

**THE RAYMORE COUNCIL MET IN REGULAR SESSION ON MONDAY, SEPTEMBER 26, 2016 IN COUNCIL CHAMBERS AT 100 MUNICIPAL CIRCLE, RAYMORE, MISSOURI. MEMBERS PRESENT: COUNCILMEMBERS ABDELGAWAD, BARBER, BURKE, III, HOLMAN, HUBACH, AND MOORHEAD, CITY MANAGER JIM FEUERBORN, CITY CLERK JEANIE WOERNER, AND CITY ATTORNEY JONATHAN ZERR.**

- 1. Call To Order.** Mayor Pro Tem Moorhead called the meeting to order at 7:00 p.m.
- 2. Roll Call.** City Clerk Jeanie Woerner called roll; quorum present to conduct business. Mayor Turnbow absent.
- 3. Pledge of Allegiance.**
- 4. Presentations/Awards.**

Mayor Pro Tem Moorhead announced an addition to the agenda, recognizing Eagle Scout Jacob Shriner presenting him with the City's Challenge coin.

**5. Personal Appearances.**

Monique Lewis, 124 E. Calico Dr., Cass County Representative of MARC Silver-Haired Legislature provided information on Fall Prevention Awareness Week.

**6. Staff Report.**

Public Works Director Mike Krass provided a review of the staff report included in the Council packet and updates on current Public Works projects.

City Manager Jim Feuerborn provided a review of the Arts Commission report included in the Council packet. He provided information on a special meeting called by Mayor Turnbow to be held on October 3 for Council to interview candidates to fill the vacant Ward 1 seat.

**7. Committee Reports.**

Derek Moorhead provided a brief overview of the September 20 Charter Review Commission meeting. The next meeting will be October 4 in Council Chambers.

**8. Consent Agenda.**

**A. Council Meeting Minutes, September 12, 2016**

**B. Resolution 16-45, Public Improvements for Highpoint 3rd Final Acceptance**

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the Consent Agenda as presented.

**VOTE:** Councilmember Abdelgawad Aye  
Councilmember Barber Aye  
Councilmember Burke, III Aye  
Councilmember Holman Aye  
Councilmember Hubach Aye  
Councilmember Kellogg Aye  
Councilmember Moorhead Aye

**9. Unfinished Business. Second Readings.**

**A. Contract for Real Estate Purchase**

**BILL 3205: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING AND AUTHORIZING THE MAYOR TO ENTER INTO A CONTRACT TO PURCHASE PROPERTY LOCATED AT 108 W. OLIVE STREET IN THE AMOUNT OF \$65,000.00."**

City Clerk Jeanie Woerner conducted the second reading of Bill 3205 by title only.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the second reading of Bill 3205 by title only.

**DISCUSSION:** None

**VOTE:** Councilmember Abdelgawad Aye  
Councilmember Barber Aye  
Councilmember Burke, III Aye  
Councilmember Holman Aye  
Councilmember Hubach Aye  
Councilmember Kellogg Aye  
Councilmember Moorhead Aye

Mayor Pro Tem Moorhead announced the motion carried and declared Bill 3205 as **Raymore City Ordinance 2016-073.**

**B. Budget Amendment - 108 W. Olive Street Property**

**BILL 3206: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE FISCAL YEAR 2016 CAPITAL BUDGET."**

City Clerk Jeanie Woerner conducted the second reading of Bill 3206 by title only.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the second reading of Bill 3206 by title only.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

Mayor Pro Tem Moorhead announced the motion carried and declared Bill 3206 as **Raymore City Ordinance 2016-074.**

**C. Award of Contract Foxwood Water Tower Project**

**BILL 3195: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH MAGUIRE IRON, INC FOR THE FOXWOOD WATER TOWER PROJECT, CITY PROJECT NUMBER 16-217-201, IN THE AMOUNT OF \$484,683 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."**

City Clerk Jeanie Woerner conducted the second reading of Bill 3195 by title only.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the second reading of Bill 3195 by title only.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

