



The City of Lee's Summit
Action Letter
City Council - Regular Session

Tuesday, April 4, 2023

6:00 PM

City Council Chambers
and Via Video Conference
220 SE Green Street
Lee's Summit, MO 64063

REGULAR SESSION NO. 34

Notice is hereby given that the City Council for the City of Lee's Summit will meet in Regular Session on Tuesday, April 4, 2023 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, April 3, 2023, 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's website at WatchLS.net, and on various cable providers (Spectrum Channel 2, AT&T U-Verse Channel 99 and Comcast Channel 7).

Preliminaries:

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

Mayor Baird called Regular Session No. 34 to order at 6:05 pm.

- D. Roll Call

Present: 9 - Mayor Bill Baird
Councilmember Fred DeMoro
Councilmember Phyllis Edson
Councilmember Andrew Felker
Councilmember Faith Hodges
Councilmember Beto Lopez
Councilmember John Lovell
Councilmember Mia Prier
Councilmember Hillary Shields

1. Approval of Agenda

ACTION: A motion was made by Councilmember DeMoro, seconded by Councilmember Shields, to approve the agenda as published. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

2. Approval of Consent Agenda:

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember Hodges, to approve the Consent Agenda, Items 2.A. - & 2.D. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

A. [2023-5459](#) Approval of City Council Action Letter from March 21, 2023.

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember Hodges, to approve the City Council Action Letter from March 21, 2023 as part of the Consent Agenda. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

B. [2023-5543](#) Mayor's Appointments:

Human Relations Commission: Reappoint Christy Engemann, term to expire 7-6-24, Astra Garner and Anne Wallace terms to expire 7-6-25.
License Tax Review Committee: Reappoint Michael Park (Dir. of Public Works Dept.) term to expire 2-20-25.

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember Hodges, to approve the Mayor's Appointments as part of the Consent Agenda. The motion carried by the following vote:

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Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

- C. [BILL NO. 23-069](#) An Ordinance approving a Funding Agreement between the City of Lee's Summit, Missouri and RED Lee's Summit East, LLC, for proposed amendments to the Amended and Restated Summit Fair Tax Increment Financing Contract. (First read by Council on March 21, 2023. Passed by unanimous vote.)

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember Hodges, that Bill No. 23-069 be adopted and numbered Ord. No. 9644 as part of the Consent Agenda. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

- D. [BILL NO. 23-070](#) An Ordinance approving the Emergency Operations Plan for the City of Lee's Summit, Missouri and amending Section 10.7 Emergency Operations Plan of the Code of Ordinances to reflect the adoption of the new plan. (First read by Council on March 21, 2023. Passed by unanimous vote.)

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember Hodges, that Bill No. 23-070 be adopted and numbered Ord. No. 9645 as part of the Consent Agenda. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

3. Council Roundtable

Councilmember Shields stated the Bunny Hop in down town in Lee's summit is happening this weekend at 10:00am.

Councilmember Edson recognized Boy Scouts that were in attendance. She also stated the Police Department will be giving a presentation on April 10, 2023 at the police station regarding secured neighborhoods and property. Chief Forbes, Police Chief, provided a brief description of the presentation and program as it is an effort to reduce crime throughout Lee's Summit through education and communication.

Councilmember Felker recognized an initiative in Lee's Summit for clean streets. This program has tentative clean up dates scheduled for April 15, 22, 29 and May 6, 2023. The Ministerial Alliance and other local concerned groups have been proactive in street clean-up throughout the City.

Mayor Baird thanked Councilmember Felker for the recognition of this imitative and stated these dates coincide with Earth day on April 22, 2023 & Global Youth Service Day on April 29, 2023. He noted there are several groups participating in this program and he plans to share this on social media and hopes others will do the same.

4. Public Hearings:

- A. [2023-5385](#) Public Hearing: Application #PL2022-394 - Rezoning from PMIX and PI to PI and Preliminary Development Plan - Summit 470 Logistics Center, 1451 NW Main Street; Ryan Companies US, Inc., applicant
(Note: This item is be continued to May 16, 2023 due to Planning Commission continuance to April 13, 2023, at the applicant's request.)

