



**City of Grain Valley Board of Aldermen
Regular Meeting Agenda**

September 26, 2022

7:00 P.M.

Open to the Public

Located in the Council Chambers of City Hall
711 Main Street | Grain Valley, Missouri

ITEM I: Call to Order

- Mayor Mike Todd

ITEM II: Roll Call

- City Clerk Jamie Logan

ITEM III: Invocation

- Pastor Darryl Jones of Crossroads Church

ITEM IV: Pledge of Allegiance

- Alderman Darren Mills

ITEM V: Approval of Agenda

- City Administrator Ken Murphy

ITEM VI: Proclamations

- None

ITEM VII: Public Comment

- The public is asked to please limit their comments to three (3) minutes

ITEM VIII: Consent Agenda

- August 22, 2022 – Board of Aldermen Regular Meeting Minutes
- September 15, 2022 – Board of Aldermen Special Meeting Minutes
- September 26, 2022 – Accounts Payable

ITEM IX: Previous Business

- None

ITEM X: New Business

- None

ITEM XI: Presentations

- Missouri City Clerks and Finance Officers Association -Missouri Registered City Clerk (MRCC) Certification Recognition – Jamie Logan

ITEM XII: Public Hearing

- Property Tax Levy

ITEM XIII: Resolutions

ITEM XIII (A) **A Resolution by the Board of Aldermen of the City of Grain Valley Authorizing the Installation of Ten New Street Lights in the Eagle Ridge Estates 5th Plat, Eagle Ridge Estates 6th Plat and Eagle Ridge Multi-Family 3rd Plat Subdivisions**
R22-59
Introduced by Alderman Tom Cleaver

To provide lighting of the road and community safety

ITEM XIII (B) **A Resolution by the Board of Aldermen of the City of Grain Valley, Missouri Authorizing the Installation of New Network Cables in City Hall**
R22-61
Introduced by Alderman Rick Knox

To provide and install new Category 6 Plenum rated network to indicated locations in City Hall to improve the efficiency and dependability in data transmission

ITEM XIII (C) **A Resolution by the Board of Aldermen of the City of Grain Valley Authorizing the Installation of Ten New Street Lights in the Eagle Ridge Estates 5th Plat, Eagle Ridge Estates 6th Plat and Eagle Ridge Multi-Family 3rd Plat Subdivisions**
R22-62
Introduced by Alderman Darren Mills

To provide lighting of the road and community safety

ITEM XIV: Ordinances

ITEM XIV (A) **An Ordinance Changing the Zoning on Approximately 7.53 Acres From District R-3 PUD (Multi-Family Residential District -Planned Unit Development) to District R03P (Multi-Family Residential District - Planned Overlay District) and Approval of the Preliminary Development Plan/Plat for the Lofts at Creekside Landing**
B22-21
2ND READ
Introduced by Alderman Shea Bass

To change the zoning for a proposed development

ITEM XIV (B) **An Ordinance Approving the Final Plat of Eagle Ridge Estates – 6th Plat**
B22-24
2ND READ
Introduced by Alderman Ryan Skinner

To gain final plat approval for Eagle Ridge Estates – 6th Plat consisting of lots 146-166 and 189-197

ITEM XIV (C) **An Ordinance Approving a Water Purchase Contract With the Tri-County Water Authority**
B22-25
2ND READ
Introduced by Alderman Dale Arnold

To renew the City's contract for water purchase with Tri-County Water Authority

ITEM XIV (D)
B22-26
1ST & 2ND READ
*Introduced by
Alderman Tom
Cleaver*

An Ordinance to Establish the City of Grain Valley, Missouri's Annual Tax Levies for the 2022 Calendar Year for General Municipal Government Operations; the Retirement of General Obligation Debt; Park Maintenance; and Public Health Purposes

To meet the required timelines for establishing the tax rate within Jackson County, Missouri.

ITEM XIV (E)
B22-27
1ST READ
*Introduced by
Alderman Rick
Knox*

An Ordinance Amending Section 700.070 of the Code of Ordinances of the City of Grain Valley, Missouri, Pertaining to the Disconnection in the Event of Delinquency – Deposits for Reconnection – Delinquent Bill in General

To correct a clerical error in the Municipal Code

ITEM XV: City Attorney Report

- City Attorney

ITEM XVI: City Administrator & Staff Reports

- City Administrator Ken Murphy
- Captain Hedger Police Department
- Finance Director Steven Craig
- Community Development Director Mark Trosen
- Parks & Recreation Director Shannon Davies
- City Clerk Jamie Logan

ITEM XVII: Board of Aldermen Reports & Comments

- Alderman Dale Arnold
- Alderman Shea Bass
- Alderman Tom Cleaver
- Alderman Rick Knox
- Alderman Darren Mills
- Alderman Ryan Skinner

ITEM XVIII: Mayor Report

- Mayor Mike Todd

ITEM XIX: Executive Session

- Legal Actions, Causes of Action of Litigation Pursuant to Section 610.021(1), RSMo. 1998, as Amended
- Leasing, Purchase or Sale of Real Estate Pursuant to Section 610.021(2), RSMo. 1998, as Amended
- Hiring, Firing, Disciplining or Promoting of Employees (personnel issues), Pursuant to Section 610.021(3), RSMo. 1998, as Amended
- Sealed bids and related documents, until the bids are opened; and sealed proposals and related documents to a negotiated contract until a contract is executed, or all proposals are rejected, Pursuant to Section 610.021(12), RSMo. 1998, as Amended

- Individually Identifiable Personnel Records, Personnel Records, Performance Ratings or Records Pertaining to Employees or Applicants for Employment, Pursuant to Section 610.021(13), RSMo 1998, as Amended.