Mayor Pro Tem Moorhead announced the motion carried and declared Bill 3195 as **Raymore City Ordinance 2016-075.**

**D. Budget Amendment Foxwood Water Tower**

**BILL 3194: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE FISCAL YEAR 2016 CAPITAL BUDGET."**

City Clerk Jeanie Woerner conducted the second reading of Bill 3194 by title only.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the second reading of Bill 3194 by title only.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

Mayor Pro Tem Moorhead announced the motion carried and declared Bill 3194 as **Raymore City Ordinance 2016-076.**

**10. New Business. First Readings.**

**A. Recreation Activity Center Conditional Use Permit (public hearing)**

**BILL 3208: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING A CONDITIONAL USE PERMIT FOR THE RAYMORE ACTIVITY CENTER PUBLIC BUILDING TO BE LOCATED IN RECREATION PARK, RAYMORE, CASS COUNTY, MISSOURI."**

City Clerk Jeanie Woerner conducted the first reading of Bill 3208 by title only.

Mayor Pro Tem Moorhead opened the public hearing at 7:25 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet. Raymore's Public Works Director is requesting approval of a conditional use permit (CUP) to construct a public building to be known as Recreation Activity Center, upon land located in the northwest corner of Recreation Park. He asked for the notice of public hearing in *The Journal*, notices to adjoining property owners, the Unified Development Code (UDC), application, Growth Management Plan (GMP), staff report and conceptual site plan be entered into the record. He reviewed the staff proposed Findings of Fact noting the

recommendation of approval is based on the condition that the site plan application shall be consistent with the conceptual site plan and building elevations. Minor modifications are permitted as final design is completed. The Planning and Zoning Commission voted at their June 20, 2016 meeting 8-0 to recommend approval of the CUP based on the one condition

Mayor Pro Tem Moorhead opened floor for public comment and hearing none, closed the public hearing at 7: 30 p.m.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the first reading of Bill 3208 by title only.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

**B. Sidewalk on Undeveloped Lots (public hearings)**

Mayor Pro Tem Moorhead opened the public hearing at 7:31 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report and history on the requirements for the installation of sidewalks on undeveloped lots as included in the Council packet. In January 2016, staff identified 14 undeveloped lots meeting the threshold for the installation of sidewalk as provided for in Chapter 445 of the Unified Development Code. There were 3 lot owners who have complied with the requirement and one of the lots has been sold. Each of the remaining 10 lot owners who are not in compliance had until August 1, 2016 to complete installation and were provided notification of this public hearing. The public hearings were properly advertised in *The Journal* for this meeting, sent to the lot owners, as well as adjacent lot owners. Staff requests that a public hearing be held on each case. Council can determine if each lot meets the requirement for the installation of sidewalk. After this determination, staff will present a Resolution confirming the decisions made on each lot at the October 10, 2016 Council meeting. The construction of these segments of sidewalk will be incorporated into the City's 2017 program, beginning April 1, 2016, and the costs will be levied against the properties in a special tax assessment. He provided procedures for each public hearing.

Edgewater at Creekmoor

- 1st Plat, Lot 1, 1230 Kettering Lane - Donald & Elizabeth Stoneman

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk on both Creekmoor Drive and Kettering Lane with the installation of an ADA ramp.

Donald Stoneman, 9709 W. 103rd Terrace, Overland Park, Kansas, owner of the subject property, addressed the Council stating he has owned the lot for 4 years and has tried to sell without success. He stated his belief that sidewalk would make it difficult to sell this lot.

Gary Gaurdia, 1208 Creekmoor Drive, stated this street is a major access to the eastern portion of the subdivision. In order to get to this part of the community, one would have to walk through the grass. The ending point of sidewalk on this lot would force pedestrians to cross Creekmoor Drive at this location at a blind curve.

Mayor Pro Tem Moorhead clarified that lot 51, the property to the north, does not meet the threshold at this time. Mr. Cadoret stated with further development, most likely be met in 2018.

