement pursuant to section 99.825.3 RSMo and have been identified as reimbursable in the redevelopment plan approved by the city council.

Sec. 3-622. Prevailing wage application to incentive plans.

(a) The following definitions shall apply to this section:

- (1) Board shall mean the fairness in construction board.
- (2) City means the City of Kansas City, Missouri.
- (3) Director means the director of the civil rights and equal opportunity department or such director's delegate.
- (4) Prevailing wage rate shall mean the prevailing hourly rate of wages as set forth in RSMo §§ 290.210 to 290.340 and the annual wage order which is paid to a workman engaged in work of a similar character within the locality.
- (5) Wage theft shall mean the withholding or denial of wages or employee benefits rightfully owed to a workman or employee.
- (6) Workman means a person employed to perform labor for which a prevailing wage rate is applicable.

(b) Unless superseded by federal or state law, no less than the prevailing wage rate shall be paid to a workman performing work as part of the construction, reconstruction, improvement, enlargement, alteration, painting and decorating, or major repair on any of the following:

- (1) All construction contracts entered into by the city for which the total project cost exceeds \$75,000.00.
- (2) Any new development plan, substantial modification to an existing plan, or development project, that is approved by the city council or any economic development agency created by the city and that seeks ad valorem real and/or personal property tax abatement, exemption, redirection, tax contribution, city or city-created economic development agency grant, or other city or city-created economic development agency subsidy for which the total project cost exceeds \$75,000.00 conducted as part of the plan or project. For redevelopment projects located in a redevelopment plan for any redevelopment area that has been found by the city council to constitute an economic development area pursuant to RSMo. § 99.800 et seq., the prevailing wage requirements of this section shall apply only to the costs of the improvements that are both eligible for reimbursement pursuant to section 99.825.3 RSMo and have been identified as reimbursable in the redevelopment plan approved by the city council.

- (3) Any projects on property leased by the city for which the total project cost exceeds \$75,000.00.

(c) The director shall promulgate rules and regulations as are necessary to carry out the provisions of this section. All such rules and regulations shall be provided to the economic development agencies created by the city and authorized to approve tax abatement, exemption or redirection within ten days of their promulgation.

(d) Notwithstanding the foregoing provisions of this section, the city council shall retain the discretion to waive the requirements of this section. The city council shall give particular consideration to the following characteristics ("extraordinary qualifications") in determining whether to authorize waiver of this section

- (1) Projects located in a severely distressed census tract that has continuously maintained such status for not less than ten years immediately prior to the effective date of the request.
- (2) Projects that support affordable housing and extremely affordable housing by meeting the requirements of section 74-11 of this Code, for such housing.
- (3) Projects that connect residents living in continuously distressed census tracts to new employment opportunities by:
 - A. Providing at least 100 new entry-level jobs to Kansas City with an annual salary of at least \$32,000.00, or \$42,000.00 inclusive of wages and benefits; and
 - B. Incorporating options for mass public transportation or locating in an established high-frequency transit corridor.
- (4) Projects that involve the renovation or rehabilitation of a building has been designated by a government entity as a local or national historic landmark or contribute to a historic district, or projects that have filed an application with the National Park Service to be placed on the National Register of Historic Places, in which case the exclusion would be subject to such designation being approved.

(e) Any economic development agency created by the city may waive the requirements of this section and enter into a development or financing agreement that does not require compliance with this section, if the project meets extraordinary qualification subsections (1)—(3) or if the project meets extraordinary qualification (4) and the total cost of the project does not exceed \$1,000,000.00. Total costs of the project shall be based on the total costs of the entire project to be developed pursuant to the accompanying agreement with the economic development agency, not just based on the cost of the public contribution. For project where the total cost exceeds \$1,000,000.00 the agency may choose to make a recommendation to the council as to whether waiver should be granted.

(f) Any contractor, subcontractor, developer or any other entity who performs work on a city contract, or receives tax incentive, abatement, redirection, contribution, grant, or other subsidy, from the city or an economic development agency created by the city, or contracts for the construction of a project or development on land owned by the city shall be subject to the following penalties if determined by the director to have not paid prevailing wage or otherwise engaged in wage theft: (1) Termination of contract; and (2) Loss of tax incentive, abatement, or redirection; and (3) Debarment from future work pursuant to section 3-321.

(g) Upon a finding of non-compliance with this section, the director has the discretion to impose any of the above penalties. Any entity subject to penalty may appeal the determination of the director to the board in conformance with the appeal process outlined in section 3-453.

(h) In addition to penalties imposed pursuant to RSMo § 290.340, any person who is found to have violated this section shall be guilty of an ordinance violation, punishable by a fine of not more than \$500.00, by imprisonment of not more than 180 days, or by such fine and imprisonment.

(i) This section shall apply only to projects that have not yet submitted an application for the abatement, redirection or exemption of taxes to the city or any economic development agency created by the city and shall not be construed in a manner as to apply to any tax abatement or transaction authorized by the city, any economic development agency created by the city, or any other public entity prior to May 14, 2021. Notwithstanding the foregoing, the requirements of this section shall be imposed on any project that has submitted to the city or any economic development agency created by the city an application for the abatement, redirection or exemption of taxes prior to its effective date but has not received final approval from the relevant authorizing body within three years of May 14, 2021.

Section 2. That Chapter 74, Code of Ordinance, “Kansas City Redevelopment Ordinance,” is amended by repealing Section 74-11 and enacting in lieu thereof a new section of like number and subject matter to read as follows:

Sec. 74-11. Affordable housing set aside

(a) The following definitions shall apply to this section:

Affordability offset value means the estimated financial gap between revenues from market-rate units and affordable units. This amount shall be calculated annually by the city manager's office, by adjusting the current estimated \$100,000.00, by an amount equal to any increase in the construction cost index for Kansas City published by the Engineering News Record.

Affordable housing means housing that a household having an income at or below 60 percent of the HUD MFI ("60% MFI") for all households within the Kansas City metropolitan area would be able to afford if they were to expend not more than 30 percent of such income for the mortgage or rent, including utilities

City incentives means economic incentives granted by the city or any economic development agency created by the city, including Port KC, in the nature of the capture and redirection, abatement, or exemption of taxes or the issuance of bonds or grants by the city or other city-backed financing.

Deeper levels of affordability means housing priced such that households at lower incomes than 60% MFI within the Kansas City metropolitan area would be able to afford it if they were to expend not more than 30 percent of such income for the mortgage or rent, including utilities.

Sources of income means the lawful manner by which an individual supports themselves and their dependents, including tenant-based rental assistance.

- a) For all development projects primarily providing multi-family housing available for rent and including 12 or more residential units across all sites and phases of the development project that are seeking city incentives, at least 20 percent of the total residential units shall be affordable housing. The requirements of this section shall not apply to projects that benefit from no city incentive other than the issuance of bonds or reimbursement of costs of improvements eligible for reimbursement pursuant to section 99.825.3 RSMo from any type of tax redirection.
- b) A project developer may make a payment to the city in lieu of the affordable housing unit provision in an amount equal to the affordability offset value multiplied by the number of units needed to meet the requirements of subsection (b). Such payment shall be deposited into the city's housing trust fund. For the purposes of calculating this payment, in any case where the number of units required by subsection (b) results in a number that is not a whole number, the number of units required shall be rounded down to the nearest whole number.
- c) That for purposes of this ordinance, affordable housing shall comply with the following criteria:
 - 1) That all units qualifying as affordable housing shall be on the principal development project site and shall not be off site from the project.
 - 2) That affordable housing units shall be mixed with, and not clustered together or segregated in any way, from market-rate units.
 - 3) That all units qualifying as affordable housing shall either be at least one-bedroom units in size or be equal to or share the same size as at least 25 percent of units to be constructed on the project site.
 - 4) That if the project development contains a phasing plan, the phasing plan shall provide for the development of affordable housing units concurrently

with the market-rate units. No phasing plan shall provide that the affordable housing units built are the last units in a housing development.

- 5) That the quality and cost of in-unit finishes, systems, appliances, and square footage of all units deemed as affordable housing shall be comparable with that of the remaining units on the project site.
 - 6) That the exterior appearance of affordable housing units shall be made similar to market-rate units by the provision of exterior building materials and finishes substantially the same in type and quality.
 - 7) That the project developer must covenant with the city and successors in interest that the designated units remain affordable for a period of not less than the period of the incentive awarded.
 - 8) That the project developer must covenant with the city and successors in interest that the appropriate number of units be rented to individuals or families whose household incomes are at or below 60% MFI, in accordance with subsection (b).\
 - 9) That the project developer must covenant with the City and successors in interest that the developer will not engage in any discriminatory housing practices as defined in section 38-105(d) of the city's Code of Ordinances, including discrimination based on lawful sources of income.
 - 10) That the project developer must covenant with the city and successors in interest that developer will use a procedure deemed acceptable by the city to determine income eligibility of residents qualifying for the affordable housing units and that the city or its designee shall have the right to audit any such income verification procedure records. Any required determinations of income eligibility shall occur at the time an initial lease with the resident is entered into.
- d) The following shall be exempt from the requirements of this section:
- 1) Any project that has been awarded federal or state low income housing tax credits from the Missouri Housing Development Commission; and
 - 2) Any project that involves the renovation or rehabilitation of a building that has been designated by a government entity as a local or national historic landmark.
- e) Notwithstanding the foregoing provisions of this section, the city council shall retain the discretion to waive the requirements of this section.

..end

Approved as to form:

Emalea Kohler
Associate City Attorney

**No Docket Memo
Provided for
Ordinance No.**

250811



Legislation Text

File #: 250812

ORDINANCE NO. 250812

Sponsor: Mayor Quinton Lucas and Councilmember Eric Bunch

Reducing \$15,000.00 of the appropriations in Fund No. 3518 General Obligation Bond Series 2018A Question 1, \$59,292.69 of the appropriations in Fund No. 3519 General Obligation Bond Series 2019A Question 1, \$46,766.40 of the appropriations in Fund No. 3520 General Obligation Bond Series 2020 Question 1, \$96,911.46 of the appropriations in Fund No. 3434 2016B Special Obligation Taxable Bond, \$158,619.98 of the appropriations in Fund No. 3436 Special Obligation 2017 Taxable Bond, \$426,500.25 of the appropriations in Fund 3439 2020A Taxable Special Obligation Bond, \$494,820.86 of the appropriations in Fund No. 3430 2012B Special Obligation Taxable Bond Fund, \$183,823.88 of the appropriations in Fund No. 3441 Special Obligation Series 2021B, \$418,264.48 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,900,000.00 for the purpose of reallocating General Obligation Bond and Special Obligation Bond project proceeds and Capital Improvements Sales Tax funds for 89023056 Broadway Bike Lane - 31st to 43rd; reducing \$1,500,000.00 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,500,000.00 for 89008938 Southwest Blvd-31st to Broadway Study; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, pursuant to General Obligation Bond Law, a special election was duly held in the City on Tuesday, April 4, 2017, on the question of whether to issue general obligation bonds of the City in an amount not to exceed \$800,000,000.00 for the purpose of paying for infrastructure improvements to include streets, bridges, sidewalks, flood control, and building renovations; and

WHEREAS, Committee Substitute for Ordinance No. 170361, As Amended, established Fund No. 3518, the General Obligation Series 2018 Question 1 Bond Fund; and

WHEREAS, Committee Substitute for Ordinance No. 180139 established Fund No. 3519, the General Obligation Series 2019A Bond Fund; and

WHEREAS, Second Committee Substitute for Ordinance No. 190175 established Fund No. 3520, the General Obligation Series 2020A Question 1 Bond Fund; and

WHEREAS, Ordinance No. 160167 established Fund No. 3434, the Series 2016B Special Obligation Taxable Bond Fund; and

WHEREAS, Ordinance No. 170132 re-established Fund No. 3436, the Special Obligation Series 2017 Taxable Bond Fund; and

WHEREAS, Committee Substitute for Ordinance No. 190335 re-established Fund No. 3439, the 2020A Taxable Special Obligation Bond Fund; and

WHEREAS, Committee Substitute for Ordinance No. 120359 established Fund No. 3430, the 2012B Special Obligation Taxable Bond Fund; and

WHEREAS, Ordinance No. 210046 re-established Fund No. 3441, the Special Obligation Series 2021B Bond Fund; and

WHEREAS, transfers of funds are needed to complete Broadway Bike Lanes – 31st to 43rd (89023056); and

WHEREAS, unused balances from bond project funds from Truman Road Retaining Wall (07001233), Paseo Gateway (70172207), Chouteau Parkway and I-35 (70008822), Dangerous Building Demolition, Neighborhood Initiatives, Property Preservation, Linwood Shopping Center (57020342), Two Light (10008047), KC Urban Youth Academy (70174901), Linwood Shopping Center (89020342), 1518 East 18th Street Tenant I (07P20034), Cherish the Cake (07P20067), 18th and Vine Boone Theater (07P23021), 18th and Vine Phase 1-3 (64017101), Pckg 17 West Bottoms Garage ADA (07171111), Conventions Garage Construction (07P20003), Three Light Block 139 (64020211), Convention Hotel Catering, 63rd & Prospect Redevelopment (64008045), 3800 Block of Euclid Alley/Wall (57020284), Convention Garage Design Scope (07P20002), Golf Course Irrigation System (70205050) will supplement bond project funding for Broadway Bike Lanes – 31st to 43rd (89023056); and

WHEREAS, the balance from previously appropriated Capital Improvements Sales Tax funds from 3090-125005-B-12BUDGET Budget Integration will supplement funding for Broadway Bike Lanes – 31st to 43rd (89023056); and

WHEREAS, transfers of funds are needed to complete SW Blvd-31st to Broadway Study (89008938); and

WHEREAS, the balance from previously appropriated Capital Improvements Sales Tax funds from 3090-125005-B-12BUDGET Budget Integration will supplement funding for SW Blvd-31st to Broadway Study (89008938), NOW, THEREFORE

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. Reducing an appropriation in the amount of \$15,000.00 in the General Obligation Bond Series 2018A Question 1, Fund No. 3518 in the following accounts:

AL-3518-078027-B-07001233	Truman Road Retaining Wall	\$15,000.00
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Section 2. That the sum of \$15,000.00 is hereby appropriated from the Unappropriated Fund Balance of the General Obligation Bond Series 2018A Question 1, Fund No. 3518, to the following accounts:

AL-3518-898014-B-89023056	Broadway BkLn - 31st to 43 rd	\$15,000.00
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Section 3. Reducing an appropriation in the amount of \$59,292.69 in the General Obligation Bond Series 2019A Question 1, Fund No. 3519 in the following account:

