



The City of Lee's Summit

Final Agenda

City Council - Regular Session

Tuesday, February 22, 2022

6:00 PM

City Council Chambers
and Via Video Conference

220 SE Green Street

Lee's Summit, MO 64063

(816) 969-1000

REGULAR SESSION NO. 59

Notice is hereby given that the City Council for the City of Lee's Summit will meet in Regular Session on Tuesday, February 22, 2022 at 6:00 pm in person and via video conference as provided by Section 2-50 of the City of Lee's Summit Code of Ordinances, adopted by the City Council on June 15, 2021, Ordinance No. 9172.

Persons wishing to comment on any item of business on the agenda, including public testimony during a Public Hearing, via video conference may do so by sending a request prior to 5:00 p.m. on Monday, February 21, 2022, to the City Clerk at clerk@cityofls.net to attend the meeting on the video conferencing platform. The City Clerk will provide instructions regarding how to attend by this method.

The meeting may be viewed on the City website at www.WatchLS.net, and various cable providers (Spectrum channel 2, Google TV channel 143, AT&T U-Verse channel 99 and Comcast channel 7) for those whose cable providers carry the City of Lee's Summit meetings.

Preliminaries:

- A. Invocation
- B. Pledge of Allegiance
- C. Call to Order
- D. Roll Call

1. Approval of Agenda

2. Approval of Consent Agenda:

Items on the Consent Agenda are routine business matters or proposed ordinances approved unanimously by the Council on First Reading. Consent agenda items may be removed by any Councilmember for discussion as part of the regular agenda.

- A. [2022-4691](#) Approval of City Council Action Letter from February 8, 2022

- B. [2022-4741](#) Mayor's Appointments:
Public Safety Advisory Board: Appoint Mark Leetch to replace Fred Delibero, term to expire 5-1-24.
- C. [BILL NO. 22-19](#) An Ordinance authorizing the City of Lee's Summit, Missouri to issue Taxable Industrial Development Revenue Bonds in a principal amount not to exceed \$42,000,000 in connection with the Logistics Park Project; and authorizing certain documents and actions in connection therewith.
(Note: First reading by Council on February 8, 2022. Passed by unanimous vote.)
Presenter: David Bushek, Chief Counsel of Economic Development & Planning
Mark Dunning, Assistant City Manager
David Martin, City bond counsel with Gilmore & Bell, P.C.
- D. [BILL NO. 22-20](#) An Ordinance approving a real estate sale agreement between the City of Lee's Summit, Missouri, and Archview Properties, LLC, for the sale of city property at 15 and 25 NW Tudor Road.
(Note: First reading by Council on February 8, 2022. Passed by unanimous vote.)
Presenter: David Bushek, Chief Counsel of Economic Development & Planning

3. Council Roundtable

Council Roundtable is reserved for items of general interest, community announcements and other such information. Council may ask for clarification or give direction about agenda items or discuss items of an emerging nature.

4. Public Hearings:

Proposed ordinances considered after a public hearing will be read for the first time and forwarded to a future City Council meeting for second reading, unless deemed to be an emergency as defined in Sec. 3.13(f) of the Lee's Summit Charter. Five affirmative votes are required for approval of second reading.

- A. [2022-4665](#) Public Hearing: Application #PL2021-464 - Preliminary Development Plan - F.I.T. Muscle and Joint Clinic, 413 NW Murray Road; Herron + Partners, applicant.
Presenter: Dave Herron, Applicant Representative
Josh Johnson, AICP, Asst. Director of Plan Services
- 1) [BILL NO. 22-21](#) An Ordinance approving a Preliminary Development Plan for F.I.T. Muscle and Joint Clinic on land located at 413 NW Murray Road, all in accordance with the provisions of Chapter 33, the Unified Development Ordinance, of the Code of Ordinances for the City of Lee's Summit, Missouri.
Presenter: Dave Herron, Applicant Representative
Josh Johnson, AICP, Assistant Director of Plan Services
- B. [2022-4684](#) Public Hearing: Application #PL2021-447 - Residential Preliminary Development Plan - Main Forest - 4 NW Forest Avenue & 400 NW Main Street; Engineering Solutions, LLC, applicant.
Presenter: Matt Schlicht, Applicant's Representative
Josh Johnson, AICP, Assistant Director of Plan Services

- 1) [BILL NO. 22-22](#) An Ordinance approving a Preliminary Development Plan for Main Forest on land located at 4 NW Forest Avenue and 400 NW Main Street, all in accordance with the provisions of Chapter 33, the Unified Development Ordinance, of the Code of Ordinances for the City of Lee's Summit, Missouri.

