

MINUTES
RAYTOWN BOARD OF ALDERMEN
FEBRUARY 3, 2015
REGULAR SESSION NO. 44
RAYTOWN CITY HALL
10000 EAST 59TH STREET
RAYTOWN, MISSOURI 64133

OPENING SESSION
7:00 P.M.

Mayor David Bower called the February 3, 2015 Board of Alderman meeting to order at 7:00 p.m. Rex Block provided the invocation and led the pledge of allegiance.

Roll Call

The roll was called and the attendance was as follows:

Alderman Joe Creamer, Alderman Josh Greene, Alderman Jason Greene, Alderman Janet Emerson, Alderman Charlotte Melson, Alderman Pat Ertz, Alderman Bill Van Buskirk, Alderman Steve Mock, Alderman Michael Lightfoot

Absent: Alderman Jim Aziere

Public Comments

Kathryn Nelson spoke regarding the flooding at Willow Bend development.

Communication from the Mayor

None.

Communication from the City Administrator

Mahesh Sharma, City Administrator thanked the Public Works Department for a great job at removing the snow from City streets.

Mr. Sharma allowed Brenda Gustafson, Public Information Officer, to speak regarding the City's new website and its features.

Committee Reports

Alderman Mock congratulated Alderman Charlotte Melson for being named Volunteer of the Year by the Raytown Chamber of Commerce.

LEGISLATIVE SESSION

1. CONSENT AGENDA

All matters listed under the Consent Agenda are considered to be routine by the Board of Aldermen and will be enacted by one motion without separate discussion or debate. The Mayor or a member of the Board of Aldermen may request that any item be removed from the consent agenda. If there is no objection by the remaining members of the board, such item will be removed from the consent agenda and considered separately. If there is an objection, the item may only be removed by a motion and vote of the board.

Approval of the Regular January 20, 2015 Board of Aldermen meeting minutes.

Alderman Creamer, seconded by Alderman Ertz, made a motion to approve the consent agenda. The motion was approved by a vote of 9-0-1.

Ayes: Aldermen Creamer, Ertz, Lightfoot, Mock, Van Buskirk, Melson, Emerson, Jason Greene, Josh Greene

Nays: None

Absent: Alderman Aziere

REGULAR AGENDA

- 2. R-2741-15: A RESOLUTION** AUTHORIZING AND APPROVING AN AGREEMENT WITH INFINITY BUILDING SERVICES FOR MOWING SERVICES IN EXCESS OF \$15,000.00 BUT WITHIN BUDGETED AMOUNTS FOR FISCAL YEAR 2014-2015. Point of Contact: Jim Melvin, Interim Public Works Director.

The resolution was read by title only by Teresa Henry, City Clerk.

Jim Melvin, Interim Public Works Director, provided the Staff Report and remained available for discussion.

Discussion included confirmation that \$15,000.00 was for both Parks and Public Works, concern if of original \$25,000.00 budgeted would be used for mowing services, if Infinity Building Services had been used for maintenance violations and if Parks and Public Works would be billed separate for mowing services.

Alderman Ertz, seconded by Alderman Mock made a motion to adopt. The motion was approved by a vote of 9-0-1.

Ayes: Aldermen Ertz, Mock, Josh Greene, Jason Greene, Melson, Van Buskirk, Lightfoot, Creamer, Emerson

Nays: None

Absent: Alderman Aziere

- 3. R-2742-15: A RESOLUTION** AUTHORIZING AND APPROVING EXECUTION OF A PROFESSIONAL DESIGN SERVICES AGREEMENT WITH INCITE DESIGN STUDIO FOR THE LOWER LEVEL OF CITY HALL RENOVATIONS IN AN AMOUNT NOT TO EXCEED \$58,000.00. Point of Contact: Jim Melvin, Interim Public Works Director.

The resolution was read by title only by Teresa Henry, City Clerk.

Jim Melvin, Interim Public Works Director, provided the Staff Report and remained available for discussion.