Councilmember Abdelgawad asked if the developer will install sidewalk on the common area. Mr. Cadoret stated yes, the developer is reliable on filling gap on undeveloped area, usually within a year or so of the gap being formed.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 7: 49 p.m.

**MOTION:** By Councilmember Kellogg, second by Councilmember Barber to accept staff's proposed findings of fact and include 1st Plat, Lot 1, 1230 Kettering Lane in the Resolution for installation of sidewalk.

**DISCUSSION:** Mr. Cadoret answered questions regarding the ADA ramp from Councilmember Hubach.

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

- 1st Plat, Lot 2, 1228 Kettering Lane - Dennis & Toni Markham

Mayor Pro Tem Moorhead opened the public hearing at 7:50 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk.

Mayor Pro Tem Moorhead opened floor for public comment and hearing none, closed the public hearing at 7: 51 p.m.

**MOTION:** By Councilmember Kellogg, second by Councilmember Burke to accept staff proposed findings of fact and include Edgewater at Creekmoor, 1st plat, lot 2, 1228 Kettering Lane in the Resolution for installation of sidewalk.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

- 1st Plat, Lot 13, 1206 Kingsland Circle - William & Shirley Baum

Mayor Pro Tem Moorhead opened the public hearing at 7:52 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Could have Ketterline Lane address. The notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk with an ADA ramp. The property owner submitted a letter on June 30, 2016 requesting an extension of installation and was included in the packet. He has distributed an email from the property owner located to the north in support of the sidewalk installation.

William Baum, 603 Lakeview Drive, Raymore, stated he and his wife purchased this lot with the intention of reselling. They have experienced difficulty in selling and have recently listed it with a local real estate agent. He believes if the sidewalk is

installed construction vehicles will damage the sidewalk when a home is built. He asked for a one-year extension.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 7: 55 p.m.

Councilmember Kellogg asked if this property has been given an extension in the past. Mr. Cadoret stated not on this one but there is one further on the agenda.

**MOTION:** By Councilmember Kellogg, second by Councilmember Holman to accept staff proposed findings of fact and include Edgewater at Creekmoor, 1st plat, lot 13, 1206 Kingsland Circle in the Resolution for installation of sidewalk.

Councilmember Hubach stated the property owner is in attendance and the motion was clarified.

Councilmember Burke spoke from the minutes from last year, where extensions were granted for property owners who attended and requested same.

Councilmember Holman asked for the installation schedule. Mr. Cadoret stated there is an automatic extension built in. These sidewalks will not be installed until April to September 2017 in conjunction with the sidewalk program. He provided timelines, schedules and scenarios for the installation.

Councilmember Abdelgawad stated her concerns with requiring the installation when the property owner has requested an extension.

Discussion ensued.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

- 2nd Plat, Lot 37, 1214 Kingsland Circle - Derek & Pamela Mills

Mayor Pro Tem Moorhead opened the public hearing at 8:10 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk. Staff has had contact with the property owner regarding the size and particulars of the lot and has advised a variance may be necessary to fit a home on this lot due to the unique shape of the lot. The property owner was made aware of this requirement.

Kaleena Schewmacher, 1216 Kingsland, adjoining property owner, is having problems with the grading of this lot and explained the effect it has on their lot.

Mr. Cadoret stated there is a drainage issue that will be addressed with the construction of a home on Lot 37. The property owner has hired an engineer to address the grading and drainage but has yet to submit the plan to the City for approval.

Mayor Pro Tem Moorhead asked about setbacks and easement hearings. Mr. Cadoret stated there should be 2 actions: variance to the Board of Adjustment and a hearing before Council for an adjustment to the stormwater easement/inlet. Notice will be sent to the surrounding property owners and drainage placed before hearing.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 8:16 p.m.

Councilmember Kellogg asked is the installation of the sidewalk would increase the drainage issue this neighbor is having. Mr. Cadoret stated no.