AL-3519-708013-B-70172207	Paseo Gateway	\$59,292.69
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Section 4. That the sum of \$59,292.69 is hereby appropriated from the Unappropriated Fund Balance of the General Obligation Bond Series 2019A Question 1, Fund No. 3519, to the following account:

AL-3519-898014-B-89023056	Broadway BkLn – 31st to 43rd	\$59,292.69
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Section 5. Reducing an appropriation in the amount of \$46,766.40 in the General Obligation Bond Series 2020 Question 1, Fund No. 3520 in the following accounts:

AL-3520-708011-B-70008822	Chouteau Parkway and I-35	\$46,766.40
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Section 6. That the sum of \$46,766.40 is hereby appropriated from the Unappropriated Fund Balance of the General Obligation Bond Series 2020 Question 1, Fund No. 3520, to the following account:

AL-3520-898014-B-89023056	Broadway BkLn - 31st to 43 rd	\$46,766.40
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Section 7. Reducing an appropriation in the amount of \$96,911.46 in the 2016B Special Obligation Taxable Bond Fund, Fund No. 3434, in the following accounts:

AL-3434-572340-B	Dangerous Building Demolition	\$28,256.66
AL-3434-572349-B	Neighborhood Initiatives	1,904.00
AL-3434-572360-B	Property Preservation	6,802.00
AL-3434-577050-B-57020342	Linwood Shopping Center	2,799.16
AL-3434-648047-B-10008047	Two Light	53,669.00
AL-3434-708093-B-70174901	KC Urban Youth Academy	1,005.00
AL-3434-897050-A-89020342	Linwood Shopping Center	1,066.38
AL-3434-897050-B-89020342	Linwood Shopping Center	1,387.46
AL-3434-897050-E-89020342	Linwood Shopping Center	<u>21.80</u>
	TOTAL	\$96,911.46

Section 8. That the sum of \$96,911.46 is hereby appropriated from the Unappropriated Fund Balance of the 2016B Taxable Special Obligation Bond Fund, Fund No. 3434, to the following accounts:

AL-3434-898014-B-89023056	Broadway BkLn - 31st to 43rd	\$96,911.46
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Section 9. Reducing an appropriation in the amount of \$158,619.98 in the Special Obligation 2017 Taxable Bond Fund, Fund No. 3436, in the following accounts:

AL-3436-078043-B-07P20034	1518 East 18th Street Tenant I	\$50,000.00
AL-3436-078043-B-07P20067	Cherish the Cake	10,436.47
AL-3436-078043-B-07P23021	18th and Vine Boone Theater.	13,126.48
AL-3436-648043-B-64017101	18th and Vine Phase 1-3	<u>85,057.03</u>
	TOTAL	\$158,619.98

Section 10. That the sum of \$158,619.98 is hereby appropriated from the Unappropriated Fund Balance of the 2017 Special Obligation Taxable Bond Fund, Fund No. 3436, to the following accounts:

AL-3436-898014-B-89023056	Broadway BkLn - 31st to 43rd	\$158,619.98
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Section 11. Reducing an appropriation in the amount of \$426,500.25 in the 2020A Taxable Special Obligation Bond Fund, Fund No. 3439, in the following accounts:

AL-3439-078024-B-07171111	Pckg 17 West Bottom Garage ADA	\$201,799.65
AL-3439-078027-B-07P20003	Conv. Garage Construction	151,450.38
AL-3439-648047-B-64020211	Three Light Block 139	73,250.00
AL-3439-632120-E	Convention Hotel Catering	<u>0.22</u>
	TOTAL	\$426,500.25

Section 12. That the sum of \$426,500.25 is hereby appropriated from the Unappropriated Fund Balance of the 2020A Taxable Special Obligation Bond Fund, Fund No. 3439, to the following accounts:

AL-3439-898014-B-89023056	Broadway BkLn - 31st to 43rd	\$426,500.25
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Section 13. Reducing appropriations in the amount of \$494,820.86 in the 2012B Special Obligation Taxable Bond Fund, Fund No. 3430, in the following accounts:

AL-3430-138045-B-64008045	63rd & Prospect Redevelopment	\$ 46,871.65
AL-3430-578043-B-57020284	3800 Block of Euclid alley/wal	610.00
AL-3430-648045-B-64008045	63rd & Prospect Redevelopment	<u>447,339.21</u>
	TOTAL	\$494,820.86

Section 14. That the sum of \$494,820.86 is hereby appropriated from the Unappropriated Fund Balance of the 2012B Special Obligation Taxable Bond Fund, Fund No. 3430, to the following accounts:

AL-3430-898014-B-89023056	Broadway BkLn - 31st to 43rd	\$494,820.86
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Section 15. Reducing appropriations in the amount of \$183,823.88 in the Special Obligation Series 2021B Fund, Fund No. 3441, in the following accounts:

AL-3441-078027-B-07P20002	Conv. Garage Design Scope	\$179,391.99
AL-3441-707700-B-70205050	Golf Course Irrigation System	<u>4,431.89</u>
	TOTAL	\$183,823.88

Section 16. That the sum of \$183,823.88 is hereby appropriated from the Unappropriated Fund Balance of the Special Obligation Series 2021B Fund, Fund No. 3441, to the following accounts:

AL-3441-898014-B-89023056	Broadway BkLn - 31st to 43rd	\$183,823.88
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Section 17. Reducing appropriations in the amount of \$1,918,264.48 in the Capital Improvements Sales Tax Fund, Fund No. 3090, in the following accounts:

26-3090-125005-B-12BUDGET	Budget Integration	\$1,850,000.00
26-3090-179995-B	Capital Contingent Approp	<u>68,264.48</u>
	TOTAL	\$1,918,264.48

Section 18. That the sum of \$1,918,264.48 is hereby appropriated from the Unappropriated Fund Balance of the Capital Improvements Sales Tax Fund, Fund No. 3090, to the following accounts:

26-3090-898014-B-89008938	SW Blvd-31st to Broadway Stdy	\$1,500,000.00
26-3090-898014-B-89023056	Broadway BkLn - 31st to 43rd	<u>418,264.48</u>
	TOTAL	\$1,918,264.48

Section 19. That this ordinance relating to the maintenance or construction of a public improvement is recognized as an ordinance with an accelerated effective date as provided by Section 503 (a)(3)(D) of the Charter and shall take effect in accordance with that section.

..end

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.

William Choi
Interim Director of Finance

Approved as to form:

Samuel Miller
Assistant City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250812

Submitted Department/Preparer: Public Works

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

Reducing \$15,000.00 of the appropriations in Fund No. 3518 General Obligation Bond Series 2018A Question 1, \$59,292.69 of the appropriations in Fund No. 3519 General Obligation Bond Series 2019A Question 1, \$146,877.51 of the appropriations in Fund No. 3520 General Obligation Bond Series 2020 Question 1, \$96,911.46 of the appropriations in Fund No. 3434 2016B Special Obligation Taxable Bond, \$158,619.98 of the appropriations in Fund No. 3436 Special Obligation 2017 Taxable Bond, \$426,500.25 of the appropriations in Fund 3439 2020A Taxable Special Obligation Bond, \$494,820.86 of the appropriations in Fund No. 3430 2012B Special Obligation Taxable Bond Fund, \$183,823.88 of the appropriations in Fund No. 3441 Special Obligation Series 2021B, \$318,153.37 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,900,000.00 for the purpose of reallocating General Obligation Bond and Special Obligation Bond project proceeds and Capital Improvements Sales Tax funds for 89023056 Broadway Bike Lane - 31st to 43rd; reducing \$1,500,000.00 of the appropriations in the Capital Improvements Sales Tax Fund and reappropriating \$1,500,000.00 for 89008938 Southwest Blvd-31st to Broadway Study; and recognizing this ordinance as having an accelerated effective date.

Discussion

This ordinance reallocates \$1,900,000 of unused GO Bond funds, SO Bond funds, and Capital Improvements Sales Tax funds toward the Broadway Bike Lane - 31st to 43rd (89023056) and \$1,500,000 of Capital Improvements Sales Tax reserve funds to Southwest Blvd-31st to Broadway Study (89008938) projects.

Fiscal Impact

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

2. What is the funding source?

General Obligation Bond Series 2018A Question 1, Fund No. 3518

AL-3518-078027-B-07001233	Truman Road Retaining Wall	\$15,000.00
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General Obligation Bond Series 2019A Question 1, Fund No. 3519

AL-3519-708013-B-70172207	Paseo Gateway	\$59,292.69
General Obligation Bond Series 2020 Question 1, Fund No. 3520		
AL-3520-898061-B-89008587	Gregory Boulevard Bridge	\$133,088.75
AL-3520-898077-B-89060949	Sidewalks FY23-24-CW-Schools	\$12,013.68
AL-3520-898077-B-89061090	Sdwk FY 25 CWA Citywide #1	\$917.54
AL-3520-898077-B-89061091	Sdwk FY 25 CWA Citywide #2	<u>\$857.54</u>
		\$146,877.51
2016B Special Obligation Taxable Bond, Fund No. 3434		
AL-3434-572340-B	Dangerous Building Demolition	\$28,256.66
AL-3434-572349-B	Neighborhood Initiatives	\$1,904.00
AL-3434-572360-B	Property Preservation	\$6,802.00
AL-3434-577050-B- 57020342	Linwood Shopping Center	\$2,799.16
AL-3434-648047-B-10008047	Two Light	\$53,669.00
AL-3434-708093-B-70174901	KC Urban Youth Academy	\$1,005.00
AL-3434-897050-A-89020342	Linwood Shopping Center	\$1,066.38
AL-3434-897050-B-89020342	Linwood Shopping Center	\$1,387.46
AL-3434-897050-E-89020342	Linwood Shopping Center	<u>\$21.80</u>
		\$96,911.46
Special Obligation 2017 Taxable, Fund No. 3436		
AL-3436-078043-B-07P20034	1518 East 18th Street Tenant I	\$50,000.00
AL-3436-078043-B-07P20067	Cherish the Cake	\$10,436.47
AL-3436-078043-B-07P23021	18th and Vine Boone Theater.	\$13,126.48
AL-3436-648043-B-64017101	18 th and Vine Phase 1-3	<u>\$85,057.03</u>
		\$158,619.98
2020A Taxable Special Obligation Bond, Fund No. 3439		
AL-3439-078024-B-07171111	Pckg 17 West Bottom Garage ADA	\$201,799.65
AL-3439-078027-B-07P20003	Conv. Garage Construction	151,450.38
AL-3439-648047-B-64020211	Three Light Block 139	73,250.00
AL-3439-632120-E	Convention Hotel Catering	<u>0.22</u>
		\$426,500.25
Special Obligation Series 2021B Fund, Fund No. 3441		
AL-3441-078027-B-07P20002	Conv. Garage Design Scope	\$179,391.99
AL-3441-707700-B-70205050	Golf Course Irrigation System	<u>4,431.89</u>
		\$183,823.88
Capital Improvements Sales Tax Fund, Fund No. 3090		
26-3090-125005-B-12BUDGET	Budget Integration	\$1,850,000.00
26-3090-179995-B	Capital Contingent Approp	68,264.48
26-3090-707769-B-89STPRES	Street Preservation	<u>494,820.86</u>
		\$2,413,085.34

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

Legislation reduces unused appropriations in GO Bond Funds, SO Bond Funds, and the Capital Improvements Sales Tax Fund to be reallocated to SW Blvd-31st to Broadway Study (89008938) and Broadway Bike Lanes – 31st to 43rd (89023056).

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

No

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

No

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 checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| 3. Account string has been verified/confirmed. | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |

Additional Discussion (if needed)

There are sufficient appropriations available in each account string to fund these projects.

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

Resolutions 230625 and 220660, Ordinances 17036, 180139, 190175, 16016, 170132, 190335, 120359, 210046

Service Level Impacts

Pedestrians will be able to cross the street easier with a reduced crossing distance. Vehicles and pedestrian crashes should reduce with the implemented countermeasures.

Other Impacts

1. What will be the potential health impacts to any affected groups?
Road users should have a safer road to traverse no matter what mode they are using.
2. How have those groups been engaged and involved in the development of this ordinance?
Yes, there have been several public engagement sessions and stakeholder meetings.
3. How does this legislation contribute to a sustainable Kansas City?
This legislation helps fund a project to install alternative transportation modes including addition safety measures for pedestrians and bicyclists and mobility users.
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.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

This legislation reappropriates additional available funding for previously approved projects and does not seek to authorize any additional agreements that would require CREO's review.

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)



APPROPRIATION TRANSACTION

CITY OF KANSAS CITY, MISSOURI

DEPARTMENT: **Public Works**

BUSINESS UNIT: **KCMBU**

DATE:

JOURNAL ID:

LEDGER GROUP: **CAP_ADMIN**

BUDGET PERIOD:

ALL

<u>FUND</u>	<u>DEPT ID</u>	<u>ACCOUNT</u>	<u>PROJECT</u>	<u>AMOUNT</u>
3518	078027	611060	07001233	\$ (15,000.00)
3519	708013	611060	70172207	\$ (59,292.69)
3520	708011	611060	70008822	\$ (46,766.40)
3434	572340	611081		\$ (28,256.66)
3434	572349	619080		\$ (1,904.00)
3434	572360	619080		\$ (6,802.00)
3434	577050	619080	57020342	\$ (2,799.16)
3434	648047	631980	10008047	\$ (53,669.00)
3434	708093	613300	70174901	\$ (1,005.00)
3434	897050	601100	89020342	\$ (1,066.38)
3434	897050	619470	89020342	\$ (1,387.46)
3434	897050	631980	89020342	\$ (21.80)
3436	078043	611060	07P20034	\$ (50,000.00)
3436	078043	611060	07P20067	\$ (10,436.47)
3436	078043	611060	07P23021	\$ (13,126.48)
3436	648043	611060	64017101	\$ (85,057.03)
3439	078024	611060	07171111	\$ (201,799.65)
3439	078027	611060	07P20003	\$ (151,450.38)
3439	648047	619080	64020211	\$ (73,250.00)
3439	632120	634950		\$ (0.22)
3441	078027	611060	07P20002	\$ (179,391.99)
3441	707700	611060	70205050	\$ (4,431.89)
3518	898014	611060	89023056	\$ 15,000.00
3519	898014	611060	89023056	\$ 59,292.69
3520	898014	611060	89023056	\$ 46,766.40
3434	898014	611060	89023056	\$ 96,911.46
3436	898014	611060	89023056	\$ 158,619.98
3439	898014	611060	89023056	\$ 426,500.25
3441	898014	611060	89023056	\$ 183,823.88

TOTAL

-

DESCRIPTION:

Reducing \$15,000.00 of the appropriations in Fund No. 3518 General Obligation Bond Series 2018A Question 1, \$59,292.69 of the appropriations in Fund No. 3519 General Obligation Bond Series 2019A Question 1, \$46,766.40 of the appropriations in Fund No. 3520 General Obligation Bond Series 2020 Question 1, \$96,911.46 of the appropriations in Fund No. 3434 2016B Special Obligation Taxable Bond, \$158,619.98 of the appropriations in Fund No. 3436 Special Obligation 2017 Taxable Bond, \$426,500.25 of the appropriations in Fund 3439 2020A Taxable Special Obligation Bond, \$183,823.88 of the appropriations in Fund No. 3441 Special Obligation Series 2021B, \$913,085.34 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,900,000.00 for the purpose of reallocating General Obligation Bond and Special Obligation Bond project proceeds for 89023056 Broadway Bike Lane - 31st to 43rd; reducing \$1,500,000.00 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,500,000.00 for 89008938 Southwest Blvd-31st to Broadway Study; and recognizing this ordinance as having an accelerated effective date.

