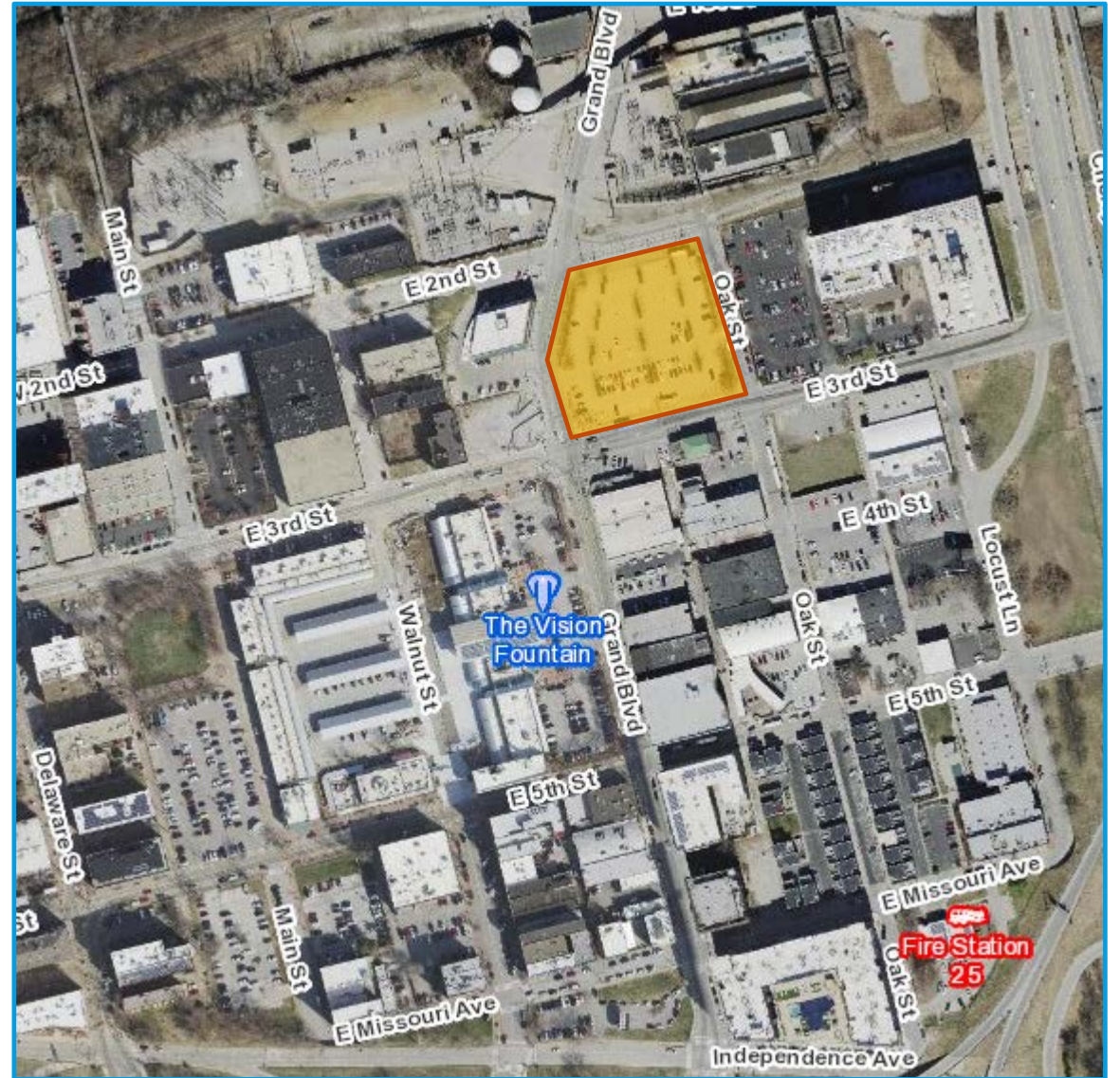