Mayor Pro Tem Moorhead asked if the property owner has been in contact and is acting in good faith. Mr. Cadoret stated the owner has been wanting to build for over a year. The City is requiring the property owner to hire an engineer and a surveyor. He has hired both and is steadily moving forward to rectify this situation.

**MOTION:** By Councilmember Kellogg, second by Councilmember Holman to accept staff proposed findings of fact and include Edgewater at Creekmoor, 2nd plat, lot 37, 1214 Kingsland Circle in the Resolution for installation of sidewalk.

**DISCUSSION:** Mayor Pro Tem Moorhead stated his favor and hopes progress continues.

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye

Councilmember Kellogg      Aye  
Councilmember Moorhead      Aye

- 2nd Plat, Lot 38, 1207 Kettering Lane - John & Phyllis Prouty

Mayor Pro Tem Moorhead opened the public hearing at 8:21 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk with an ADA ramp. This is a corner lot, therefore, requiring sidewalk to be installed on both Kettering Lane and Kingsland Circle. The threshold required by City Code is met on both streets. The property owner requested information on sidewalk contractors that could complete installation on June 15, 2016.

John Prouty, P.O. Box 522, Raymore, asked if the costs would be provided before the installation by the City. He did have plans to build but they have recently listed it with a real estate agent.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 8: 24 p.m.

Councilmember Kellogg asked if it benefits the property owner to have the City install or the homeowner get their own price. Mr. Cadoret stated the City doesn't know the cost of the program until bid in 2017 or the owner can bid the project themselves. At first, with so many lots it was beneficial for the property owner to have the City install. With the few lots left, it is unknown what the bid price would be.

**MOTION:** By Councilmember Kellogg, second by Councilmember Barber to accept staff proposed findings of fact and include Edgewater at Creekmoor, 2nd plat, lot 38, 1207 Ketterling Lane in the Resolution for installation of sidewalk.

**DISCUSSION:** None

**VOTE:**

Councilmember Abdelgawad	Aye
Councilmember Barber	Aye
Councilmember Burke, III	Aye
Councilmember Holman	Aye
Councilmember Hubach	Aye
Councilmember Kellogg	Aye
Councilmember Moorhead	Aye

Mayor Moorhead announced a 10 minute recess at 8:27 p.m. The meeting reconvened at 8:40 p.m.

*Southern Hills at Creekmoor*

- 2nd Plat, Lot 65, 809 Creekmoor Pond Lane - Ismail Abdulkareem & Hamida Naqama

Mayor Pro Tem Moorhead opened the public hearing at 8:40 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. The initial notice was provided to the property owner on January 12, 2015 of the requirement to install sidewalk, on July 20, 2015 staff discussed with the property owner the process if installation was not completed by August 1, 2015. On January 19, 2016, the property owner was provided notice to install sidewalk on the undeveloped lot. This is one property that was subject to the public hearing held in 2015 at which time an extension was granted at that time by Council. The property has sidewalk installed on a portion of the lot including an ADA ramp. This is a corner lot, therefore, requiring sidewalk to be installed on both Creekmoor Pond Lane and Wiltshire Boulevard. This is the only lot remaining in Southern Hills subdivision without sidewalk installed. The threshold required by City Code is met is on Wiltshire. At the September 14, 2015 Council meeting, Council voted to grant the property owner a one-year extension for the installation of sidewalk. No contact has been made by the property owner.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 8:42 p.m.

**MOTION:** By Councilmember Kellogg, second by Councilmember Burke to accept staff proposed findings of fact and include Southern Hills at Creekmoor, 2nd plat, lot 65, 809 Creekmoor Pond Lane in the Resolution for installation of sidewalk.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

*Westbrook at Creekmoor*

- 4th Plat, Lot 98, 1425 Young Circle - Mustafa & Tandina Kamal

Mayor Pro Tem Moorhead opened the public hearing at 8:43 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk. Two undeveloped lots in this phase. List other lots. No contact has been made

Mustafa Kamal, Warrensburg, stated his original plan was to begin building in January of this year and health issues have delayed this process. He asked for an extension.