APPROVED BY:

DATE

APPROVED BY: DEPARTMENT HEAD

DATE

Michael Jenkins

9/15/2025



APPROPRIATION TRANSACTION
CITY OF KANSAS CITY, MISSOURI

DEPARTMENT: Public Works

BUSINESS UNIT: KCMBU DATE: JOURNAL ID:

LEDGER GROUP: ADMIN BUDGET PERIOD: 2026

FUND	DEPT ID	ACCOUNT	PROJECT	AMOUNT
3090	898014	611060	89008938	\$ 1,500,000.00
3090	898014	611060	89023056	\$ 913,085.34
3090	125005	619850	00000000	\$ (1,850,000.00)
3090	179995	619960		\$ (68,264.48)
3090	707769	619850	89STPRES	\$ (494,820.86)

TOTAL -

DESCRIPTION:

Reducing \$15,000.00 of the appropriations in Fund No. 3518 General Obligation Bond Series 2018A Question 1, \$59,292.69 of the appropriations in Fund No. 3519 General Obligation Bond Series 2019A Question 1, \$46,766.40 of the appropriations in Fund No. 3520 General Obligation Bond Series 2020 Question 1, \$96,911.46 of the appropriations in Fund No. 3434 2016B Special Obligation Taxable Bond, \$158,619.98 of the appropriations in Fund No. 3436 Special Obligation 2017 Taxable Bond, \$426,500.25 of the appropriations in Fund 3439 2020A Taxable Special Obligation Bond, \$183,823.88 of the appropriations in Fund No. 3441 Special Obligation Series 2021B, \$913,085.34 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,900,000.00 for the purpose of reallocating General Obligation Bond and Special Obligation Bond project proceeds for 89023056 Broadway Bike Lane - 31st to 43rd; reducing \$1,500,000.00 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,500,000.00 for 89008938 Southwest Blvd-31st to Broadway Study; and recognizing this ordinance as having an accelerated effective date.

APPROVED BY: DATE APPROVED BY: DEPARTMENT HEAD DATE
Michael Jenkins 9/15/2025

COMMITTEE SUBSTITUTE FOR ORDINANCE NO. 250812

Formatted: Centered

Sponsor: Mayor

Reducing \$15,000.00 of the appropriations in Fund No. 3518 General Obligation Bond Series 2018A Question 1, \$59,292.69 of the appropriations in Fund No. 3519 General Obligation Bond Series 2019A Question 1, \$46,766.40 of the appropriations in Fund No. 3520 General Obligation Bond Series 2020 Question 1, \$96,911.46 of the appropriations in Fund No. 3434 2016B Special Obligation Taxable Bond, \$158,619.98 of the appropriations in Fund No. 3436 Special Obligation 2017 Taxable Bond, \$426,500.25 of the appropriations in Fund 3439 2020A Taxable Special Obligation Bond, ~~\$494,820.86 of the appropriations in Fund No. 3430 2012B Special Obligation Taxable Bond Fund,~~ \$183,823.88 of the appropriations in Fund No. 3441 Special Obligation Series 2021B, ~~\$913,085.34 418,264.48~~ of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,900,000.00 for the purpose of reallocating General Obligation Bond and Special Obligation Bond project proceeds for 89023056 Broadway Bike Lane - 31st to 43rd; reducing \$1,500,000.00 of the appropriations in the Capital Improvements Sales Tax Fund and appropriating \$1,500,000.00 for 89008938 Southwest Blvd-31st to Broadway Study; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, pursuant to General Obligation Bond Law, a special election was duly held in the City on Tuesday, April 4, 2017, on the question of whether to issue general obligation bonds of the City in an amount not to exceed \$800,000,000.00 for the purpose of paying for infrastructure improvements to include streets, bridges, sidewalks, flood control, and building renovations; and

WHEREAS, Committee Substitute for Ordinance No. 170361, As Amended, established Fund No. 3518, the General Obligation Series 2018 Question 1 Bond Fund; and

WHEREAS, Committee Substitute for Ordinance No. 180139 established Fund No. 3519, the General Obligation Series 2019A Bond Fund; and

WHEREAS, Second Committee Substitute for Ordinance No. 190175 established Fund No. 3520, the General Obligation Series 2020A Question 1 Bond Fund; and

WHEREAS, Ordinance No. 160167 established Fund No. 3434, the Series 2016B Special Obligation Taxable Bond Fund; and

WHEREAS, Ordinance No. 170132 re-established Fund No. 3436, the Special Obligation Series 2017 Taxable Bond Fund; and

WHEREAS, Committee Substitute for Ordinance No. 190335 re-established Fund No. 3439, the 2020A Taxable Special Obligation Bond Fund; and

WHEREAS, Committee Substitute for Ordinance No. 120359 established Fund No. 3430, the 2012B Special Obligation Taxable Bond Fund; and

WHEREAS, Ordinance No. 210046 re-established Fund No. 3441, the Special Obligation Series 2021B Bond Fund; and

WHEREAS, transfers of funds are needed to complete Broadway Bike Lanes – 31st to 43rd (89023056); and

WHEREAS, unused balances from bond project funds from Truman Road Retaining Wall (07001233), Paseo Gateway (70172207), Chouteau Parkway and I-35 (70008822), Dangerous Building Demolition, Neighborhood Initiatives, Property Preservation, Linwood Shopping Center (57020342), Two Light (10008047), KC Urban Youth Academy (70174901), Linwood Shopping Center (89020342), 1518 East 18th Street Tenant I (07P20034), Cherish the Cake (07P20067), 18th and Vine Boone Theater (07P23021), 18th and Vine Phase 1-3 (64017101), Pckg 17 West Bottoms Garage ADA (07171111), Conventions Garage Construction (07P20003), Three Light Block 139 (64020211), Convention Hotel Catering, 63rd & Prospect Redevelopment (64008045), 3800 Block of Euclid Alley/Wall (57020284), Convention Garage Design Scope (07P20002), Golf Course Irrigation System (70205050) will supplement bond project funding for Broadway Bike Lanes – 31st to 43rd (89023056); and

WHEREAS, the balance from previously appropriated Capital Improvements Sales Tax funds from 3090-125005-B-12BUDGET Budget Integration will supplement funding for Broadway Bike Lanes – 31st to 43rd (89023056); and

WHEREAS, transfers of funds are needed to complete SW Blvd-31st to Broadway Study (89008938); and

WHEREAS, the balance from previously appropriated Capital Improvements Sales Tax funds from 3090-125005-B-12BUDGET Budget Integration will supplement funding for SW Blvd-31st to Broadway Study (89008938), NOW, THEREFORE

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. Reducing an appropriation in the amount of \$15,000.00 in the General Obligation Bond Series 2018A Question 1, Fund No. 3518 in the following accounts:

AL-3518-078027-B-07001233	Truman Road Retaining Wall	\$15,000.00
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Section 2. That the sum of \$15,000.00 is hereby appropriated from the Unappropriated Fund Balance of the General Obligation Bond Series 2018A Question 1, Fund No. 3518, to the following accounts:

AL-3518-898014-B-89023056	Broadway BkLn - 31st to 43 rd	\$15,000.00
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Section 3. Reducing an appropriation in the amount of \$59,292.69 in the General Obligation Bond Series 2019A Question 1, Fund No. 3519 in the following account:

AL-3519-708013-B-70172207	Paseo Gateway	\$59,292.69
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Section 4. That the sum of \$59,292.69 is hereby appropriated from the Unappropriated Fund Balance of the General Obligation Bond Series 2019A Question 1, Fund No. 3519, to the following account:

AL-3519-898014-B-89023056	Broadway BkLn - 31st to 43 rd	\$59,292.69
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Section 5. Reducing an appropriation in the amount of \$46,766.40 in the General Obligation Bond Series 2020 Question 1, Fund No. 3520 in the following accounts:

AL-3520-708011-B-70008822	Chouteau Parkway and I-35	\$46,766.40
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Section 6. That the sum of \$46,766.40 is hereby appropriated from the Unappropriated Fund Balance of the General Obligation Bond Series 2020 Question 1, Fund No. 3520, to the following account:

AL-3520-898014-B-89023056	Broadway BkLn - 31st to 43 rd	\$46,766.40
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Section 7. Reducing an appropriation in the amount of \$96,911.46 in the 2016B Special Obligation Taxable Bond Fund, Fund No. 3434, in the following accounts:

AL-3434-572340-B	Dangerous Building Demolition	\$28,256.66
AL-3434-572349-B	Neighborhood Initiatives	\$1,904.00
AL-3434-572360-B	Property Preservation	\$6,802.00
AL-3434-577050-B-57020342	Linwood Shopping Center	\$2,799.16
AL-3434-648047-B-10008047	Two Light	\$53,669.00
AL-3434-708093-B-70174901	KC Urban Youth Academy	\$1,005.00
AL-3434-897050-A-89020342	Linwood Shopping Center	\$1,066.38
AL-3434-897050-B-89020342	Linwood Shopping Center	\$1,387.46
AL-3434-897050-E-89020342	Linwood Shopping Center	\$21.80
	TOTAL	\$96,911.46

Section 8. That the sum of \$96,911.46 is hereby appropriated from the Unappropriated Fund Balance of the 2016B Taxable Special Obligation Bond Fund, Fund No. 3434, to the following accounts:

AL-3434-898014-B-89023056	Broadway BkLn - 31st to 43 rd	\$96,911.46
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Section 9. Reducing an appropriation in the amount of \$158,619.98 in the Special Obligation 2017 Taxable Bond Fund, Fund No. 3436, in the following accounts:

AL-3436-078043-B-07P20034	1518 East 18th Street Tenant I	\$50,000.00
AL-3436-078043-B-07P20067	Cherish the Cake	\$10,436.47
AL-3436-078043-B-07P23021	18th and Vine Boone Theater.	\$13,126.48
AL-3436-648043-B-64017101	18 th and Vine Phase 1-3	\$85,057.03
	TOTAL	\$158,619.98

Section 10. That the sum of \$158,619.98 is hereby appropriated from the Unappropriated Fund Balance of the 2017 Special Obligation Taxable Bond Fund, Fund No. 3436, to the following accounts:

AL-3436-898014-B-89023056	Broadway BkLn - 31st to 43rd	\$158,619.98
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Section 11. Reducing an appropriation in the amount of \$426,500.25 in the 2020A Taxable Special Obligation Bond Fund, Fund No. 3439, in the following accounts:

AL-3439-078024-B-07171111	Pckg 17 West Bottom Garage ADA	\$201,799.65
AL-3439-078027-B-07P20003	Conv. Garage Construction	151,450.38
AL-3439-648047-B-64020211	Three Light Block 139	73,250.00
AL-3439-632120-E	Convention Hotel Catering	0.22
	TOTAL	\$426,500.25

Section 12. That the sum of \$426,500.25 is hereby appropriated from the Unappropriated Fund Balance of the 2020A Taxable Special Obligation Bond Fund, Fund No. 3439, to the following accounts:

AL-3439-898014-B-89023056	Broadway BkLn - 31st to 43 rd	\$426,500.25
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~~Section 13. Reducing appropriations in the amount of \$494,820.86 in the 2012B Special Obligation Taxable Bond Fund, Fund No. 3430, in the following accounts:~~

AL 3430 138045 B 64008045	63rd & Prospect Redevelopment	\$46,871.65
AL 3430 578043 B 57020284	3800 Block of Euclid alley/wal	610.00
AL 3430 648045 B 64008045	63rd & Prospect Redevelopment	447,339.21
	TOTAL	\$494,820.86

~~Section 14. That the sum of \$494,820.86 is hereby appropriated from the Unappropriated Fund Balance of the 2012B Special Obligation Taxable Bond Fund, Fund No. 3430, to the following accounts:~~

AL 3430 898014 B 89023056	Broadway BkLn 31st to 43rd	\$494,820.86
--------------------------------------	---------------------------------------	-------------------------

Section 135. Reducing appropriations in the amount of \$183,823.88 in the Special Obligation Series 2021B Fund, Fund No. 3441, in the following accounts:

AL-3441-078027-B-07P20002	Conv. Garage Design Scope	\$179,391.99
AL-3441-707700-B-70205050	Golf Course Irrigation System	4,431.89
	TOTAL	\$183,823.88

Section 146. That the sum of \$183,823.88 is hereby appropriated from the Unappropriated Fund Balance of the Special Obligation Series 2021B Fund, Fund No. 3441, to the following accounts:

AL-3441-898014-B-89023056 Broadway BkLn - 31st to 43rd \$183,823.88

Section 1~~57~~. Reducing appropriations in the amount of ~~\$2,413,085.34~~~~\$1,918,264.48~~ in the Capital Improvements Sales Tax Fund, Fund No. 3090, in the following accounts:

26-3090-125005-B-12BUDGET	Budget Integration	\$1,850,000.00
26-3090-179995-B	Capital Contingent Approp	68,264.48
26-3090-707769-B-89STPRES	Street Preservation	494,820.86

TOTAL

~~\$2,413,085.34~~~~\$1,918,264.48~~

Section 1~~68~~. That the sum of ~~\$1,918,264.48~~~~\$2,413,085.34~~ is hereby appropriated from the Unappropriated Fund Balance of the Capital Improvements Sales Tax Fund, Fund No. 3090, to the following accounts:

26-3090-898014-B-89008938	SW Blvd-31st to Broadway Stdy	\$1,500,000.00
26-3090-898014-B-89023056	Broadway BkLn - 31st to 43 rd	
418,264.48 913,085.34		

TOTAL

~~\$1,918,264.48~~~~\$2,413,085.34~~

Section 1~~79~~. That this ordinance relating to the maintenance or construction of a public improvement is recognized as an ordinance with an accelerated effective date as provided by Section 503 (a)(3)(D) 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.