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember Felker, to continue Application #PL2022-394 - Rezoning from PMIX and PI to PI and Preliminary Development Plan - Summit 470 Logistics Center, 1451 NW Main Street; Ryan Companies US, Inc., applicant to May 16, 2023 due to continuance by the Planning Commission. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

5. Public Comments:

There were no Public Comments.

6. Presentations:

- A. [2023-5548](#) Presentation: Conceptual Economic Development Incentive Request - Land Clearance for Redevelopment Authority for the Colbern Ridge Project; CEAH Realtors Development Services, applicant.

Council Discussion:

- Sales Tax Contribution
- Infrastructure Improvements / Needs / Contribution
- Synergies
- Coordination in development of northern property
- Phased in improvements / uses
- Benefits (to city, community, developer)
- Rate of reimbursement
- Senior Living (Assisted living / memory care)
- Fire response
- Value of incentive to developer
- Projected costs
- Expanding urban renewal area
- Blight findings
- Quantify impact on overall services of the City / Revenue
- Future impact
- Costs associated w/ project
- Comparative developments
- Other benefits
- Pump Station Upgrades
- PILOTS
- Total of incentive

7. Resolutions:

- A. [RES. NO. 23-06](#) A Resolution authorizing the Mayor to appoint successor directors to the Summit Orchards Community Improvement District.

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember DeMoro, that Res. No. 23-06 be adopted. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

8. Proposed Ordinances - First Reading:

- A. [BILL NO. 23-071](#) An Ordinance modifying the City Council's acknowledgement of the use of automated license plate reader technology by the City of Lee's Summit Police Department.
(First read by Council on April 4, 2023. Passed by unanimous vote.)

ACTION: A motion was made by Councilmember Shields, seconded by Councilmember Felker, that Bill No. 23-071 be advanced to second reading. The motion carried by the following vote:

Aye: 9 - Mayor Baird
Councilmember DeMoro
Councilmember Edson
Councilmember Felker
Councilmember Hodges
Councilmember Lopez
Councilmember Lovell
Councilmember Prier
Councilmember Shields

9. Committee Reports

Councilmember Felker noted the Public Works Committee would meet on Monday, April 10, 2023 at 5:00pm.

Councilmember DeMoro stated the Finance and Budget Committee would be meeting on April 17, 2023 since they did not meet on April 3, 2023.

10. Council Comments:

Councilmember Prier advised she attended the Carry the Town Hall presentation that provided a lot of great information and encouraged people to contact their senators regarding the landfill. She noted Senator Greg Razer has taken a stance against the proposed landfill this week and is favor of the House Bill that requires a larger radius for it to be built. This Bill will proceed through the committee this week.

Mayor Baird stated he and other members of Council and staff attended the National League of Cities conference in Washington D.C. last week. He gave a brief overview of what was discussed including several conversations about infrastructure and needs of the City with representatives from the House and Senate. He stated Representative Cleaver and Representative Graves would champion infrastructure for the City.

Councilmember Felker advised they discussed being appropriately staffed to handle these types of interactions as far and intergovernmental relations and looking forward on filling those type of positions.

11. Staff Roundtable

Mr. Mark Dunning, City Manager, recognized Mr. Mark Schaufler, Director of Water Utilities, for receiving the Donald R. Boyd Water Utility Manager Award for his dedication and personal service in the drinking water field.

Mr. Dunning also stated the Fire Department would be hosting an employment open house this Saturday from 10am - 4pm at Station 3 located at Pryor and Shamrock.

He also noted Recyclefest will be held on April 22nd from 9am - Noon at the Maintenance Facility on Hamblen Road and the Drug Take Back Day from 10am - 2pm.

12. Adjournment

Hearing no further business, Mayor Baird adjourned Regular Session No. 34 at 8:28 pm.

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"