Councilmember Holman asked if his intention is to build or sell.

Mr. Kamal stated their intention is to build beginning in January 2017.

Mayor Pro Tem Moorhead asked if the homeowner were to begin building in January, would that remove the lot from the list. Mr. Cadoret stated obtaining a building permit would remove the lot from the sidewalk installation list.

Mr. Kamal stated the plan is to obtain a building permit in the beginning of 2017.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 8:45 p.m.

Discussion ensued.

**MOTION:** By Councilmember Kellogg, second by Councilmember Barber to accept staff proposed findings of fact and include Westbrook at Creekmoor, 4th plat, lot 98, 1425 Young Circle in the Resolution for installation of sidewalk.

**DISCUSSION:** Councilmember Abdelgawad stated this situation differs from others and she would prefer to provide a one year extension.

**MOTION TO AMEND:** By Councilmember Abdelgawad, second by Mayor Pro Tem Moorhead to provide a one-year extension.

**DISCUSSION:** Councilmember Holman stated an extension could be at minimum 17 months based on City practice.

Councilmember Burke thinks Council should be consistent.

Mayor Pro Tem Moorhead stated there is affirmative assertion by the property owner. There is already possibly a one year delay before installation without an extension.

Councilmember Abdelgawad expressed concerns with up to one year or the possibility of one year. Her motion would guarantee one year.

Vote on the motion to amend:

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Nay
	Councilmember Burke, III	Nay
	Councilmember Holman	Nay
	Councilmember Hubach	Nay
	Councilmember Kellogg	Nay
	Councilmember Moorhead	Nay

Vote on original motion:

<b>VOTE:</b>	Councilmember Abdelgawad	Nay
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

- 4th Plat, Lot 111 (1400 Young Circle) - Terry & Linda Martens

Mayor Pro Tem Moorhead opened the public hearing at 8:59 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk. A letter from the property owner has been distributed to Council

Terry Martens, 1021 SW Summit Falls Drive, Lee's Summit, commended Raymore and Cooper Development for this development. Although their Intention was to build, he and his wife have ill health. They are trying to actively sell with a real estate agent but feels the lot size is making it difficult to sell and with the opening of

other phases and lot availability, is also making it difficult to sell. He asked the Council for an extension due to this lot being at the end of a cul-de-sac.

Councilmember Moorhead asked for a specific time for the extension. Mr. Martins stated April, May, June 2017.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 9:04 p.m.

Mayor Pro Tem Moorhead asked the difficulty of giving a 3-4 month extension over and above the standards. Mr. Cadoret stated the cost of the installation is forwarded to the Cass County Collector for a special assessment on March 1. The City is trying to install sidewalk as late in the year as possible in order to avoid a lag in processing the special assessments with the County.

Mayor Pro Tem Moorhead, City Attorney Zerr, Mr. Feuerborn and Mr. Cadoret discussed particulars pertaining to installation dates included in the Resolution authorizing the installation of sidewalk to be brought forth for Council approval on October 10.

Councilmember Barber questioned if the size of the lot's street frontage (36') and if it would allow a 3-car garage as required by the Creekmoor development. Mr. Cadoret stated yes, the driveway can narrow down as it moves toward the street.

**MOTION:** By Councilmember Kellogg, second by Councilmember Burke to accept staff proposed findings of fact and include Westbrook at Creekmoor, 4th plat, lot 111, 1400 Young Circle in the Resolution for installation of sidewalk.

**DISCUSSION:** Councilmember Abdelgawad agrees with an extension but stated she doesn't believe it would be approved.

Mayor Pro Tem Moorhead agrees this is a different scenario with the lot size but can be addressed when the Resolution is presented for approval.

Discussion ensued.