William Choi
Interim Director of Finance

Approved as to form:

Samuel Miller
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250812

Submitted Department/Preparer: Please Select

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

Click or tap here to provide the title of the ordinance/resolution.

Discussion

Click or tap here to provide detailed information, analysis, and any applicable CREO goals on this topic.

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☐ No
2. What is the funding source?
Click or tap here to provide fund name(s) and the full account string.
3. How does the legislation affect the current fiscal year?
Click or tap here to enter text.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
Click or tap here to enter text.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Click or tap here to enter text.

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)

Click or tap here to enter text.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - ☐ Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - ☐ Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - ☐ Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - ☐ Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - ☐ Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - ☐ Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Click or tap here to list prior, related ordinances/resolutions.

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?
Click or tap here to enter text.
2. How have those groups been engaged and involved in the development of this ordinance?
Click or tap here to enter text.
3. How does this legislation contribute to a sustainable Kansas City?
Click or tap here to enter text.
4. Does this legislation create or preserve new housing units?
Please Select (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)



Public Works

KCMBU

250812

ADMIN

2026

TOTAL

—

Estimating revenue and adjusting appropriations in various funds in connection with the first quarter FY2025-26 budget analysis and recognizing this ordinance as having an accelerated effective date.

DATE _____

9/11/2025



File #: 250553

RESOLUTION NO. 250553

Sponsor: Mayor Quinton Lucas

RESOLUTION - Expressing the need for and desire to implement a software grant management system.

WHEREAS, the City actively seeks and manages multiple federal, state, and private grants to support municipal operations and community programs; and

WHEREAS, the use of dedicated grant management software systems is recognized as a best practice by municipal governments and grant-making organizations to ensure efficient and compliant grant administration; and

WHEREAS, effective grant management is essential for maximizing funding opportunities, ensuring compliance with grant requirements, and maintaining proper documentation and reporting; and

WHEREAS, the current manual grant management processes are time-intensive and may not provide optimal tracking, reporting, and compliance capabilities; and

WHEREAS, the current political climate has created uncertainty regarding federal funding priorities and grant program stability, necessitating improved local capacity for strategic grant management and diversified funding approaches; and

WHEREAS, a comprehensive software grant management system would enhance the City's ability to:

- Identify and pursue relevant grant opportunities
- Streamline the grant application process
- Monitor grant compliance and reporting requirements
- Track grant expenditures and budgets
- Generate required reports for grantors
- Maintain comprehensive grant records and documentation; and

WHEREAS, the City has access to a National Cooperative Agreement with Omnia Carahsoft, which is the owner of the eCivis grant management platform; and

WHEREAS, staff has identified the eCivis platform as a comprehensive software solution that could significantly improve the City's grant management capabilities; and

WHEREAS, implementing such a system would improve operational efficiency, reduce administrative burden, and potentially increase the City's success in securing grant funding; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

Section 1. The City Council hereby acknowledges the need for and expresses its desire to implement a comprehensive software grant management system to enhance the City's grant-seeking and management capabilities.

Section 2. The City Council directs the City Manager to:

- A. Evaluate the eCivis grant management platform available through the National Cooperative Agreement with Omnia Carahsoft.
- B. Analyze costs, benefits, and implementation requirements for the eCivis platform.
- C. Collaborate with the Grants Strategy Officer in the Mayor's office on migration and implementation of the eCivis program.

Section 3. The City Council authorizes staff to utilize the National Cooperative Agreement with Omnia Carahsoft to purchase the eCivis grant management system without requiring a separate procurement process, subject to final Council approval of any contractual agreements and associated budget appropriations.

..end

**No Docket Memo
Provided for
Resolution No.**

250553



Legislation Text

File #: 250664

ORDINANCE NO. 250664

Sponsor: City Manager's Office

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

WHEREAS, the Arlington Road Tax Increment Financing Plan (the "Plan") was approved by the City Council on November 6, 2014, by Committee Substitute for Ordinance No. 140916; and

WHEREAS, Section 99.865.3 RSMo provides that five years after the establishment of a redevelopment plan and every five years thereafter, the Council shall hold a public hearing regarding those redevelopment plans and projects created pursuant to Sections 99.800 to 99.865 RSMo, to determine if the redevelopment project is making satisfactory progress under the proposed time schedule contained within the approved plans for completion of such projects; and

WHEREAS, after proper notice, the Council has held such public hearing, and received information on the progress of the Plan; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Council hereby determines that the Arlington Road Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule contained within the approved plan for completion of the projects therein.

..end

Approved as to form:

Emalea Kohler
Associate City Attorney

Arlington Road TIF Plan

Five-Year Progress Report

February 2025



ECONOMIC DEVELOPMENT CORPORATION

Arlington Road TIF Plan

- Approved 2014, amended nine times
- The original plan contemplated the construction of public road and infrastructure improvements to encourage above and below ground development in an area generally bounded by Claycomo city limits, Parvin Road, and Worlds of Fun Avenue. No private improvements have been funded by TIF. The redevelopment area is an economic development area.
- TIF Financing: Pay-As-You-Go
- TIF Plan Expires: August 2047

REDEVELOPMENT SCHEDULE

Improvement Description	Commencement Date *	Substantially Complete Date **
4A 48th Street Temporary Cul-de-sac	2016	2019
7B 48th Street UG Structural Work	2018	2025
8 Sanitary	2019	2036
1 Arlington E	2019	2025
1A Arlington W	2019	2027
9 Electircal Utility Infrastructure	2021	2040
2 48th Street	2024	2030
2A 48th Street Cul-de-sac	2024	2030
4 48th Street Widening	2024	2030
1B Arlington Cul-de-sac	2026	2027
5 48th Street Crossing	2029	2030
3 Kentucky	2030	2036
6 Kentucky Crossing	2043	2046
7A Entrance Drive	2046	2047

* Commencement date of the Public Improvements shall be defined as the date that plans for the construction of the Public Improvements are submitted to and accepted by the City.

** Each Public Improvement shall be considered substantially complete when all construction work is accomplished, with the exception of the installation of landscaping, ground cover and signs not related to safety or traffic flow.

The parties acknowledge and agree that the Redeveloper is obligated to construct only those Public Improvements that are identified by the Plan. In the event anticipated market demand does not occur as projected by Redeveloper and acknowledged in writing by the Commission, the parties hereto shall modify the scope of the Public Improvements to reflect the change in market conditions, provided, in any event, all Redevelopment Project Areas shall be approved, by Ordinance, by November 6, 2024 and all Public Improvements, as modified from time to time, by an amendment to the Plan, shall be completed by November 6, 2047.

EXHIBIT 4A
ESTIMATED REDEVELOPMENT PROJECT COSTS
ARLINGTON TIF PLAN
REDEVELOPMENT PROJECT COSTS

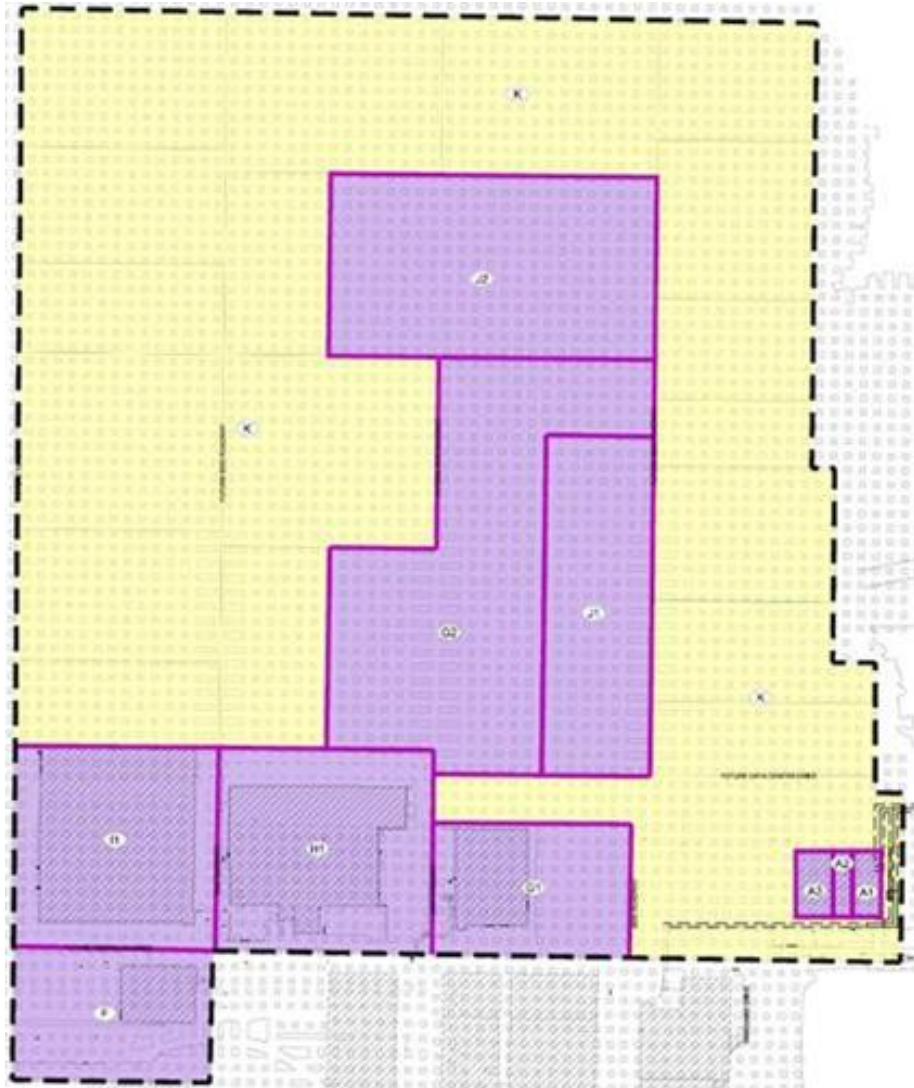
Improvement Description	Linear Feet	Beginning/Ending Location	Total Project Costs Costs (Construction)	Reimbursable From TIF Revenue Project Costs (Construction)	Funding From Other Public Funds
4A 48th Street Temporary Cul-de-sac	N/A	Current terminus east of N Wallace Dr	\$ 100,000	\$ 100,000	\$ -
1 Arlington E	1,450	Current terminus north to Arlington Cul-de-sac	\$ 6,341,344	\$ -	\$ 6,341,344
8 Sanitary Sewers*	10,110	12"- 3,810 linear feet, 8" - 6,300 linear feet	\$ 2,048,230	\$ 650,000	\$ 1,398,230
1A Arlington W	1,140	Arlington Cul-de-sac west to Stream Corridor	\$ 2,706,450	\$ 1,105,316	\$ 1,601,134
1B Arlington Cul-de-sac	1,500	N Arlington Ave south 1,500 feet	\$ 1,104,378	\$ 1,104,378	\$ -
2 48th Street	1,800	N Wallace Dr to Stream Corridor	\$ 2,425,914	\$ 2,425,914	\$ -
2A 48th Street Cul-de-sac	1,500	NE 48th Street north 1,500 feet	\$ 813,945	\$ 813,945	\$ -
4 48th Street Widening*	3,200	I-435 east to current terminus	\$ 2,682,113	\$ 2,682,113	\$ -
5 48th Street Crossing	915	Stream Corridor; connects Phases 1A and 2	\$ 3,467,515	\$ 3,467,515	\$ -
7B 48th Street UG Structural Work	N/A	Underground structural work for 48th Street	\$ 4,731,858	\$ 4,731,858	\$ -
3 Kentucky	2,200	NE 48th Street south 2,200 feet	\$ 5,653,192	\$ 5,653,192	\$ -
6 Kentucky Crossing	625	Current terminus north 625 feet	\$ 3,114,551	\$ 3,114,551	\$ -
7A Entrance Drive	2,045	NE 48th Street north 2,045 feet	\$ 9,373,969	\$ 9,373,969	\$ -
9 Electrical Utility Infrastructure	N/A	Electrical infrastructure to planned surface and underground buildings	\$ 4,696,397	\$ 4,696,397	\$ -
Subtotal			\$ 49,259,856	\$ 39,919,148	\$ 9,340,708
Aggregate Engineering/Surveying Fees - 12% of the Construction Costs for each Improvement plus \$150,000 for initial services			\$ 6,061,183	\$ 6,061,183	\$ -
Aggregate Project Management - 5% of the Construction Costs for each Improvement			\$ 2,462,993	\$ 1,995,957	\$ 467,035
Aggregate General Contractor Fee - 8% of the Construction Costs for each Improvement			\$ 3,940,788	\$ 3,193,532	\$ 747,257
Aggregate Professional Services - 7% of the Construction Costs for each Improvement			\$ 3,448,190	\$ 3,448,190	\$ -
Aggregate Interest Expense - 6.50%			\$ 27,347,908	\$ 27,347,908	\$ -
Aggregate TIF Admin. (Initial/Ongoing)			\$ 1,426,946	\$ 1,381,946	\$ 45,000
TOTAL COSTS			\$ 93,947,864	\$ 83,347,864	\$ 10,600,000

* Resolution 150090, approved February, 5, 2015, directs the City Manager to pursue funding options for Phase 4, the widening of NE 48th Street and Phase 8, sanitary sewers. The costs for construction, engineering, project management, G.C. Fee, Professional Services and Interest Expense, for NE 48th Street is estimated at \$3,540,333 and sanitary sewers are estimated at \$1,413,802.

** Ordinance No. 180418, approved on June 21, 2018, authorizes the Director of Public Works to enter into a Funding Agreement with the Commission, which shall provide that the City, subject to annual appropriation, shall contribute to the Commission Three Million Dollars (\$3,000,000) each year for three (3) consecutive years, beginning in City Fiscal year 2021, for the purpose of paying or reimbursing Redevelopment Project Costs related to Arlington Road East (Improvement 1) and Arlington Road West (Improvement 1A). The amount of Payments in Lieu of Taxes and Economic Activity Taxes to reimburse costs related to Phase 4, the widening of NE 48th Street, and Phase 8, sanitary sewers, shall be reduced by the amount of funds contributed by the City, as contemplated by Resolution 150090.

