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**File #: 250447**

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### ORDINANCE NO. 250447

Accepting the recommendations of the Central City Economic Development Tax Board; reducing an existing appropriation by \$19,026,782 and appropriating \$19,026,782 from the Unappropriated Fund Balance in the Central City Economic Development; authorizing the Manager of Procurement Services to execute various funding agreements in accordance with this Ordinance; and authorizing the Director of the Housing and Community Development Department to expend up to \$19,026,782 from the funds appropriated in the Central City Economic Development fund.

WHEREAS, Section 67.1305 of the Revised Statutes of Missouri authorizes the City to impose a retail sales tax not to exceed one-half of one percent if the imposition of such a retail sales tax is submitted to, and then approved by, a majority of the votes cast; and

WHEREAS, on April 4, 2017, pursuant to authority granted by Section 67.1304, RSMo, a majority of Kansas City, Missouri voters approved a new 1/8 of one percent retail sales tax for funding economic development projects within the area bounded by 9th Street on the north, Gregory Boulevard on the south, Paseo Boulevard on the west and Indiana Avenue on the east; and

WHEREAS, the projects serve a predominantly public municipal purpose because, without limitation, completion of the project (i) enhance the tax base of the Project Site; (ii) retain and generates jobs; (iii) promote economic development in the area of the City in which the Project Site is located, and promotes consideration of areas of the City that the City Council has determined to be blighted as a location for business operations; (iv) result in generation of tax revenues to the City from the conduct of business and other activities in the City that would not otherwise occur; (v) serve as a catalyst for additional investment in and further redevelopment and rehabilitation of the area of the City in which the Project Site is located; and (vi) further the City's policy of encouraging economic stability and growth; and

WHEREAS, the City desires to encourage the developers to carry out the projects for the purpose of realizing these predominantly public purposes by entering into agreements to contribute certain revenues in an amount needed to cause the projects to be undertaken and attract the necessary private investment; and

WHEREAS, the contributions contemplated by the funding agreements are limited to those which have been determined to be needed for the purpose of ensuring that the projects proceed, and but for their contribution, the projects would not proceed, to the detriment of the public interest; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the recommendations of Central City Economic Development Tax Board that was issued May 13th, 2025, are hereby accepted:

Section 2. That the sum of \$19,026,782 is hereby reduced in the following account of Fund 2200, the Central City Economic Development Sales Tax Fund:

26-2200-555998-55Budget-B                      Budget Integration Account                      \$19,026,782

Section 3. That the sum of \$19,026,782 is hereby appropriated to the following accounts of Fund 2200, the Central City Economic Development Sales Tax Fund:

<b>Budget Account</b>	<b>Project Name</b>	<b>Funding Award</b>
26-2200-555998-55PARADE-B	Parade Park	\$5,000,000.00
26-2200-555998-55BTWHEATLEY-B	BT Wheatley Townhomes	\$1,825,130.00
26-2200-555998-5521VINELIVE-B	21 Vine Live + Work	\$850,000.00
26-2200-555998-55HOPECENTER-B	Hope Center Housing	\$1,909,373.00
26-2200-555998-552534PROSPECT-B	Blaque - 2534 Prospect	\$618,817.00
26-2200-555998-55PRAIRIE-B	Prairie Two Flat	\$286,787.00
26-2200-555998-55AGELESS-B	Ageless Adventures	\$427,000.00
26-2200-555998-55BOONE-B	Historic Boone Theater	\$1,376,032.00
26-2200-555998-55SWOPE-B	Swope Health Inc Hosp Div Prg	\$500,000.00
26-2200-555998-55OVERLOOK-B	The Residences at Overlook	\$1,000,000.00
26-2200-555998-55SACHEL-B	Satchel's House	\$1,000,000.00
26-2200-555998-55JAZZONIAN-B	Jazzonian Hotel	\$1,000,000.00

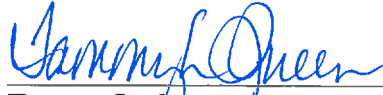
26-2200-555998-55SOUTHPT63-B	SouthPoint@63rd	\$1,600,000.00
26-2200-555998-55EMELDA-B	Emelda Duplexes	\$633,643.00
26-2200-555998-55LINEAGE-B	Lineage        Distribution Center	\$1,000,000.00
<b>TOTAL</b>		<b>\$19,026,782.00</b>

Section 4. That the Manager of Procurement Services is authorized to execute funding agreements for the Projects set forth in Section 3 as negotiated by Director of the Housing and Community Development Department that complies, when applicable, with: the Missouri Prevailing Wage Law, the City's Contracting Program Requirements set out in Article IV, Chapter 3, Code of Ordinances, (including, but not limited to, the provisions concerning affirmative action, Minority and Women's Business Enterprises and the Small Local Business Enterprises program). Further, the funding agreements shall prohibit the use of any CCED sales tax funding for the repayment of any preexisting debt or repayment for services or work performed prior to the execution of the funding agreement and must require the disclosure of total funding sources and projected costs and periodic reporting of project progress.

Section 5. That the Director of the Housing and Community Development Department is hereby designated as requisitioning authority for Account Nos.

26-2200-555998-55PARADE  
26-2200-555998-55BTWHEATLEY  
26-2200-555998-5521VINELIVE  
26-2200-555998-55HOPECENTER  
26-2200-555998-552534PROSPECT  
26-2200-555998-55PRAIRIE  
26-2200-555998-55AGELESS  
26-2200-555998-55BOONE  
26-2200-555998-55SWOPE  
26-2200-555998-55OVERLOOK  
26-2200-555998-55SATCHEL  
26-2200-555998-55JAZZONIAN  
26-2200-555998-55SOUTHPT63  
26-2200-555998-55EMELDA  
26-2200-555998-55LINEAGE

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.



Tammy L. Queen  
Director of Finance

Approved as to form:



Joseph A. Guarino  
Senior Associate City Attorney



Authenticated as Passed

  
Quinton Lucas, Mayor  
Marilyn Sandgren, City Clerk  
JUN 12 2025

Date Passed