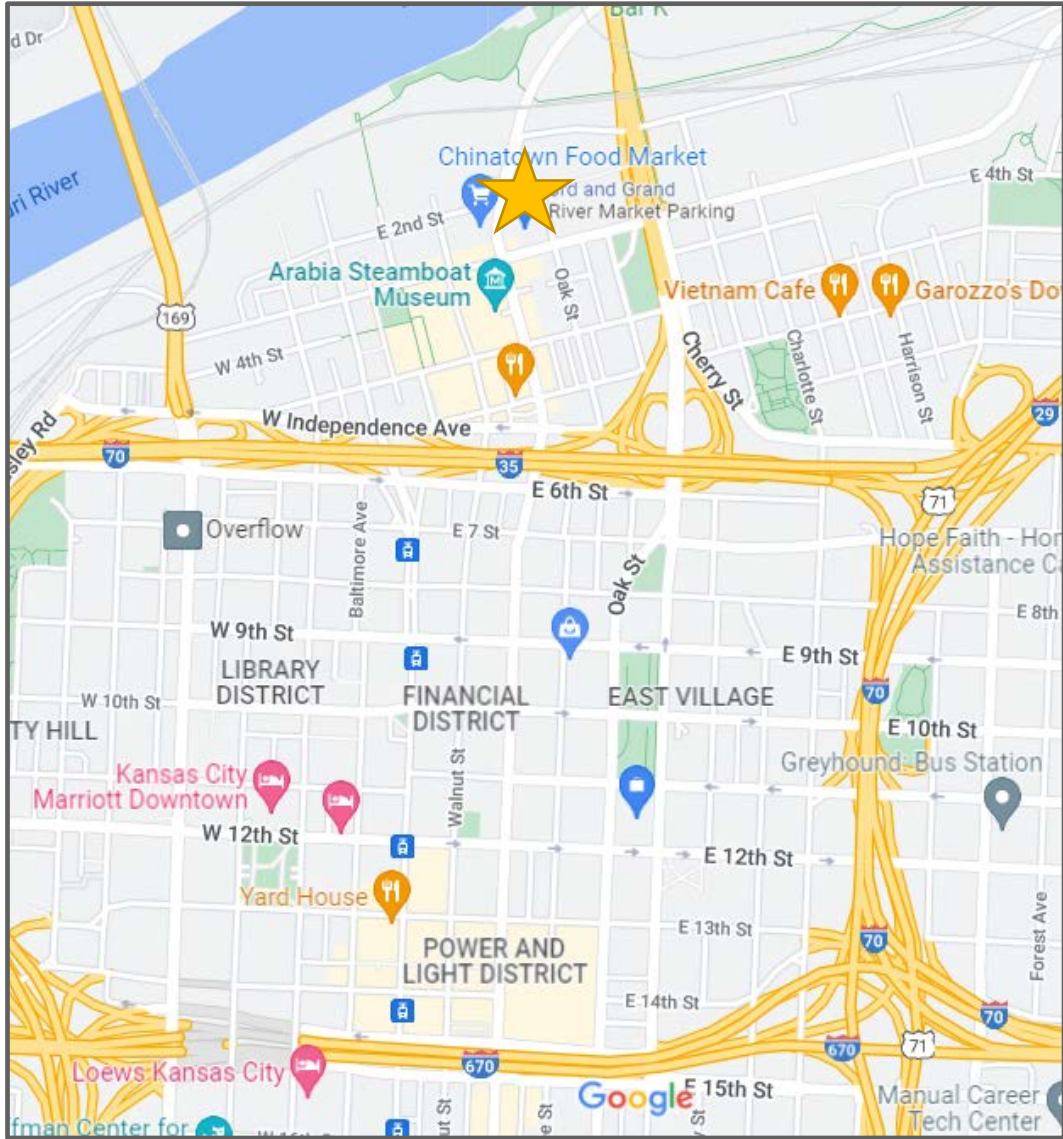