The amount of reimbursable Redevelopment Project Costs related to Improvement 4, the widening of NE 48th Street, Improvement 8, sanitary sewers, Improvement 1, Arlington Road East, and Improvement 1A, Arlington Road West, shall be reduced by the amount of funds contributed by the City, as contemplated by Resolution 150090, and the Funding Agreement, as authorized by Ordinance No. 180418.

ECONOMIC DEVELOPMENT CORPORATION



Are the redevelopment projects making satisfactory progress under the proposed time schedule contained within the approved plan for completion of such projects?

All of the projects for which a redevelopment agreement has been executed have been and are being completed in accordance with the approved time schedule.



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250664

Submitted Department/Preparer: Please Select

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 Arlington Road Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule for completion of the projects therein.

Discussion

The original plan contemplated the construction of public roads and infrastructure improvements to encourage above and below ground development in an area generally bounded by Claycomo city limits, Parvin Road, and Worlds of fun Avenue. No private improvements have been funded by TIF. The Redevelopment area is an economic development area.

REDEVELOPMENT SCHEDULE

Improvement Description	Commencement Date *	Substantially Complete Date **
4A 48th Street Temporary Cul-de-sac	2016	2019
7B 48th Street UG Structural Work	2018	2025
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5 48th Street Crossing	2029	2030
3 Kentucky	2030	2036
6 Kentucky Crossing	2043	2046
7A Entrance Drive	2046	2047

* Commencement date of the Public Improvements shall be defined as the date that plans for the construction of the Public Improvements are submitted to and accepted by the City.

** Each Public Improvement shall be considered substantially complete when all construction work is accomplished, with the exception of the installation of landscaping, ground cover and signs not related to safety or traffic flow.

The parties acknowledge and agree that the Redeveloper is obligated to construct only those Public Improvements that are identified by the Plan. In the event anticipated market demand does not occur as projected by Redeveloper and acknowledged in writing by the Commission, the parties hereto shall modify the scope of the Public Improvements to reflect the change in market conditions, provided, in any event, all Redevelopment Project Areas shall be approved, by Ordinance, by November 6, 2024 and all Public Improvements, as modified from time to time, by an amendment to the Plan, shall be completed by November 6, 2047.

Fiscal Impact

- Is this legislation included in the adopted budget? ☐ Yes ☒ No
- What is the funding source?
Tax Increment Financing and Private Funds
- 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?
Click or tap here to enter text.

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 type="checkbox"/> No |
| 2. This fund has a structural imbalance. | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| 3. Account string has been verified/confirmed. | <input type="checkbox"/> Yes | <input type="checkbox"/> No |

Additional Discussion (if needed)

Click or tap here to enter text.

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

Arlington Road		Clay Co	NKC		
	Plan Approval			140916	11/6/14
Arlington Road	1st Amendment			150758	9/17/15
	2nd				
Arlington Road	Amendment			160241	4/17/16
Arlington Road	3rd Amendment			170865	11/9/17
Arlington Road	4th Amendment			180280	6/21/18
Arlington Road	5th Amendment			190996	12/19/19
Arlington Road	6th Amendment				
Arlington Road	Project A1			140917	11/9/17
Arlington Road	Project A2			190997	12/19/19
Arlington Rod	Project 2			160251	held
Arlington Road	Project 3			160252	held
Arlington Road	Project 8			140918	held
Arlington Road	Project F			150759	9/17/15
Arlington Road	Project G1			150760	9/17/15
Arlington Road	Project I1			150761	9/17/15
Arlington Road	Project H1			170874	11/9/17
Arlington Road	Project J1			190998	12/19/19
Arlington Road	Project G2			211013	11/10/21
Arlington Road	Project 5			220091	2/3/22
Arlington Road	Project 7			220092	2/3/22
Arlington Road	Projecy J2			221034	12/8/22
Arlington Road	Project A3			221035	12/8/22
Arlington Road	Project 8			240622	8/1/24
Arlington Road	Project K			240634	8/1/24

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 - This is just a progress report
2. How have those groups been engaged and involved in the development of this ordinance?
N/A This is just a progress report

3. How does this legislation contribute to a sustainable Kansas City?
N/A This is just a progress report

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

N/A

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 progress report for an already approved plan

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

No(Press tab after selecting)

No, this is just a progress report for 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)



Legislation Text

File #: 250665

ORDINANCE NO. 250665

Sponsor: City Manager's Office

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

WHEREAS, the Shoal Creek Parkway Tax Increment Financing Plan (the "Plan") was approved by the City Council on November 10, 1994, by Ordinance No. 941443; and

WHEREAS, Section 99.865.3 RSMo provides that five years after the establishment of a redevelopment plan and every five years thereafter, the Council shall hold a public hearing regarding those redevelopment plans and projects created pursuant to Sections 99.800 to 99.865 RSMo, to determine if the redevelopment project is making satisfactory progress under the proposed time schedule contained within the approved plans for completion of such projects; and

WHEREAS, after proper notice, the Council has held such public hearing and received information on the progress of the Plan; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Council hereby determines that the Shoal Creek Parkway Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule contained within the approved plan for completion of the projects therein.

..end

Approved as to form:

Emalea Kohler
Associate City Attorney

Shoal Creek Parkway TIF Plan Five-Year Progress Report

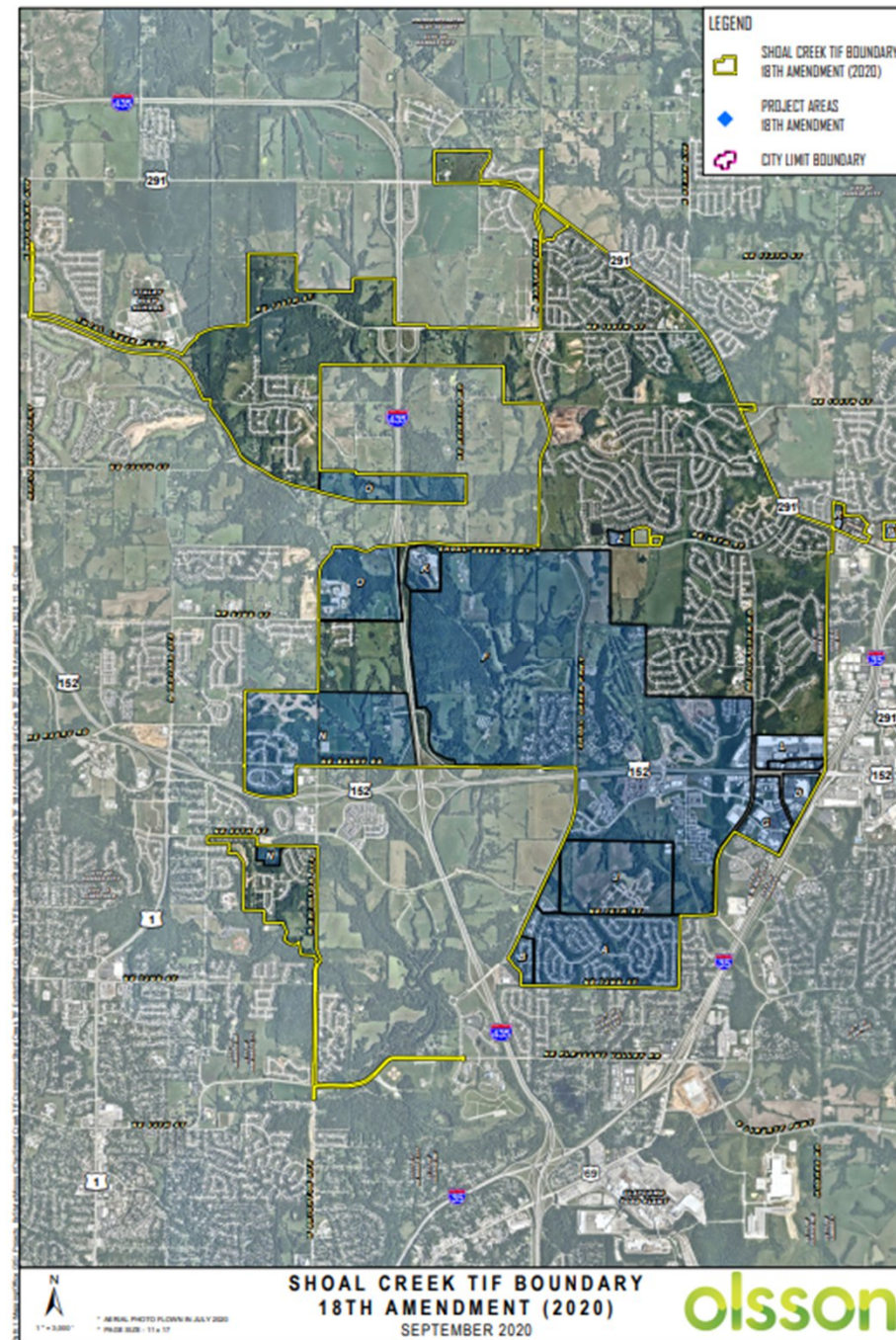
February 2025

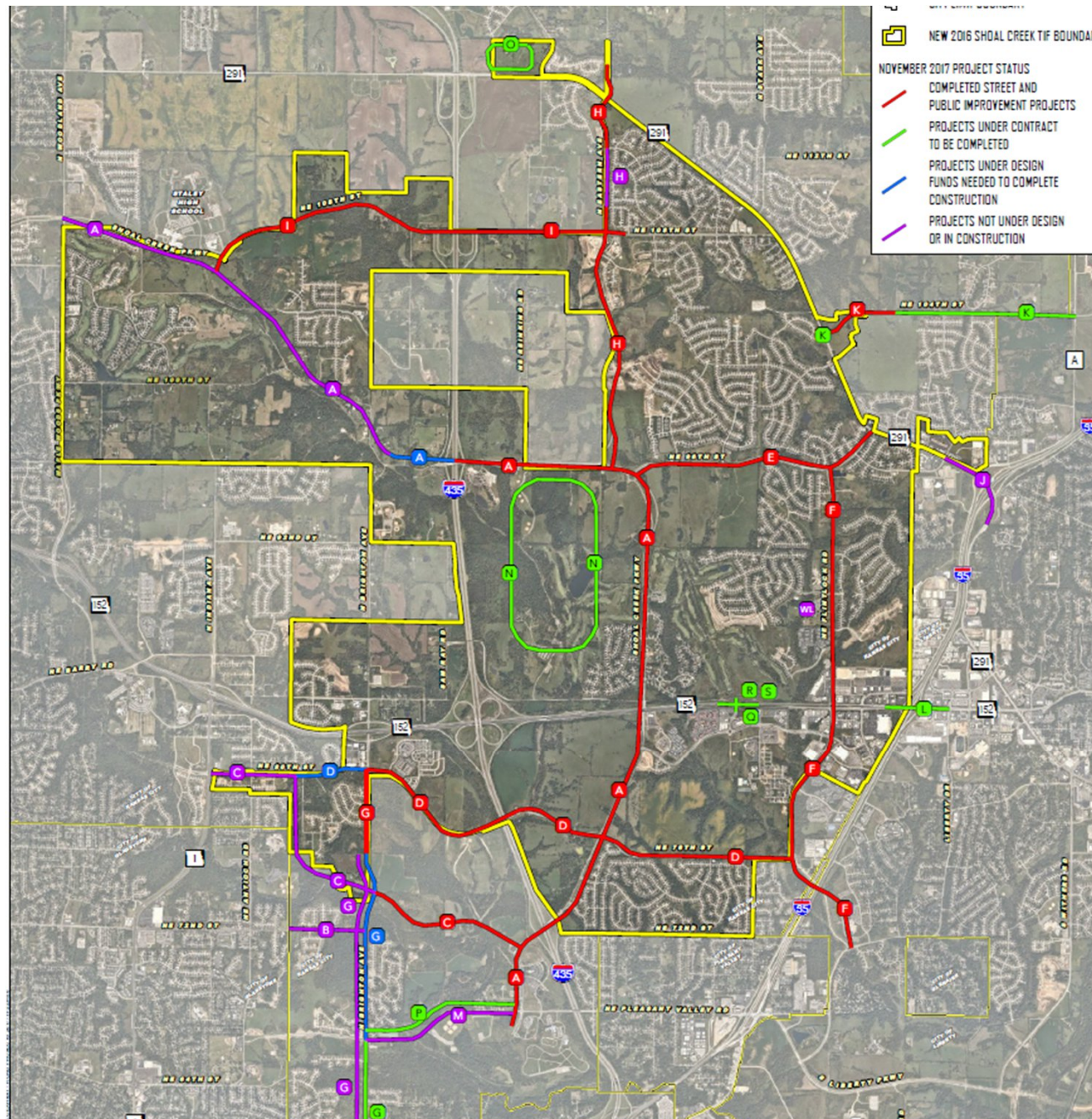
Shoal Creek Parkway TIF Plan

- Approved 1994, amended twenty-three times
- The Redevelopment Area is generally bounded by US Highway 152 on the north, I-35 on the east and North Church West and South in Kansas City, Clay County, Missouri
- The TIF Funds are used exclusively for public infrastructure.
- TIF Plan expires: December 2035

Map Reference	Road Improvement Description	Completion Date
A1	Shoal Creek Parkway: Hodge Park south to Interstate 435	Complete
A2	Shoal Creek Parkway: Hodge Park north to NE 96th Street	Complete
A3	Shoal Creek Parkway: NE 96th Street west to Interstate 435	Complete
A4	Shoal Creek Parkway: Interstate 435 to Brighton	Complete
A5	Searcy Creek Parkway: I-435 W to Pleasant Valley	Complete
A6	Shoal Creek Parkway: NE 108th Street to Staley Road Design of Searcy Creek and Shoal Creek Parkways Shoal Creek Parkway Study: 100th to Bright Water Line	Complete
B	NE 72nd Street: Gladstone city limits to N Brighton	2032
C1-C4	Maple Woods Parkway: Indiana to Interstate 435	2032
D1	NE 76th: 650 linear feet west of N Flintlock to Interstate 435	2032
D2	Soccer Drive: Interstate 435 to Brighton	Complete
D3	Soccer Drive: N Brighton to Spruce Avenue	2032
D4	NE 76th box culvert	2032
D5	Sidewalks: Shoal Creek Parkway to N Stark	Complete
D6	Soccer Drive: Drury Drive to I-435	2032
D7	Soccer Drive: I-435 to Shoal Creek Parkway	2032
E	NE 96th Street between Shoal Creek Parkway and N Flintlock Road	Complete
F1	N Flintlock: NE 96th Street to Missouri Route 152	Complete
F2	N Flintlock: Missouri Route 152 to NE 76th Street	Complete
F3	N Flintlock: 76th Street to the "Flintlock Flyover"	Complete
F4	N Flintlock: Traffic Signalization at NE 90th Street, which may include a crosswalk in lieu of or in addition to the traffic signal	Complete
G1	N Brighton: Missouri Route 152 to NE 80th Street	Complete
G2	N Brighton: 1,941 linear feet south of NE 79th Street to N Pleasant Valley	Complete
G3	N Brighton: NE 80th Street to 2,700 linear feet south of NE 76th Street	Complete
G4	N. Brighton Water Line	2032
G5	SKW Design & Construction Services	2032
G6	NE 58th Street to Pleasant Valley Road	Complete
G7	N. Brighton: Right of Way Acquisition between Pleasant Valley Road & NE 79th St	2032
H1	N Eastern Avenue: Intersection at Highway 291	Complete
H2	N Eastern: South of Kellybrook Elementary School approximately 2,000 linear feet	Complete
H3	N Eastern Avenue: 96th Street to 106th Street	Complete
H4	N Eastern: 108th to Highway 291	2032