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

*Knoll Creek Estates*

- 1st Plat, Lot 5, 429 Pierse Hollow Street - Knoll Creek LLC

Mayor Pro Tem Moorhead opened the public hearing at 9:13 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk. 15 undeveloped lots are under construction, and sidewalk was installed on 4 undeveloped lots by the City in 2015. No contact has been received from the property owner.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 9:25 p.m.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to accept staff proposed findings of fact and include Knoll Creek Estates, 1st Plat, Lot 5, 429 Pierse Hollow Street in the Resolution for installation of sidewalk.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

*Meadowood of The Good Ranch*

- 2nd Plat, Lot 56-A, 727 Indian Grass Way - Good-Otis LLC

Mayor Pro Tem Moorhead opened the public hearing at 9:17 p.m. and asked for a staff report.

Community Development Director Jim Cadoret provided a review of the staff report included in the Council packet announcing the lot address, legal description, lot owner's name and reviewed the staff proposed findings. Notice was provided to the property owner on January 19, 2016 of the requirement to install sidewalk. The property owner has contacted staff and provided information that the lot is under contract for sale to a home builder.

Mayor Pro Tem Moorhead opened floor for further public comment and hearing none, closed the public hearing at 9:18 p.m.

**MOTION:** By Councilmember Kellogg, second by Councilmember Burke to accept staff proposed findings of fact and include Meadowood of the Good Ranch, 2nd Plat, Lot 56-A, 727 Indian Grass Way in the Resolution for installation of sidewalk.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

**C. FY16 Budget Amendment - FY16 Operating Funds**

**BILL 3207: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE FISCAL YEAR 2016 OPERATING BUDGET."**

City Clerk Jeanie Woerner conducted the first reading of Bill 3207 by title only.

Finance Director Cindi Watson provided a review of the staff report included in the Council packet. Staff is requesting to amend the FY16 Operating Budget. During the course of Fiscal Year 2016, several operating transactions occurred that require a budget amendment. Staff accumulated these items to be addressed as a single budget amendment. One amendment is for the costs associated with the strategic plan in the amount of \$30,000, the second amendment is for recreation program revenues and expenditures exceeding budget in the amount of \$15,105, and the third amendment is for water meter supplies/installation in the amount of \$34,000.

Councilmember Burke asked for details on the recreation program revenues. Ms. Watson stated there was an increase in the basketball and soccer programs.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the first reading of Bill 3207 by title only.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye

Councilmember Hubach	Aye
Councilmember Kellogg	Aye
Councilmember Moorhead	Aye

**D. Agreement for the Highway 58 and Dean Avenue CID**

**BILL 3209: "AN ORDINANCE APPROVING THE COOPERATIVE AGREEMENT AMONG THE CITY OF RAYMORE, MISSOURI, THE HIGHWAY 58 AND DEAN AVENUE COMMUNITY IMPROVEMENT DISTRICT AND RAYMORE PARTNERS, LLC TO IMPLEMENT THE HIGHWAY 58 AND DEAN AVENUE COMMUNITY IMPROVEMENT DISTRICT."**

City Clerk Jeanie Woerner conducted the first reading of Bill 3209 by title only.

City Manager Jim Feuerborn asked David Bushek, special finance counsel with Gilmore & Bell, to provide a review of the executive summary letter included in the Council packet.

David Bushek stated on February 22, 2016, the City Council conducted a public hearing to consider the Highway 58 and Dean Avenue Community Improvement District Petition. On March 28, 2016, the City Council adopted Ordinance 2016-019 approving the Petition and the formation of the District. The Ordinance to approve the Petition and the formation of the District includes a section which requires the City, District and Developer to execute a cooperative agreement to implement the Petition. He provided specific key information pertaining to the agreement.

