

The City of Lee's Summit
Action Letter - Draft
Land Clearance for Redevelopment Authority

Wednesday, January 28, 2026

4:00 PM

Lee's Summit City Hall
Development Services Conference Room
220 SE Green Street
Lee's Summit, MO 64063

1. Call to Order

Chair White called to order the January 28, 2026 Land Clearance Redevelopment Authority (LCRA) meeting at 4:05 p.m.

2. Roll Call

Present: 4 - Chairperson Mark White
Board Member Bryan Montemurro
Board Member Molly Pesce
Board Member Drew Reynolds

Absent: 1 - Secretary Jason Betts

3. Approval of Agenda

The January 28, 2026 LCRA agenda was approved by general consensus.

4. Public Comments

There were no public comments.

5. Business

A. [2026-7438](#) Approval of the November 20, 2025 Land Clearance Redevelopment Authority Action Letter

Chair White requested a spelling correction on resolution approval motion (Ease to East).

A motion was made by Molly Pesce, seconded by Bryan Montemurro, to approve the November 20, 2025 Land Clearance Redevelopment Action Letter (with spelling correction).

The motion passed unanimously by voice vote.

B. [2025-7322](#) New Officer Elections - 2026

A motion was made by Bryan Montemurro, seconded by Drew Reynolds, to nominate Mark White as Chairman.

A motion was made by Bryan Montemurro, seconded by Drew Reynolds, to nominate Molly Pesce as Vice Chairman.

A motion was made by Bryan Montemurro, seconded by Molly Pesce, to nominate Drew Reynolds as Secretary.

All motions passed unanimously by voice vote.

C. [2025-7320](#) Annual Report for Fiscal Year 25 (July 1, 2024 - June 30, 2025)

Ryan Elam explained this is a review of the annual report of the LCRA activity for Fiscal Year 2025 (July 1, 2024 - June 30, 2025). The report is a part of the annual meeting in January and the board is required to file an Annual Report to the City Clerk's office per §99.620.1 RSMo.

The report reviews the LCRA membership, issuance of certificates of qualification for tax abatements, projects considered and approved for sales and use tax exemption on construction materials, and LCRA redevelopment plans considered and approved for sales tax exemption on construction materials and real property tax abatements.

A motion was made by Bryan Montemurro, seconded by Molly Pesce, to approve the LCRA Annual Report for Fiscal Year 25.

The motion passed unanimously by voice vote.

D. [2026-7436](#) Annual Project Review

Ryan Elam presented a review of the current performance of each LCRA project.

- Active LCRA Issuance of Certificate of Qualification for Tax Abatement (12 -30-25)
- Completed Certificates of Qualifications for Tax Abatements (8-05-25)
- Active LCRA plans (1-20-26)
- Completed LCRA Redevelopment Plans (1-20-26)

During discussion, Bryan Montemurro inquired how success is measured for an LCRA project. Mr. Elam responded it depends on various factors including type of redevelopment, investment, measure of services, job creation, etc.

Chair White stated the board used to have a chart that helped determine ways to subsidize projects. Mr. Elam replied he has a copy of the report and can share it with the current board. He added that the board can help define the measurement of success and can develop policy goals and objectives to change the criteria which can also be added to the city's Economic Development Policy.

E. [2025-7321](#) Annual Conflict of interest forms

Ryan Elam stated board members are required to sign an Annual Conflict of Interest Form for the LCRA. The 2026 forms are available for members to sign today and forms will be emailed to members who are not present for them to sign and return to the city.

6. Roundtable

There was no roundtable discussion.

7. Adjournment

Hearing no further business, Chair White adjourned the meeting at 4:36 p.m.

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