I1	NE 108th: Smalley to Interstate 435	Complete
I2	NE 108th: Interstate 435 to Staley Road	Complete
J	Interstate 35/Highway 291 Intersection	2032
K1	NE 104th: Highway 291 to A Highway	Complete
K2	NE 104th Street: 1/2 mile east of Highway 291 to Liberty/Kansas City city limits	Complete
K3	NE 104th Street: Liberty/Kansas City city limits to A Highway (KCMO share)	Complete
K4	NE 104th Street: Signal at Highway 291	Complete
	Shoal Creek Parkway Study: 100th to Brighton Water Line	Complete
L	Highway 152: Interstate 35 Interchange	Complete
L1	Highway 152: Shoal Creek Parkway to Interstate 35	Complete
L2	Highway 152: Traffic Control Study and Corridor Improvements between Shoal Creek Parkway and Interstate 35	Complete
M1	Pleasant Valley Road: Intersection with Brighton	Complete
M2	Pleasant Valley Road: Brighton to Searcy Creek	2032
N	Hodge Park Improvements	Complete
O	Infrastructure improvements related to the construction of a fire station within the Redevelopment Area	Complete
P	Trail segment along Shoal Creek Parkway, between N. Brighton and Pleasant Valley Road	2026
Q	N. Booth Avenue north of MO Highway 152 and MO Highway 152, beginning at a point 1,400 linear feet west of N. Booth Avenue and continuing to a point 1,960 linear feet east of N. Booth Avenue	Complete
R	Public Detentions	Complete
S	Public Utilities - Storm Water Sewer, Sanitary Sewers and a Water Main along MO Highway 152, beginning at a point 1,400 linear feet west of N. Booth Avenue and continuing to a point 1,960 linear feet east of N. Booth, and Dry Utilities	Complete
T	Woodneath Library Improvements - Paving, Asphalt Trails, Walkways, Lighting, Bridge, Access Road, Utility Work, Design Work and Contingency	Complete
U	NE 108th Street: Traffic signal at 108th and NE Cookingham Drive	2026
V	N. Sherman: Street lights between NE Cookingham Drive and NE 116th Terrace	Complete
W	Maplewoods Parkway: Shoal Creek Parkway to NE 112th Street, including construction of a water line	Complete
X	Maplewoods Parkway, beginning at NE 112th Street and extending north to and including the intersection at NE Cookingham Drive	Complete





ECONOMIC DEVELOPMENT CORPORATION

Are the redevelopment projects making satisfactory progress under the proposed time schedule contained within the approved plan for completion of such projects?

All of the projects for which a redevelopment agreement has been executed have been and are being completed in accordance with the approved time schedule.



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: [Click or tap here to enter TMP-#.](#)

Submitted Department/Preparer: Please Select

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 Shoal Creek Parkway Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule for completion of the projects therein.

Discussion

The Plan calls for the design and construction of public infrastructure that is essential to the preparation of the Redevelopment Area, including the construction of sections of Shoal Creek Parkway, NE 72nd Street, Maplewoods Parkway, NE 76th St, Soccer Drive, NE 76th Box Culvert, NE 96th St, N Flintlock Rd, N Brighton Ave, N Eastern Ave, Search Creek Parkway, NE 10th St, NE 104th St, NE 112th St, N Sherman, 108th St, NE Cookingham, Pleasant Valley Rd and Missouri Highway 152, Highway 152 and I-35 Interchange Improvements, I-35 and Highway 291 Interchange Improvements, the construction of a improvement within Hodge Park, certain public infrastructure improvements necessary and incidental in connection with the construction of a fire station within the Redevelopment Area, certain public infrastructure improvements necessary and incidental to the construction of Woodneath Library and the construction of trails within and adjacent to the Redevelopment Area.

Map Reference	Road Improvement Description	Completion Date
A1	Shoal Creek Parkway: Hodge Park south to Interstate 435	Complete
A2	Shoal Creek Parkway: Hodge Park north to NE 96th Street	Complete
A3	Shoal Creek Parkway: NE 96th Street west to Interstate 435	Complete
A4	Shoal Creek Parkway: Interstate 435 to Brighton	Complete
A5	Searcy Creek Parkway: I-435 W to Pleasant Valley	Complete
A6	Shoal Creek Parkway: NE 108th Street to Staley Road Design of Searcy Creek and Shoal Creek Parkways Shoal Creek Parkway Study: 100th to Bright Water Line	Complete
B	NE 72nd Street: Gladstone city limits to N Brighton	2032

C1-C4	Maple Woods Parkway: Indiana to Interstate 435	2032
D1	NE 76th: 650 linear feet west of N Flintlock to Interstate 435	2032
D2	Soccer Drive: Interstate 435 to Brighton	Complete
D3	Soccer Drive: N Brighton to Spruce Avenue	2032
D4	NE 76th box culvert	2032
D5	Sidewalks: Shoal Creek Parkway to N Stark	Complete
D6	Soccer Drive: Drury Drive to I-435	2032
D7	Soccer Drive: I-435 to Shoal Creek Parkway	2032
E	NE 96th Street between Shoal Creek Parkway and N Flintlock Road	Complete
F1	N Flintlock: NE 96th Street to Missouri Route 152	Complete
F2	N Flintlock: Missouri Route 152 to NE 76th Street	Complete
F3	N Flintlock: 76th Street to the "Flintlock Flyover"	Complete
F4	N Flintlock: Traffic Signalization at NE 90th Street, which may include a crosswalk in lieu of or in addition to the traffic signal	Complete
G1	N Brighton: Missouri Route 152 to NE 80th Street	Complete
G2	N Brighton: 1,941 linear feet south of NE 79th Street to N Pleasant Valley	Complete
G3	N Brighton: NE 80th Street to 2,700 linear feet south of NE 76th Street	Complete
G4	N. Brighton Water Line	2032
G5	SKW Design & Construction Services	2032
G6	NE 58th Street to Pleasant Valley Road	Complete
G7	N. Brighton: Right of Way Acquisition between Pleasant Valley Road & NE 79th St	2032
H1	N Eastern Avenue: Intersection at Highway 291	Complete
H2	N Eastern: South of Kellybrook Elementary School approximately 2,000 linear feet	Complete
H3	N Eastern Avenue: 96th Street to 106th Street	Complete
H4	N Eastern: 108th to Highway 291	2032
I1	NE 108th: Smalley to Interstate 435	Complete
I2	NE 108th: Interstate 435 to Staley Road	Complete
J	Interstate 35/Highway 291 Intersection	2032
K1	NE 104th: Highway 291 to A Highway	Complete
K2	NE 104th Street: 1/2 mile east of Highway 291 to Liberty/Kansas City city limits	Complete
K3	NE 104th Street: Liberty/Kansas City city limits to A Highway (KCMO share)	Complete
K4	NE 104th Street: Signal at Highway 291	Complete
	Shoal Creek Parkway Study: 100th to Brighton Water Line	Complete
L	Highway 152: Interstate 35 Interchange	Complete
L1	Highway 152: Shoal Creek Parkway to Interstate 35	Complete
L2	Highway 152: Traffic Control Study and Corridor Improvements between Shoal Creek Parkway and Interstate 35	Complete
M1	Pleasant Valley Road: Intersection with Brighton	Complete
M2	Pleasant Valley Road: Brighton to Searcy Creek	2032
N	Hodge Park Improvements	Complete
O	Infrastructure improvements related to the construction of a fire station within the Redevelopment Area	Complete

P	Trail segment along Shoal Creek Parkway, between N. Brighton and Pleasant Valley Road	2026
Q	N. Booth Avenue north of MO Highway 152 and MO Highway 152, beginning at a point 1,400 linear feet west of N. Booth Avenue and continuing to a point 1,960 linear feet east of N. Booth Avenue	Complete
R	Public Detentions	Complete
S	Public Utilities - Storm Water Sewer, Sanitary Sewers and a Water Main along MO Highway 152, beginning at a point 1,400 linear feet west of N. Booth Avenue and continuing to a point 1,960 linear feet east of N. Booth, and Dry Utilities	Complete
T	Woodneath Library Improvements - Paving, Asphalt Trails, Walkways, Lighting, Bridge, Access Road, Utility Work, Design Work and Contingency	Complete
U	NE 108th Street: Traffic signal at 108th and NE Cookingham Drive	2026
V	N. Sherman: Street lights between NE Cookingham Drive and NE 116th Terrace	Complete
W	Maplewoods Parkway: Shoal Creek Parkway to NE 112th Street, including construction of a water line	Complete
X	Maplewoods Parkway, beginning at NE 112th Street and extending north to and including the intersection at NE Cookingham Drive	Complete

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?
NA
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)

Click or tap here to enter text.

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

Shoal Creek Parkway		Clay	NKC/Liberty		
		Co #04			
	Plan Approval			941443	11/10/94
Shoal Creek Parkway	1st Amendment			971310	10/2/97
	2nd				
Shoal Creek Parkway	Amendment			021283	10/31/02
	2nd				
	Amendment				
Shoal Creek Parkway	(revised legals)			030545	5/8/03
Shoal Creek Parkway	3rd Amendment			040457	4/29/04
Shoal Creek Parkway	4th Amendment			041218	11/9/04
Shoal Creek Parkway	5th Amendment			060903	8/31/06
Shoal Creek Parkway	6th Amendment			061320	12/14/06

Shoal Creek Parkway	7th Amendment	080419	5/8/08
Shoal Creek Parkway	8th Amendment	081118	11/20/08
Shoal Creek Parkway	9th Amendment	090262	4/16/09
	10th		
Shoal Creek Parkway	Amendment	110073	3/10/11
	11th		
Shoal Creek Parkway	Amendment	130532	7/25/13
	12th		
Shoal Creek Parkway	Amendment	160592	8/25/16
	13th		
Shoal Creek Parkway	Amendment	170327	5/18/17
	14th		
Shoal Creek Parkway	Amendment	180583	8/23/18
	15th		
Shoal Creek Parkway	Amendment	190216	4/18/19
	16th		
Shoal Creek Parkway	Amendment	190894	11/14/19
	17th		
Shoal Creek Parkway	Amendment	200217	3/26/20
	18th		
Shoal Creek Parkway	Amendment	201016	12/10/20
	19th		
Shoal Creek Parkway	Amendment	210134	2/25/21
	20th		
Shoal Creek Parkway	Amendment	210500	6/17/21
	21st		
Shoal Creek Parkway	Amendment	210750	
	22nd		
Shoal Creek Parkway	Amendment	220298	4/14/22
	23rd		
Shoal Creek Parkway	Amendment	220570	7/14/22
Shoal Creek Parkway	Project A	941444	11/10/94
Shoal Creek Parkway	Project B	941445	11/10/94
Shoal Creek Parkway	Project C	941446	11/4/04
Shoal Creek Parkway	Project D	941447	12/14/95
Shoal Creek Parkway	Project E	941448	
Shoal Creek Parkway	Project F	941449	5/1/97
Shoal Creek Parkway	Project G	941450	12/13/01
Shoal Creek Parkway	Project H	941451	11/4/04
Shoal Creek Parkway	Project I	941452	11/4/04
Shoal Creek Parkway	Project J	941453	11/4/04
Shoal Creek Parkway	Project K	941454	11/4/04
Shoal Creek Parkway	Project L	971311	10/2/97
Shoal Creek Parkway	Project M	971312	10/2/97
Shoal Creek Parkway	Project N	021284	10/31/02
Shoal Creek Parkway	Project O	021285	10/31/02

	Project O (Revised legals)	030546	5/8/03
Shoal Creek Parkway	Project P	081119	11/20/08
Shoal Creek Parkway	Project P (Revised legals)	090833	10/1/09
Shoal Creek Parkway	Project Q	081120	held
Shoal Creek Parkway	Project R	081121	11/20/08
	Project R (Revised legals)	090834	10/1/09
Shoal Creek Parkway	Project S	081122	held
Shoal Creek Parkway	Project T	081123	held
Shoal Creek Parkway	Project U	081124	held
Shoal Creek Parkway	Project V	081125	held
Shoal Creek Parkway	Project W	081126	held
Shoal Creek Parkway	Project X	081127	held
Shoal Creek Parkway	Project Y	081128	held
Shoal Creek Parkway	Project Z	081129	12/20/12
Shoal Creek Parkway	Project AA	081130	held
Shoal Creek Parkway	Project BB	081131	held

Service Level Impacts

N/A

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 progress 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 progress report of 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)



Legislation Text

File #: 250666

ORDINANCE NO. 250666

Sponsor: City Manager's Office

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

WHEREAS, the River Market Tax Increment Financing Plan (the "Plan") was approved by the City Council on December 16, 1999, by Ordinance No. 991556; and

WHEREAS, Section 99.865.3 RSMo provides that five years after the establishment of a redevelopment plan and every five years thereafter, the Council shall hold a public hearing regarding those redevelopment plans and projects created pursuant to Sections 99.800 to 99.865 RSMo, to determine if the redevelopment project is making satisfactory progress under the proposed time schedule contained within the approved plans for completion of such projects; and

WHEREAS, after proper notice, the Council has held such public hearing and received information on the progress of the Plan; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Council hereby determines that the River Market Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule contained within the approved plan for completion of the projects therein.

..end

Approved as to form:

Emalea Kohler
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250666

Submitted Department/Preparer: Please Select

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)

Click or tap here to enter text.