ORDINANCE 210732 3RD AND GRAND

Transportation and Infrastructure Committee

February 23, 2022



PURPOSE OF LEGISLATION

Termination of Existing
Parking Agreement
(City/KCATA)

To allow for:

- Streetcar Riverfront Extension
- Grand Boulevard City Infrastructure
 - Cycle Track, Tree Line, Sidewalks, Miscellaneous Buffers
- Future Transit Oriented Development

PROJECT HISTORY

- 1999 – Purchase and Use of Property (KCATA, PortKC, and City), City Parking Lease (193 spaces)
- 2015 Appraised Value - \$2430,000
- 2015/2019– KCATA RFPs (w/City) for redevelopment of property
- 2020 – Development Agreement (KCATA, RideKC and 3G Development)
- Riverfront Extension (PortKC) and Grand Boulevard Infrastructure Projects (City)
- 2021 – Negotiation on Infrastructure and Parking Termination
- April 2029, Parking Lease Expires (10 Year Renewals)

SITE

1.89 Acres – KCATA
Property

6,930 s.f – Grand
Street ROW.

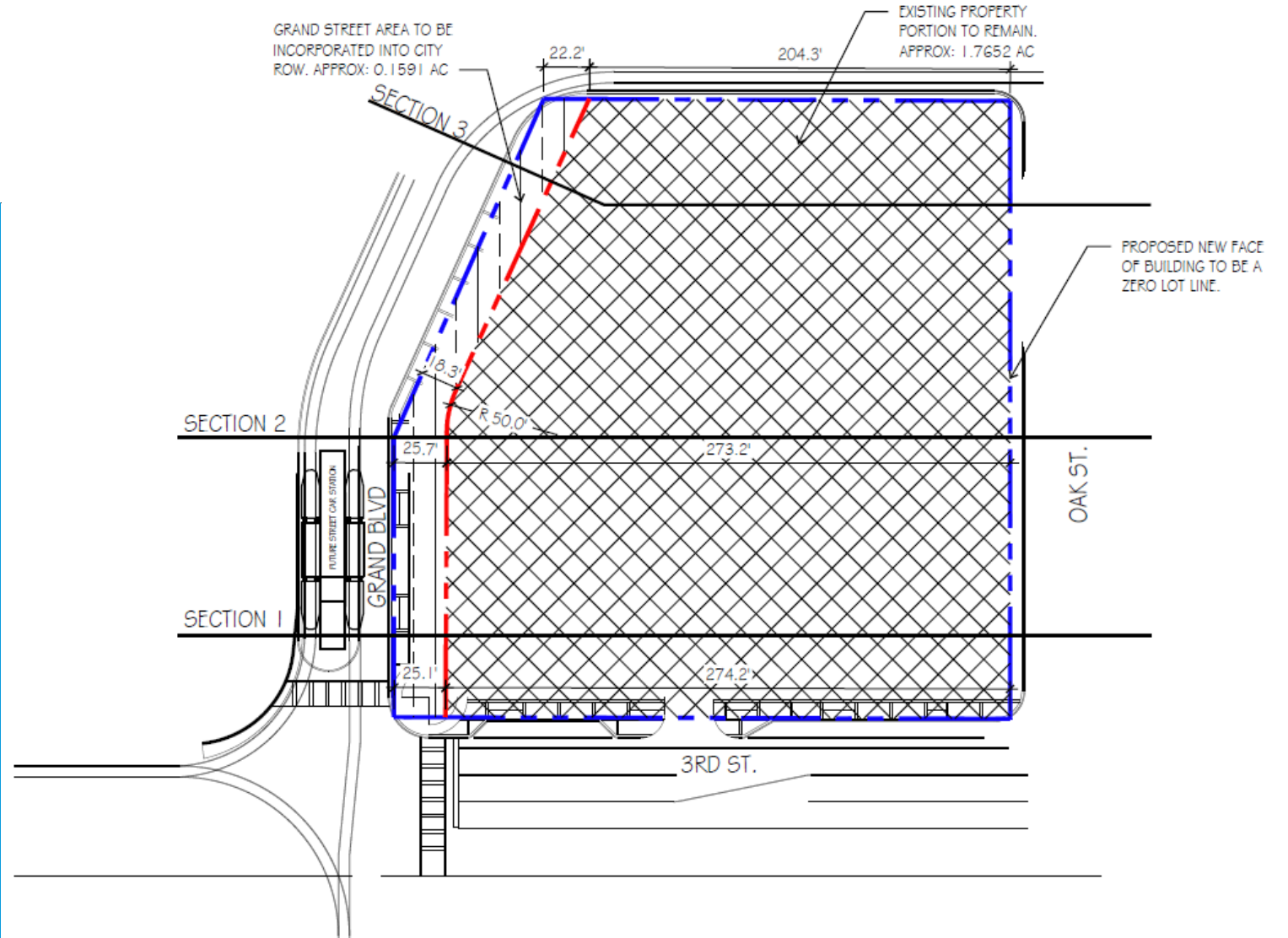


EXHIBIT: B-1.1

DATE: 10/12/21

3RD AND GRAND

SUMMARY OF MAJOR PROVISIONS

TERMINATION OF PARKING AGREEMENT

Triggers*

- a) Sale to Current Developer (90 Days)
- b) City Commencement of Grand Boulevard Infrastructure
- c) at KCATA Option within 90 Days after (b) or 2 years

*None of the above – Parking Agreement stays in place

ALLOCATION OF PROCEEDS/EXPENSES

(a) Sale to Current Developer

2015 Appraised Value - \$2,235,960
Less Grand ROW Expansion/Title - \$ 194,040
Split 50%/50% - KCATA/City \$1,117,980

(b – Infrastructure) or (c - KCATA Option)

Updated Appraised Value \$ TBD
Less Grand ROW Expansion/Title - \$ 194,040
Split 50%/50% - KCATA/City

- *90 Days after construction commences for KCATA to trigger Option under b)*
- *Grand Street Right of Way Expansion conveys to City under a, b, and c*
- *City Pays for Replat under b)*

OTHER OBLIGATIONS

KCATA

- File Modified Plat – design specs, request and contract, provide property, cost
- Lead on Riverfront Streetcar design/construction

City

- Cooperate in future Mixed-Use Development of Site
 - Zoning, Incentives, Plat Application
 - Processing of Modified Plat
 - Serve on Project Advisory Committee with KCATA, RideKC, Developer
 - Waivers of Set-Backs on Grand
 - One-Way South Designation – Oak (between 2nd and 3rd)
- Funding for Grand Boulevard Public Improvements (not Streetcar)

ORDINANCE SUMMARY

Committee Substitute

- One Agreement instead of two
- Authorizes City Manager to enter into and implement current agreement in substantial form
- Authorizes City Manager to terminate current Parking Agreement with KCATA

KCATA OUTREACH

Multiple City
Departments
(CMO, CPD, Law,
PW)

KCATA Board Of
Commissioners

River Market
Business
Association

River Market CID

KCMO, Parking &
Transportation
Commission

KCMO,
Transportation
Development
Committee

MODot

QUESTIONS?

WAIVER OF REPLACEMENT PARKING

- Proceeds In-Lieu of Replacement Parking
- Furthers Transit Oriented Development Goals of KCATA and City
- Consistent with Current Zoning Minimums
- Addresses transit congestion and conflicts with streetcar
- Reduces City's Carbon Footprint
- Improves Traffic Safety
- Supports Parking Eco System Changes Currently Underway