Presenter: Josh Johnson, AICP, Assistant Director of Plan Services
Matt Schlicht, Applicant's Representative

- C. [2022-4660](#) Public Hearing: Application #PL2021-436 - Preliminary Development Plan - Pergola Park, 6th Plat and Lumberman's Row at New Longview, 3221 SW Pergola Park Drive; Russell Pearson, applicant.

Presenter: Russell G. Pearson, Applicant Representative
Josh Johnson, AICP, Asst. Director of Plan Services

- 1) [BILL NO. 22-23](#) An Ordinance approving a Preliminary Development Plan for Pergola Park 6th Plat and Lumberman's Row at New Longview, land located at 3221 SW Pergola Park Drive, all in accordance with the provisions of Chapter 33, the Unified Development Ordinance, of the Code of Ordinances for the City of Lee's Summit, Missouri.

Presenter: Russell G. Pearson, Applicant Representative
Josh Johnson, AICP, Assistant Director of Plan Services

5. Public Comments:

Anyone wishing to address the Mayor and Council during Public Comments will be limited to 3 minutes. Each speaker must fill out a Public Comment Card. The Public Comment Cards are located at the entrance of Council Chambers. After completion, the card is to be given to the City Clerk. Please be concise with comments and respect the 3 minute time limit.

6. Presentations:

- A. [2022-4732](#) Update on Economic Development Incentive Request after Conceptual Presentation - Chapter 100 sales tax exemption and real property tax abatement for residential project, Griffin Riley applicant.

Presenter: Aaron March, Attorney for Griffin Riley
Mark Dunning, Assistant City Manager
David Bushek, Chief Counsel of Economic Development and Planning

- B. [2022-4651](#) Presentation: Downtown Market Plaza Project - State Funding Opportunities

Presenter: David Bushek, Chief Counsel of Economic Development and Planning

- 1) [BILL NO. 22-24](#) An Ordinance Authorizing an Application to be Filed with the Missouri Department of Economic Development Pursuant to the Downtown Revitalization Preservation Program for the Downtown Market Plaza Project.

Presenter: David Bushek, Chief Counsel of Economic Development and Planning

- 2) [BILL NO. 22-25](#) An Ordinance Authorizing an Application to be Filed with the Missouri Development Finance Board Pursuant to the Tax Credits for Contributions Program for the Downtown Market Plaza Project.

Presenter: David Bushek, Chief Counsel of Economic Development and Planning

- 3) [BILL NO. 22-26](#) An Ordinance Authorizing Formation of the Downtown Market Plaza Redevelopment Corporation for the Downtown Market Plaza Project.
Presenter: David Bushek, Chief Counsel of Economic Development and Planning

7. Resolutions:

- A. [RES. NO. 22-07](#) A Resolution authorizing the Mayor to appoint successor directors to the Blue Parkway and Colbern Road Community Improvement District.
Presenter: Mark Dunning, Assistant City Manager

8. Proposed Ordinances Forwarded from Committee:

The following proposed ordinances were considered by a Council Committee and are presented to the Council for two readings and adoption.

- A. [BILL NO. 22-27](#) An Ordinance approving a software support agreement for the CIS Infinity software between the City of Lee's Summit and N. Harris Computer Corporation in the amount of \$246,080.12, and authorizing the City Manager to execute the same by and on behalf of the City. (F&BC 2-7-22)
Presenter: Stephen Marsh, Chief Technology Officer
- B. [BILL NO. 22-28](#) An Ordinance awarding the bid for Project No. 43331883-C for the Water Tower Re-Coatings: Scherer and Woods Chapel Project to Worldwide Industries Corp. in the amount of \$888,382.00 and authorizing the City Manager to execute an agreement for the same. (PWC 2-14-22)
Presenter: Jeff Thorn, Deputy Director, Water Utilities
- C. [BILL NO. 22-29](#) An Ordinance approving the award of RFP No. 2022-038, for the purchase of commercial driver's license training services on an as needed basis, to Diversified Logistics Training Solutions (DLTS), for a one-year term with up to four, one-year renewals, and authorizing the City Manager to execute the same for the City. (PWC 2-14-22)
Presenter: Shawn Graff, Assistant Director of Public Works Operations
- D. [BILL NO. 22-30](#) An Ordinance approving an Intergovernmental Agreement between the City of Lee's Summit, Missouri, and the Federal Aviation Administration for the release and sale of Airport property at the Lee's Summit Municipal Airport and authorizing the Mayor to execute the same. (PWC 2-14-22)
Presenter: Mike Anderson, Deputy Director of Public Works, Operations
- E. [BILL NO. 22-31](#) An Ordinance approving a Missouri Highways and Transportation Commission Amendment to State Block Grant Agreement, Amendment #3 for Project No. 16-109A-1 by and between the City of Lee's Summit, Missouri, and the Missouri Highways and Transportation Commission, for extending the grant expiration date to September 1, 2022, for assisting with relocation and extension of taxiway A at the Lee's Summit Municipal airport and authorizing the Mayor to execute the same. (PWC 2-14-22)
Presenter: Mike Anderson, Deputy Director of Public Works