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
River Market	Project 14 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)



Legislation Text

File #: 250667

ORDINANCE NO. 250667

Sponsor: City Manager's Office

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

WHEREAS, the Blue Ridge Mall Tax Increment Financing Plan (the "Plan") was approved by the City Council on February 24, 2005, by Ordinance No. 041238; and

WHEREAS, Section 99.865.3 RSMo provides that five years after the establishment of a redevelopment plan and every five years thereafter, the Council shall hold a public hearing regarding those redevelopment plans and projects created pursuant to Sections 99.800 to 99.865 RSMo, to determine if the redevelopment project is making satisfactory progress under the proposed time schedule contained within the approved plans for completion of such projects; and

WHEREAS, after proper notice, the Council has held such public hearing and received information on the progress of the Plan; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Council hereby determines that the Blue Ridge Mall Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule contained within the approved plan for completion of the projects therein.

..end

Approved as to form:

Emalea Kohler
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250667

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 Blue Ridge Mall Tax Increment Financing Plan is making satisfactory progress under the proposed time schedule for completion of the projects therein.

Discussion

Redevelopment Project Areas **1, 2, & 3**

Total Redevelopment Project Costs
\$79,279,458

Total Costs Reimbursed **\$37,572,200**

All Projects were completed by 2020

TIF Plan Expires in 2028

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. | <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 type="checkbox"/> Yes | <input checked="" type="checkbox"/> 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

Blue Ridge Mall	Plan Approval	JaCo	Raytown	041238	2/24/05
Blue Ridge Mall	1st Amendment			190521	7/11/19
Blue Ridge Mall	2nd Amendment			190802	10/3/19
	Request from Council to Amend Plan				
Blue Ridge Mall				050171	2/24/05
	School District Tax Rev				
Blue Ridge Mall	Distrib.Agreement			050226	2/24/05
Blue Ridge Mall	Amend Ordinance			140554	7/31/14
	041238 - Repeal Section 3 (revised legal description)				
Blue Ridge Mall	Project 1			050258	10/26/06
Blue Ridge Mall	Project 2			050259	10/26/06
Blue Ridge Mall	Project 3			050260	12/9/10
Blue Ridge Mall	Project 4			050261	12/9/10
Blue Ridge Mall	Project 5			050262	12/9/10
Blue Ridge Mall	Project 6			050263	12/9/10

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 report on 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 on 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)



Legislation Text

File #: 250682

ORDINANCE NO. 250682

Sponsor: Councilmember Nathan Willett

Approving the First Amendment to the Metro North Mall General Development Plan to amend the Estimated Completion Time to twenty years from passage of this Ordinance and affirming the findings of the City Council made when approving the Plan.

WHEREAS, the Planned Industrial Expansion Authority of Kansas City, Missouri (“PIEA”) prepared and approved the Metro North Mall General Development Plan (the “Plan”); and

WHEREAS, the City Council approved the Plan on May 20, 2010, with Committee Substitute for Ordinance No. 100283; and

WHEREAS, although the Plan to redevelop the site of the demolished Metro North Mall was never fully completed, Metro North Crossing, LLC, has completed several residential and commercial projects, including a mixed-use project with a 249-unit apartment complex and 30,000 square feet of retail space on the ground floor, a 52,000 square foot golf entertainment venue, three pad site restaurants, and the Furniture Mall of Missouri plans to open in the former Macy’s store building later this year; and

WHEREAS, the Planning Area, as defined in the Plan, still includes various examples of continuing need of industrial development in Section 100.310, RSMo, as there are approximately 40 acres of remaining undeveloped land within the Planning Area and additional time is necessary to allow the developer to continue its redevelopment efforts as market conditions dictate; and

WHEREAS, each industrial developer within the Planning Area has consented to the amendment of the Plan in accordance Section 100.400.1(10), RSMo; and

WHEREAS, the PIEA by Resolution No. 2364 dated July 17, 2025, recommended an amendment of the Plan to provide for an Estimated Completion Time of twenty (20) years from the passage of this Ordinance by the City Council; and

WHEREAS, the City Council has reviewed PIEA Resolution No. 2364 and has reviewed the Plan and desires to amend the Plan to provide for an Estimated Completion Time of twenty (20) years from the passage of this Ordinance; NOW THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the findings made in Sections 1, 2 and 3 of Committee Substitute for Ordinance No. 100283 are hereby affirmed.

Section 2. That the First Amendment to the General Development Plan for the Metro North Mall PIEA Planning Area is hereby approved such that the Estimated Completion Time shall be twenty (20) years from the passage of this Ordinance. A copy of the Plan as amended is attached hereto and on file with the Office of the City Clerk.

Section 3. That the ad valorem tax exemption benefits as authorized in Section 100.570, RSMo, are hereby extended to the Planning Area, as defined in the Plan, to the extent and in the manner as provided for in the Plan as modified by the First Amendment.

..end

Approved as to form:

Emalea Kohler
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250682

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

Approving the First Amendment to the Metro North Mall General Development Plan to amend the Estimated Completion Time to twenty years from passage of this Ordinance and affirming the findings of the City Council made when approving the Plan..

Discussion

This ordinance amends the Metro North Mall General Development Plan to give developers 20 more years to develop approximately 40 acres of remaining undeveloped land within the Planning Area.

Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?
n/a
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. | <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 type="checkbox"/> Yes | <input checked="" type="checkbox"/> 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

Ordinance 100283

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?
Click or tap here to enter text.
2. How have those groups been engaged and involved in the development of this ordinance?
Click or tap here to enter text.

3. How does this legislation contribute to a sustainable Kansas City?
Click or tap here to enter text.

4. Does this legislation create or preserve new housing units?
Please Select (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)



File #: 250711

ORDINANCE NO. 250711

Sponsor: Mayor Quinton Lucas

Enacting a new Chapter 52, Code of Ordinances, containing Sections 52-1 to 52-9 to provide for the regulation of surface parking lots in the City's entertainment districts and Central Business District Area, 18th & Vine, the Country Club Plaza, Westport and Crossroads, and providing for a delayed effective date.

WHEREAS, the City recognizes that unsecured "Surface Parking Lots" are locations where occurrences of crime are more likely, including acts of violence, vandalism of vehicles, theft of vehicles or property inside vehicles, disorderly conduct, and other threats to the security of persons and property;

WHEREAS, safety and security of visitors to the City's entertainment districts and other areas including the Central Business District Area, 18th & Vine, Country Club Plaza, Westport and Crossroads is important to the continued viability of these districts and Kansas City;

WHEREAS, the City further recognizes that thefts from vehicles constitute a significant source of illegal firearms, a serious problem that contributes to violent crime in Kansas City;

WHEREAS, this problem is particularly acute in areas that attract large numbers of visitors, attendees at special events, conventions, patrons of bars and restaurants, and in districts with high population or employment density;

WHEREAS, research and experience demonstrate that unsecured surface parking lots lacking adequate lighting, fencing, surveillance, or management oversight create conditions that invite criminal activity and decrease the perception of safety for patrons and surrounding communities;

WHEREAS, calls for service at unsecured surface parking lots, including thefts, assaults, and shootings, place a significant strain on limited public safety resources and divert law enforcement from proactive crime prevention efforts; and

WHEREAS, instituting permit requirements for all properties defined as "Surface Parking Lots," and providing greater oversight of the issuance and renewal of permits for such facilities, is likely to significantly reduce the threat to health, safety, and security of parking patrons and the public; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 52, Code of Ordinances, is hereby enacted to read as follows:

Sec. 52-1. Title of chapter; delegation of duties by director of city planning and development.

(a) This chapter shall be known as the surface parking lot code and may be cited as such.

(b) Responsibilities of the director of city planning and development under this chapter may be performed by authorized representatives of the director.

Sec. 52-2. Purpose and scope of chapter.

(a) The purpose of this chapter is to provide minimum standards to safeguard life, health, property and public welfare by regulating and controlling the permitting of all surface parking lots within the city.

(b) The regulations of this chapter are not intended to permit any violations of the zoning ordinance or any other applicable ordinances.

Sec. 52-3. Definitions.

The following words, terms and phrases, when used in this chapter, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

18th and Vine means the area bounded by 17th Terrace on the north, Woodland on the east, 19th Street on the south, and Paseo Boulevard on the west.

Central Business District Area means the area generally described as the area between the Missouri River on the north, Broadway on the west, Holmes on the east and Pershing Road on the south. The Central Business District Area includes the public areas on both sides of the named boundaries.

Country Club Plaza means the area of the city included within the following general boundaries: Summit Street, Jefferson Street, and Pennsylvania Avenue on the west; W 47th Street, W 46th Street, and W 46th Terrace on the north; Broadway, Wyandotte Street, and JC Nichols Parkway on the east; and Ward Parkway on the south and more specifically portrayed by Exhibit A in Section 88-810-395.

Crossroads Area means the area of the city included within the following boundaries: Truman Road on the north, Troost Avenue on the east, the Kansas City Terminal Railway tracks on the south, and by Broadway Avenue between Truman Road and Southwest Boulevard and by Interstate 35 between Southwest Boulevard and the Kansas City Terminal Railway tracks on the west.

Director means the director of the department of city planning and development unless the context clearly indicates otherwise.

Entertainment District means an urban mixed-use project containing not less than 200,000 gross leasable square feet of space intended for retail, entertainment, shopping and restaurant purposes, all within 2500 feet of a convention facility owned or operated by the City within an area designated as a development area under Sections 99.915-99.980, RSMo, and which is zoned as an urban redevelopment district (URD) or a project within an area designated as a redevelopment area under Section 99.800-99.865, RSMo, containing a multipurpose arena with approximately 18,000 to 20,000 seats.

Motor vehicle means an automobile, truck, motor scooter, motorcycle, motor tricycle or any other self-propelled motor vehicle.

Owner means any person, partnership, limited liability company, corporation, or other firm, or governmental agency properly regulated by the city that alone, or jointly or severally with others:

- (1) Shall have legal title to any building, structure or parcel of ground, or part thereof with or without accompanying actual possession thereof; or
- (2) Shall have charge, care or control of any building, structure or parcel of ground, or part thereof, as agent, employee or personal representative of the person or entity having legal title to the building or structure, or part thereof.

Security incident means any incident on the premises of a Surface Parking Lot that results in criminal harm to any person, vandalism of vehicles, theft of vehicles or property inside vehicles, discharging of firearms, or any other incidents that threaten the health, safety, and welfare of the public.

Security lighting means artificial lighting producing a minimum of 2.0-foot candles in horizontal luminance and 1.0-foot candles in vertical luminance, and a maximum to minimum uniformity ratio of 5:1.

Surface parking lot means any plot, piece, or parcel of land that has no building or structure above, and upon which a business is conducted of storing motor vehicles for a fee. This includes all spaces, aisles, access drives and landscaped areas. Surface parking lots may be exempt from the requirements in this chapter if they meet (1), (2) and (3) or if they solely meet (4):

- (1) No fee charged to park; and
- (2) The lot is adjacent to a business establishment; and

- (3) The lot is provided for the exclusive use and convenience of persons doing business with the adjacent establishment or
- (4) If the lot is continuously monitored (no less than twenty-four hours per day) by on-site security personnel or by closed-circuit video monitoring carried out in real time by security personnel located at a security station i) that is located within the 911 service area of the City, ii) that is located within a facility whose security technologies have received Certification by the United States Department of Homeland Security under the Support Anti-Terrorism by Fostering Effective Technologies Act (the “SAFETY Act”) and iii) that contains sufficient equipment and connection to immediately engage the 911 system or other direct emergency dispatch system implemented by the Kansas City Police Department shall be deemed to be in compliance with the requirements for surface parking lots set forth in this chapter.

Westport Area means the area of the city bounded by the following described perimeter: beginning at the intersection of W. 43rd Street and Madison Avenue, then north along Madison Avenue and Southwest Trafficway, then east along W. 40th Street, then north along Washington Street, then east along W. 39th Street, then south along Baltimore Avenue, then southwest along Archibald Street, then southeast along Central Street, then south along Baltimore Avenue, then west along W. 43rd Street to the point of beginning.

Sec. 52-4. Permit required in entertainment districts and other areas.

(a) No person, firm or corporation shall operate or maintain a surface parking lot in an Entertainment District, the Central Business District Area, 18th and Vine, Country Club Plaza, the Crossroads Area or the Westport Area without first obtaining a surface parking lot permit from the director.

(b) A surface parking lot permit shall be required for each surface parking lot location, even a location within another business operation. This permit shall be in addition to any other permit or license required by other local, state, or federal government agencies. No permit shall be issued for any business seeking to operate at a location prohibited by any applicable local, state, or federal law, statute, ordinance, rule, or regulation. Every individual, firm, corporation, partnership, organization, or association holding a surface parking lot permit as required under this chapter shall post the permit in a conspicuous place and manner on the premises.

(c) The director may waive one (1) or more of the surface parking lot requirements described in this section if he concludes that the parking lot owner can show that the requirements impose a hardship due to an inability to make reasonable use of the property for parking, or impose a hardship on adjacent properties, or that they eliminate access to a public right-of-way. The director may rescind this waiver if facts arise that reasonably affect their conclusion. Hardship should be unique to the affected parking lot, not just due to ordinary inconvenience, difficulty, or maximizing the number of parking spaces, and should not generally apply to other properties.

(d) Notwithstanding any provision to the contrary, any property owner or lessee, may apply for a temporary construction surface parking lot permit for a property that is temporarily being used for parking in connection with an adjacent construction project, as determined by the director, for which a valid building permit with an estimated cost greater than three hundred thousand dollars (\$300,000.00) has been issued. Such temporary construction surface parking lot permits shall be valid for six (6) months at a time and can be renewed up to two (2) times during active construction of an adjacent project. In no event can a temporary construction surface parking lot be permitted for longer than a total of eighteen (18) months unless the director approves an extension. The application for a temporary construction surface parking lot permit must address and meet the requirements outlined in Section 52-5(b)(9) – (12). The temporary construction surface parking lot permit shall expire thirty (30) days after substantial completion of the construction project

Sec. 52-5. Permit application.

(a) Application for a surface parking lot permit may be made by the person intending to operate the surface parking lot upon forms furnished by the director and shall set forth the following information:

- (1) The name under which, and the place where, the surface parking lot is to be operated;
- (2) Whether the applicant is an individual, partnership or corporation; if an individual, the name and business and residence of the applicant; if a partnership, the name and business and residence address of each partner; if a corporation the name, date and state under which such corporation was organized, the names and business addresses of the officers, manager-in-charge, and directors thereof;
- (3) Whether the premises are owned or leased by the applicant, and if leased, the name and residence and business address of each owner or partner thereof;
- (4) The vehicle capacity and hours of operation of the surface parking lot;
- (5) The hours, if any, during which an attendant will be on duty, and any other information deemed necessary by director and not inconsistent with this chapter;
- (6) The signature(s) of the owners of the property, the signature(s) of the lessors of the property, and the signature(s) of the parking lot operators must appear on the application;
- (7) Documentation describing how all of the requirements in Section 52-5.A Surface parking lot requirements will be addressed.

