

**CITY OF LEE'S SUMMIT**  
**LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY (LCRA)**  
**MEETING MINUTES**

DATE: December 4, 2019

TIME: 3:00 p.m.

PLACE: Lee's Summit City Hall, Council Committee Room

220 SE Green Street

Lee's Summit, Missouri

**1. Call to order at 3:00 p.m. by Chair Donna Gordon.**

Board Members Present: Donna Gordon, Chair

Mark White

Gary Fruits

Todd Haynes

Staff: Mark Dunning, Assistant City Manager

David Bushek, Attorney

Ryan Elam

**2. Approval of September 25, , 2019 meeting minutes**

Mr. Haynes made a motion to approve the minutes for the September 25, 2019 meeting.

Mr. White seconded. The motion passed unanimously approving the meeting minutes.

**3. LCRA Policy Discussion**

Mr. Dunning distributed a copy of the Financial Tools & Incentives Overview to begin the discussion. Items discussed included the following:

- a) How do incentives benefit development? 1) Pay less taxes, 2) Provide reimbursement, 3) Enhance good will, 4) How does the incentive work, 5) Tax abatement the primary way LCRA works, 6) Most common incentive tools include certification quality function an abatement up to and including 10 years, 7) sales tax use exemption, 8) development plan up to a maximum of 25 years, 9) tailored incentive package, 10) targeted incentive areas – specific geographic area and develop a specific list for investors, 11) Policy issues – develop seeks to award an existing LCRA within a calendar year – five years at 50 percent then back to the full tax rolls in the sixth year, 12) Targeted amount approach – abatement lasts until a designated dollar has been abated, and 13) LCRA policy framework will include the most favorable consideration shall be given to a project with no more than 50% abatement with a 15% investment.

The feedback from the members of the LCRA was placed in a motion by Mark White and a second of Todd Haynes. The recommendation was approved unanimously. The recommendation was to amend approval on the basis of the final consideration be referred to City Council.

**4. Roundtable**

There were no items to be discussed for roundtable.

**5. Adjournment**

On a motion of Donna Gordon and a second of Todd Haynes, the members present of the LCRA unanimously approved the motion. Meeting adjourned at 4:10 P.M.

Minutes prepared by Gary Fruits