Discussion included why bids were not obtained for the project, the process and work needed by staff to obtain additional RFPs, whether or not \$60,000.00 for the services/project was a fair price, if bid for project was obtained during bid process for upper level renovations, whether or not other architects provided interest in the project since original bid was obtained.

Alderman Melson, seconded by Alderman Creamer made a motion to adopt. The motion was approved by a vote of 9-0-1.

Ayes: Aldermen Melson, Creamer, Mock, Jason Greene, Ertz, Emerson, Lightfoot, Josh Greene, Van Buskirk

Nays: None

Absent: Alderman Aziere

4. **Public Hearing:** A public hearing to consider an application for Chapter 353 tax abatement for property located at 10014 E. 63rd Street.

4a. **SECOND Reading: Bill No. 6381-15, Section XXXVI. AN ORDINANCE** ADOPTING AND APPROVING THE SIXTH AMENDED DEVELOPMENT PLAN SUBMITTED BY THE RAYTOWN MUNICIPAL REDEVELOPMENT CORPORATION, ESTABLISHING A DECLARATION THAT THE REDEVELOPMENT AREA DESCRIBED WITHIN THE SIXTH AMENDED DEVELOPMENT PLAN IS A BLIGHTED AREA IN NEED OF DEVELOPMENT AND REDEVELOPMENT, AND AUTHORIZING CERTAIN TAX ABATEMENTS WITHIN THE REDEVELOPMENT AREA DESCRIBED WITHIN THE SIXTH AMENDED DEVELOPMENT PLAN. Point of Contact: Tom Cole, Economic Development Administrator.

The bill was read by title only by Teresa Henry, City Clerk.

Mayor Bower re-opened the public hearing and called for any ex parte' discussion(s); none was noted.

Tom Cole, Economic Development Administrator and applicant Sue Frank provided an update of the Staff Report and remained available for discussion.

Mayor Bower re-opened the floor for public comment; no comments provided.

Without further comments; Mayor Bower closed the floor for public comment.

Discussion included the owner of trash dumpsters and whether or not they would be screened from public view, if additional work that was mentioned by applicant would require an additional tax abatement application, how improvements would benefit main street, how other businesses needed to take advantage of the tax abatement program, estimated amount of taxes abated over a ten year period and if applicant would receive compensation for acting as general contractor over the project.

Alderman Emerson, seconded by Alderman Creamer made a motion to adopt. The motion was approved by a vote of 9-0-1.

Ayes: Aldermen Emerson, Creamer, Van Buskirk, Josh Greene, Lightfoot, Mock, Jason Greene, Melson, Ertz

Nays: None

Absent: Alderman Aziere

It Became ORDINANCE NO.: 5513-15

Alderman Creamer, seconded by Alderman Melson made a motion to go into Closed Session. The motion was approved by a vote of 9-0-1.

Ayes: Aldermen Creamer, Melson, Emerson, Ertz, Jason Greene, Josh Greene, Van Buskirk, Lightfoot, Mock

Nays: None

Absent: Alderman Aziere

CLOSED SESSION

Notice is hereby given that the Mayor and Board of Aldermen may conduct a closed session, pursuant to the following statutory provisions:

- 610.021(1) Legal actions, causes of action or litigation involving a public governmental body and any confidential or privileged communications between a public governmental body or its representatives and its attorneys;
- 610.021(2) Leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefore;
- 610.021(3) Hiring, firing, disciplining or promoting of particular employees by a public governmental body when personal information relating to the performance or merit of an individual employee is discussed or recorded; and/or
- 610.021(13) Individually identifiable personnel records, performance ratings or records pertaining to employees or applicants for employment.

ADJOURNMENT

Alderman Ertz, seconded by Alderman Creamer made a motion to adjourn. The motion was approved by a majority of those present.

The meeting adjourned at 9:05 p.m.

Teresa M. Henry, MRCC
City Clerk