(b) Permit applications must include a site plan and/or other documentation to demonstrate compliance with the following requirements:

- (1) A perimeter fence extending along abutting public streets/alleys between every vehicle entry/exit and pedestrian ingress/egress opening. Vehicle entry/exit must be no wider than twenty (20) feet each. Pedestrian ingress/egress must be no wider than six (6) feet. Perimeter fences must have a height of at least four (4) feet, open at least eighty (80) percent (i.e., no more than twenty (20) percent opaque), and constructed of aluminum, steel or other decorative metal. Other permitted options shall include a continuous masonry barrier, or bollards spaced no more than twelve (12) inches apart, or landscaped mounds. Permitted options must be at least three (3) feet in height and capable of deterring trespassing vehicles and pedestrians.
For any new surface parking lot constructed after the effective date of this chapter, or any existing surface parking lot that currently has no perimeter fence in compliance with this chapter, no chain link fencing is permitted along any public street or alley except for temporary lots adjacent to an active construction project. No additional barrier higher than six inches is allowed along or adjacent to a perimeter fence.
- (2) No surface parking lot may operate outside of hours of operation approved by the Director.
- (3) Landscaping shall be free of weeds, trash and debris and be well maintained at all times.
- (4) Paving and striping must be in good condition.
- (5) Security lighting must be present and functioning during all non-daylight hours. A perimeter fence extending along abutting public streets/alleys between every vehicle entry/exit and pedestrian ingress/egress opening.
- (6) Surfaces shall be free of potholes, large cracks, and standing water.
- (7) Signage must have the address of the surface parking lot, the hours of operation for the surface parking lot, the phone number of its management company and/or owner, and the amount to be charged for parking. A local contact must be provided, in addition to the address and phone number of any out-of-town owner/operator.
- (8) The property owner/lessee must have an occupancy permit and a business license. The occupancy permit will list the approved hours of operation.
- (9) All lots must be cleaned of trash, glass, and other debris before opening the following day. An owner, operator, or lessee applying for a temporary construction surface parking lot permit is not required, for the purposes of a temporary permit, to meet requirements 2, 3, 4, 5, 6, 7, 8, 9, and 10.

- (10) The property owner/lessee must provide a certificate of insurance showing at least one million dollars (\$1,000,000.00) of commercial general liability insurance (updated copy sent to the Building Division annually).
- (11) Security video surveillance system capable of producing retrievable images and videos, and positioned to view the surface parking lot's points of vehicular entrance, exit, and able to view all parked vehicles.
- (12) Entry and exit by vehicles shall only be possible: a) when an attendant on duty allows entry or exit, or b) by means of a security access gate system that restricts unauthorized entry and exist, whether or not connected to automated payment system.

(c) Each permit application must be reviewed by the Kansas City Police Department to evaluate the adequacy of security measures to be implemented.

Section 52-6. Permit issuance, denial or revocation.

(a) *Fee.* The fee for a surface parking lot permit application is \$110.00.

(b) *Revocation or denial of renewal.*

- (1) The director may revoke an existing permit or deny renewal of a permit if any of the following deficiencies or conditions exist:
 - a. The property is included on the City's list of nuisance properties.
 - b. The surface parking lot is not being operated in compliance with the surface parking lot requirements described in Section 52-5.
 - c. The physical improvements to the surface parking lot have deteriorated or are damaged and no longer function properly.
- (2) If any of the above deficiencies or conditions have been determined to exist by the director, a letter of warning shall be sent to the permit holder for the surface parking lot no later than thirty (30) days prior to a proposed revocation or denial of renewal of the permit. In the event that the permit holder fails to adequately address the deficiencies or conditions described in the letter of warning, the director shall hold an administrative hearing to determine if the permit shall be revoked or renewal should be denied.
- (3) If a permit is revoked by the director, the permit holder may not apply for a new permit for the same surface parking lot for a period of three (3) months.

(c) *Appeal*. If the director revokes a permit or denies a new or renewal application, such permittee or applicant may appeal such decision to the building and fire codes board of appeals in the manner provided in Section 18-12.

Sec. 52-7. Inspections.

(a) *Annual inspection*. The director shall make or cause to be made an inspection at least once a year of every surface parking lot. The director is hereby empowered to make such inspections, to appoint designated inspectors to make said inspections, and all surface parking lots shall be open to the inspections of the director or their designee(s), as well as any member of the police department, at any time during the hours allowed by business and other reasonable times. The director shall maintain a record of security incidents taking place on the lot and include it with the inspection report.

(b) *Fee*. The fee for an annual inspection is \$50.00. Parking lots having more than twenty (20) spaces shall be charged an additional inspection fee for each twenty (20) spaces or portion thereof. A fee of \$50.00 shall be charged for each additional inspection required.

Sec. 52-8. Authority to prescribe additional rules and regulations.

The director shall have the power to promulgate regulations as may be necessary and feasible for the carrying out the intent of this chapter that are not inconsistent with the other provisions of this chapter. The rules and procedures shall be in writing and kept on file in the office of the director. In addition, all current surface parking lot permit holders will be promptly notified by certified mail and email of any changes.

Sec. 52-9. Enforcement of chapter.

(a) *Violations; penalty*. It shall be unlawful for any owner to operate or maintain any surface parking lot without a surface parking lot permit. Upon conviction thereof, such person shall be punished by a fine of not more than \$500.00, imprisonment for not more than six months, or both such fine and imprisonment. Each day a surface parking lot is operated in violation of this chapter or any provision thereof shall constitute a separate offense.

(b) *Appeals*. Any decision of the director in the enforcement of this chapter shall be subject to appeal to the building and fire codes board of appeals in the manner provided in Section 18-12.

(c) *Right of entry*. Whenever necessary to make an inspection to enforce any of the provisions of this chapter, or whenever the director has reasonable cause to believe that there exists any condition which makes the surface parking lot unsafe, dangerous or hazardous or there exists a violation of this chapter, the director may enter upon the premises at all reasonable times to inspect or to perform any duty imposed upon the director, provided that the director shall first request entry to inspect any area not properly open to the director.

Section 2. This ordinance will be effective nine (9) months after its passage.

..end

Approved as to form:

Eluard Alegre
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250711

Submitted Department/Preparer: City Planning

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

Enacting a new Chapter 52, Code of Ordinances, containing Sections 52-1 to 52-9 to provide for the regulation of surface parking lots in the City's entertainment districts and Central Business District Area, 18th & Vine, the Country Club Plaza, Westport and Crossroads, and providing for a delayed effective date.

Discussion

This resolution enacts a new Chapter 52, Code of Ordinances, which institutes permitting requirements for properties defined as "Surface Parking Lots" in entertainment districts, Central Business District Area, 18th and Vine, the Country Club Plaza, Westport, and the Crossroads Arts District.

Fiscal Impact

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

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)

Resolution has no 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?
Public Safety (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - ☐ Engage the community and community partners to reimagine the system of public safety with a focus on evidence-based approaches for crime prevention, treatment of mental health, emergency response time, and the criminal justice system.
 - ☒ Focus on violence prevention among all age groups, placing an emphasis on youth.
 - ☐ Increase fairness, justice, and responsiveness of our municipal criminal justice system to support the best possible outcome for offenders and victims of crime.
 - ☐ Reduce recidivism through prevention, deterrence, including detention, and re-entry services.
 - ☐ Enhance employee recruitment, succession planning, and retention in the police and fire departments with a continued emphasis on diversity.
 - ☐

Prior Legislation

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?
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.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

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)



File #: 250713

ORDINANCE NO. 250713

Sponsor: Councilmember Crispin Rea

Authorizing the City Manager to enter into a Cooperative Agreement with the Kansas City EDC Loan Corporation (the “EDCLC”) to provide funding for a multifamily project at 9th and Central; estimating City Surplus Tax Increment Financing (TIF) revenue in the amount of \$2,800,000.00 in the General Fund; appropriating \$2,800,000.00 from the Unappropriated Fund Balance of the General Fund; designating requisitioning authority; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, EDC Loan Corporation (“EDCLC”) is a nonprofit corporation specializing in the origination and underwriting loans for development projects in Kansas City; and

WHEREAS, the City is supportive of the mixed-use development including mixed-income housing and renovation of historic properties in the downtown loop; and

WHEREAS, 9th and Central, LLC (“Developer”) is working to redevelop two vacant historic office buildings at 9th and Central to create 192 units with 49% of units being committed to serve residents at 30%-80% area median income, amenity space, and non-profit commercial office space (“Project”); and

WHEREAS, the Project serves a public purpose through its creation of affordable mixed-income housing, renovation of historic buildings, and non-profit commercial office space; and

WHEREAS, the Developer is requesting a 15-year loan of \$2,800,000.00 to secure the property and complete the Project; and

WHEREAS, the EDLC is uniquely positioned to provide much needed gap financing to unlock this impactful Project;

WHEREAS, the City Council desires to use City Surplus Tax Increment Financing (TIF) revenue pursuant to Section 2-1972, Code of Ordinances, to provide assistance to the Project; and

WHEREAS, the 1200 Main TIF Plan (Projects 4, 5, and 6) has been approved for termination by the TIF Commission but is pending City Council approval; and

WHEREAS, the Chouteau TIF Plan (Projects 3 and 4) has been noticed for termination by the TIF Commission and is subject to City Council approval of the termination; and

WHEREAS, receipt of City Surplus TIF Revenue is dependent upon the aforementioned actions by the TIF Commission and City Council; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the City Manager is authorized to execute a cooperative agreement with the EDCLC to provide for the funding and administration of the Project. The Agreement in substantial form is attached hereto and on file with the City Manager's Office.

Section 2. That the revenue in the following account of the General Fund, No. 1000, is estimated in the following amount:

26-1000-120000-480560-10_9THCENTRAL	Contr TIF District – Midtown	\$ 323,891.20
26-1000-120000-480560-10_9THCENTRAL	Contr TIF District – Summit	302,742.33
26-1000-120000-480560-10_9THCENTRAL	Contr TIF District – 1200 Main	1,684,066.47
26-1000-120000-480560-10_9THCENTRAL	Contr TIF District – Chouteau	<u>489,300.00</u>
	TOTAL	\$2,800,000.00

Section 3. That the sum of \$ 2,800,000.00 is hereby appropriated from the Unappropriated Fund Balance of the General Fund to the following account:

26-1000-105013-B-10_9THCENTRAL	9th and Central	\$2,800,000.00
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Section 4. That the City Manager is designated as the requisitioning authority for Account No. 26-1000-105013-B-10_9THCENTRAL.

Section 5. That this Ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503 (a)(3)(C) of the City Charter in that it appropriates money and shall take effect in accordance with that section.

..end

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.

William Choi
Interim Director of Finance

Approved as to form:

Emalea Kohler
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 250713

Submitted Department/Preparer: Mayor/Council'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

Authorizing the City Manager to execute the First Amendment to the Revolving Loan Fund Agreement with the Kansas City EDC Loan Corporation (the "EDCLC") to provide \$400,000.00 in funding for a multifamily project at 9th and Central; estimating City Surplus Tax Increment Financing (TIF) revenue in the amount of \$2,400,000.00 in the General Fund and appropriating same; authorizing the City Manager to enter into a Cooperative Agreement with EDCLC to provide funding to the Project in the amount of \$2,400,000.00; designating requisitioning authority; and recognizing this ordinance as having an accelerated effective date.

Discussion

EDC Loan Corporation ("EDCLC") is a nonprofit corporation specializing in the origination and underwriting loans for development projects in Kansas City. The City is supportive of the mixed-use development including mixed-income housing and renovation of historic properties in the downtown loop. 9th and Central, LLC ("Developer") is working to redevelop two vacant historic office buildings at 9th and Central to create 192 units with 49% of units being committed to serve residents at 30%-80% area median income, amenity space, and non-profit commercial office space ("Project").

The Project serves a public purpose through its creation of affordable mixed-income housing, renovation of historic buildings, and non-profit commercial office space. The Developer is requesting a 15-year loan of \$2,800,000.00 to secure the property and complete the Project. The City entered into a Revolving Loan Fund Agreement with EDLC for the purposes of providing funds for certain development and redevelopment activities and the City Council desires to authorize an amendmen to the agreement to provide for assistance to the Project in the amount of \$400,000.00. The EDLC is uniquely positioned to provide much needed gap financing to unlock this impactful Project. The City Council desires to use City Surplus Tax Increment Financing (TIF) revenue pursuant to Section 2-1972, Code of Ordinances, to provide assistance to the Project.

The 1200 Main TIF Plan (Projects 4, 5, and 6) has been approved for termination by the TIF Commission but is pending City Council approval. The Judicial Square TIF Plan (Project 1) has been terminated and all funds on deposit in the TIF Special Allocation Fund declared surplus. Surplus funds are pending distribution by the TIF Commission. Receipt of City Surplus TIF Revenue is dependent upon the aforementioned actions by the TIF Commission and City Council.

Fiscal Impact

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

2. What is the funding source?
General Fund

Revenue:

26-1000-120000-480560-10_9THCENTRAL Contr TIF District - Midtown	\$323,891.20
26-1000-120000-480560-10_9THCENTRAL Contr TIF District - Summit	302,742.33
26-1000-120000-480560-10_9THCENTRAL Contr TIF District -1200 Main	1,735,450.00
26-1000-120000-480560-10_9THCENTRAL Contr TIF District - Judicial Square	<u>37,916.47</u>

TOTAL	\$2,400,000.00
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Expense:

26-1000-105013-B-10_9THCENTRAL 9th and Central	\$2,400,000.00
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3. How does the legislation affect the current fiscal year?
This legislation estimates \$2,400,000 in revenue and appropriates the same for the purpose of executing an agreement with EDCLC.

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
There is no direct fiscal impact on future fiscal years.

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Yes, this ordinance proposes the use of surplus TIF revenue

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 estimates revenue and appropriates the same amount for the purpose of executing an agreement with EDCLC.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - ☐ Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - ☒ Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - ☐ Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - ☐ Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - ☐ Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - ☐ Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

230889, 250596

Service Level Impacts

The project will create 192 new units.

Other Impacts

1. What will be the potential health impacts to any affected groups?
Click or tap here to enter text.
2. How have those groups been engaged and involved in the development of this ordinance?
Click or tap here to enter text.
3. How does this legislation contribute to a sustainable Kansas City?
Click or tap here to enter text.
4. Does this legislation create or preserve new housing units?
Please Select (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)