**MOTION:** By Councilmember Kellogg, second by Councilmember Hubach to approve the first reading of Bill 3209 by title only.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

**E. Request to Proceed with a Request for Proposal-Raymore Gateway Redevelopment Area**

**RESOLUTION 16-44: "A RESOLUTION OF THE CITY COUNCIL OF RAYMORE, MISSOURI, EXPRESSING SUPPORT TO PROCEED WITH A REQUEST FOR PROPOSALS FOR REDEVELOPMENT OF THE PROPOSED RAYMORE GATEWAY**

**REDEVELOPMENT AREA, AND TO PROCEED WITH PREPARATION OF A TAX INCREMENT FINANCING PLAN FOR THE REDEVELOPMENT OF THE RAYMORE GATEWAY REDEVELOPMENT AREA.”**

City Clerk Jeanie Woerner conducted the reading of Resolution 16-44 by title only.

City Manager Jim Feuerborn asked David Bushek, special finance counsel with Gilmore & Bell, to provide a review of the executive summary letter included in the Council packet.

David Bushek stated at the September 19, 2016 City Council work session, staff received direction to propose a Resolution for the City to proceed with the preparation of a Request for Proposals (RFP) and the consideration of a Tax Increment Financing (TIF) Plan for the proposed Raymore Gateway Redevelopment Area generally located at the northeast corner of Highway 58 and Kentucky Road. This will allow staff to solicit alternative plans and redevelopment projects for the targeted area and prepare a proposed TIF for the area. He reviewed the next steps if Council approves this Resolution.

**MOTION:** By Councilmember Kellogg, second by Councilmember Holman to approve the reading of Resolution 16-44 by title only.

**DISCUSSION:** None

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

**F. Council Discussion of Fiscal Year 2017 Budget**

City Manager Jim Feuerborn stated each meeting of the City Council following presentation of next fiscal year’s budget and CIP on August 15, will include an agenda item to allow the Council to give feedback and input into that budget prior to its finalization on October 24. At the September 19 work session, there was discussion on a youth diversion program, trail lighting, possibility of moving trail lighting from neighborhoods to parks, and staff was requested to research costs of wifi/internet access to concession stands.

Councilmember Holman suggested \$15,000 to extend internet access at existing concessions for credit card payments and emergency alerts. An additional \$3,000 is

requested to boost wifi at each concession stand. He also requested to insert \$10,000 to the Tree Board for an arboretum.

Councilmember Burke discussed his proposal for youth diversion in the past for minor violations. He requested \$4,000 be added in order to add 96 hours of community service projects.

Councilmember Abdelgawad request an updated details of requests.

Councilmember Holman requested to add the budget discussion to the October 3 special meeting.

## **11. Public Comments.**

## **12. Mayor/Council Communication.**

Mayor Pro Tem Moorhead and Councilmembers thanked Monique Lewis for providing information on fall awareness, Raymore Festival in the Park Committee for a successful event, and recognized Eagle Scout Jason Shriner.

Councilmember Kellogg thanked boy scout Charles Pifer for his assistance at the Festival in the Park.

Councilmember Abdelgawad asked for patience and safe driving while the repairs are underway on 58 Highway.

Mayor Pro Tem Moorhead thanked Mr. Cadoret for his work on bringing forth information on the sidewalk installation program. He noted the community group spirit participating at the Festival in the Park.

**MOTION:** By Councilmember Holman, second by Councilmember Hubach to adjourn to Executive Session to discuss litigation matters as authorized by §610.021 (1), real estate matters as authorized by §610.021 (2), and personnel matters as authorized by §610.021 (3).

<b>ROLL CALL VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

The regular meeting of the Raymore City Council adjourned to Executive Session at 9:47 p.m.

**13. Adjournment.**

**MOTION:** By Councilmember Moorhead, second by Councilmember Kellogg to adjourn.

<b>VOTE:</b>	Councilmember Abdelgawad	Aye
	Councilmember Barber	Aye
	Councilmember Burke, III	Aye
	Councilmember Holman	Aye
	Councilmember Hubach	Aye
	Councilmember Kellogg	Aye
	Councilmember Moorhead	Aye

The regular meeting of the Raymore Council adjourned at 10:23 p.m.

Respectfully submitted,

Jeanie Woerner  
City Clerk

*These minutes transcribed by Erica Hill.*