- F. [BILL NO. 22-32](#) An Ordinance approving a Missouri Highways and Transportation Commission Third Supplemental Agreement to Airport Aid Agreement for Project No. AIR 166-109A by and between the City of Lee's Summit, Missouri, and the Missouri Highways and Transportation Commission, extending the grant expiration date to September 1, 2022, for assisting with relocation and extension of taxiway A at the Lee's Summit Municipal Airport and authorizing the Mayor to execute the same. (PWC 2-14-22)
- Presenter:** Mike Anderson, Deputy Director of Public Works
- G. [BILL NO. 22-33](#) An Ordinance approving Change Order No. 1 to the agreement with Radmacher Brothers Excavating Company, Inc. for Project No. 543-32272C, Stormwater Projects: SW 34th Street and SW Pinnell Drive, an increase of \$65,822.23 for a revised agreement amount of \$501,036.26, and authorizing the City Manager to execute the same. (PWC 2-14-22)
- Presenter:** Perry Allen, Construction Manager
- H. [BILL NO. 22-34](#) An Ordinance approving Change Order No. 4 to the agreement with Radmacher Brothers Excavating Company, Inc. for Project No. 422-C, 3rd Street Improvements from Pryor Road to Murray Road, an increase of \$344,354.66 for a revised agreement amount of \$5,831,449.56, and authorizing the City Manager to execute the same. (PWC 2-14-22)
- Presenter:** Perry Allen, Construction Manager
- J. [BILL NO. 22-35](#) An Ordinance approving Change Order No. 2 to the agreement with Wiedenmann, Inc. for the Water Main Replacement FY21 Project, Project No. 438-1, for an increase of \$304,356.32 for a revised agreement amount of \$3,854,797.63, and authorizing the City Manager to execute the same. (PWC 2-14-22)
- Presenter:** Perry Allen, Construction Manager

10. Proposed Ordinances - First Reading:

The proposed ordinances presented for first reading may include items with a previous hearing; an item brought directly to the City Council without a recommendation from a Council Committee; or, items forwarded from citizen Boards or Commissions. Five affirmative votes are required for approval of second reading.

- A. [BILL NO. 22-36](#) An Ordinance accepting Final Plat entitled "Woodside Ridge, 2nd Plat, Lots 144-198 and Tracts I, J & K", as a subdivision to the City of Lee's Summit, Missouri.
- Presenter:** C. Shannon McGuire, Planner
Vincent Walker/Owner Representative
- B. [BILL NO. 22-37](#) An Ordinance accepting Final Plat entitled "Summit Point, 2nd Plat, Lot 1", as a subdivision to the City of Lee's Summit, Missouri.
- Presenter:** Gary R. Rauscher, Owner Representative
Josh Johnson, AICP, Assistant Director of Plan Services

11. Committee Reports

Committee chairs report on matters held in Committee.

12. Council Comments:

(NOTE: Total time for Council Comments will be limited to 5 minutes.)

13. Staff Roundtable

Staff Roundtable is reserved for items of general interest, community announcements and other such information; however, staff may ask for clarification or direction from the council related to items on the agenda or for items of an emergency nature for which insufficient time exists for adding to the agenda.

14. Adjournment

Unless determined otherwise by the Mayor and City Council, no new agenda items shall be considered after 11:00 p.m.

For your convenience, City Council agendas, as well as videos of City Council and Council Committee meetings, may be viewed on the City's Legislative Information Center website at "lsmo.legistar.com"