

LCRA RESOLUTION NO. 2024-2

A RESOLUTION OF THE LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY OF LEE'S SUMMIT, MISSOURI, RECOMMENDING THAT THE CITY COUNCIL APPROVE THE K&R WHOLESALE BUILDING MATERIALS APPLICATION FOR A CERTIFICATE OF QUALIFICATION.

WHEREAS, the Land Clearance for Redevelopment Authority of Lee's Summit, Missouri ("LCRA"), has been duly formed pursuant to Section 99.330 of the Revised Statutes of Missouri ("RSMo");

WHEREAS, on October 2, 2024, K&R Wholesale Building Materials (the "Company") submitted an Application for the issuance of a Certificate of Qualification (the "LCRA Application") to the LCRA Board of Commissioners to consider in a public hearing in accordance with the Land Clearance for Redevelopment Authority Act as set forth in Sections 99.300 through 99.715 (the "LCRA Act") which calls for a project located at 1460 SE Broadway in Lee's Summit, Missouri consisting of the construction of a building which is approximately 21,250 square feet of industrial space and accompanying site improvements (the "LCRA Project Application Area"); and

WHEREAS, the LCRA Project Application Area is located within the "US 50 / M-291 Highway Urban Renewal Area", which was approved in June of 2014 by the City Council and adopted by Ordinance 7472, which determined that certain real property within the Missouri Highway 291 and US Highway 50 corridors was blighted and designated a land clearance for redevelopment authority urban renewal area; and

WHEREAS, on October 2, 2024, the LCRA Board of Commissioners opened the public hearing to consider the proposed LCRA Application, and after hearing testimony and receiving evidence, the LCRA closed the public hearing to consider the proposed LCRA Application; and

WHEREAS, the public hearing conducted by the LCRA Board of Commissioners to consider the LCRA Application was open to the public, a quorum of the LCRA Board of Commissioners were present and acted throughout.

WHEREAS, after considering the evidence and testimony received at the public hearing, the LCRA Board of Commissioners now desires to recommend that the City Council make required findings and take certain actions to adopt and implement the LCRA Application.

NOW, THEREFORE, be it resolved by the Board of Commissioners for the Land Clearance for Redevelopment Authority for the City of Lee's Summit:

1. **Finding.** In accordance with the LCRA Act, the LCRA Board of Commissioners makes the following finding, and recommends that the City Council by ordinance find, that the Company will be engaged in new construction within the LCRA Project Application Area in accordance with the requirement of Section 99.700, RSMo., and is eligible to receive a certificate of qualification for the proposed project.

2. **Recommendations.** The LCRA Board of Commissioners recommends that the City Council take the following actions with respect to the LCRA Application:

A. adopt an ordinance to make the finding recommended in Section 1 above regarding approval of the LCRA Application;

B. approve the LCRA Application and issue the Certificate of Qualification as requested by the Company;

C. designate K & R Wholesale Building Materials as the developer of record for the LCRA Application.

3. **Delegation of Authority, Powers and Functions.** The LCRA Board of Commissioners hereby delegates the authority, powers and functions of the LCRA with respect to implementation of the LCRA Application and carrying out the purposes and the intent of this Resolution:

A. The LCRA Board of Commissioners hereby delegates to the City of Lee's Summit, Missouri, all of the authority, powers and functions of the LCRA as granted to the LCRA under the LCRA Act with respect to the planning and undertaking of the LCRA Application and the land clearance project authorized therein within the Project Area, and the City will thereby be authorized to carry out and perform such authority, powers and functions for the LCRA.

B. The Chairman and other officers of the LCRA Board of Commissioners are authorized and directed to take such actions and execute such documents as are deemed necessary or desirable to carry out the intent of this Resolution and to implement the LCRA Application.

APPROVED BY THE LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY FOR THE CITY OF LEE'S SUMMIT THIS 2nd DAY OF OCTOBER, 2024.

By: _____
Chair of the Board of Commissioners for
the Land Clearance for Redevelopment
Authority of Lee's Summit, Missouri