ITEM XX: Adjournment

Please Note

The next scheduled meeting of the Board of Aldermen is a Regular Meeting on October 10, 2022 at 7:00 P.M. The meeting will be in the Council Chambers of the Grain Valley City Hall. Persons requiring an accommodation to participate in the meeting should contact the City Clerk at 816.847.6211 at least 48 hours before the meeting.

The City of Grain Valley is interested in effective communication for all persons. Upon request, the minutes from this meeting can be made available by calling 816.847.6211.

Consent

Agenda

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ITEM I: Call to Order

- The Board of Aldermen of the City of Grain Valley, Missouri, met in Regular Session on August 22, 2022, at 6:58 p.m. in the Board Chambers located at Grain Valley City Hall
- The meeting was called to order by Mayor Pro-tem Tom Cleaver

ITEM II: Roll Call

- City Clerk Jamie Logan called roll
- *Present: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
- *Absent:*

-QUORUM PRESENT-

ITEM III: Invocation

- Invocation was given by Mike Cassidy of Faith United Methodist Church

ITEM IV: Pledge of Allegiance

- The Pledge of Allegiance was led by Alderman Rick Knox

ITEM V: Approval of Agenda

- No Changes

ITEM VI: Proclamations

- Proclamations were presented to Sean Campbell, Noah Campbell and Benjamin Fligg for obtaining their Eagle Scout Rank

ITEM VII: Public Comment

- Jan Brill; 1035 Ephraim - appreciates the railing on the sidewalk leading up to City Hall entrance; she suggested those in the community to attend more meetings
- Melissa Hudson; 518 South Street - She would like to see the city invest in nicer subdivisions and feels we have enough multi-family and is opposed to more multi-family. She would like to see another community center in the future.
- Lorri Duncan; 1003 SW Cross Creek - She opposes the Bill (B22-21) on the agenda for multi-family and would like to know if traffic studies have been done and as it is a busy area; she feels adding the complex will require more teachers in the schools, EMTs, firefighters; She feels BB has some repairs needed & there are 2 big pot holes that didn't get addressed for months, but she feels more traffic it could cause more issues; feels 40 highway would need to be expanded with more traffic; she has heard those that live up north stating they could live in Leawood with similar property taxes and have same amenities; she does not want the apartment complex
- Danielle Arnold; 206 Broadway Terrace - she does not want the apartment complex; she feels we don't have enough cops for the area to service it
- Woodrow Craighead; 721 SW Rockhill Drive; he feels like the traffic in the area would

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

increase

- Doris Snyder; 1005 SW Cross Creek Drive; Not in favor of rezoning on B22-21 as she doesn't feel we need any more apartments in town due to the street/traffic; feels streets aren't maintained and there will need to be more police, more children in the schools; she is not in favor
- Jeff Houston; 624 SW Muriel Drive; the first round of apartments (Lofts at Old Towne) are not done yet and doesn't agree on more apartments at least until those are complete; would like more sit down restaurants for families to stay in the city instead of apartments
- Brian Schwengerdt; 780 W Ryan Road; he is not in favor of the rezoning of multi-family apartments; he does not feel one way in and one way out for that large of a population would be a problem and specifically mentioned for emergency services; feels it would be a drain on the school system; he feels building more schools to take care of this overcrowding is taxpayers and not the developers; he would like the board to listen to the community members that voiced their concerns this evening- Quality vs. Quantity
- David Ward; 32% paid in taxes compared to residential at a lower tax rate, Stated 3 other developers before Ward have come in to try and develop this area and have failed; less than 3% vacancy rate in Grain Valley; he said he pays several tax dollars with their other developments; they are building Woodbury (single family) and it is doing well, but price is a deterrent; affordable housing is what people want and they cannot afford the starter homes; this complex comes with amenities; less than 10% 3 bedrooms units so there shouldn't be a ton of children
- Klayton Estes; 705 NW Eagle Drive - he is not a proponent of the bill and development and feels the area is not able to be developed the way described and he has been in law enforcement and stated his calls have been in multi-family areas; he states we should fix up the current multi-family up instead of building new; he moved here 5 years ago and saw the potential in the town with access to KC amenities; feels properties like this drive down values
- Brian 1120 Eagle Ridge Blvd; project exceeds city ordinance requirements including the green space and parking etc. He stated they have met all conditions of the city; they are attempting to provide affordable housing as single family homes are not affordable to set down the roots; multi-family is an option; there is a generation of people that don't want single family homes; all requirements have been met and it is a nice product and it is not right against the railroad tracks & there is an easement- the zoning didn't change from single family, but has always been multi-family; stated that there needs to be residents/population to match new restaurants
- Larry Chitwood; 1002 SW Cross Creek Drive; He just heard about the project today and wondered about the impact on the schools; he doesn't want them overcrowded; he looked at the property today; he feels better about the project after reviewing the facts and finding out who was developing the project; he not for the project

-7:31 PM Mayor Mike Todd arrived to the meeting-

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

ITEM VIII: Consent Agenda

- August 8, 2022 – Board of Aldermen Regular Meeting Minutes
- August 22, 2022 – Accounts Payable
- *Alderman Skinner made a Motion to Accept the Consent Agenda*
- *The Motion was Seconded by Alderman Knox*
 - *No discussion*
- *Motion to Approve the Consent Agenda was voted on with the following voice vote:*
 - *Aye: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
 - *Nay:*
 - *Abstain:*

-Motion Approved: 6-0-

ITEM IX: Previous Business

- None

ITEM X: New Business

- None

ITEM XI: Presentations

- None

ITEM XII: Public Hearing

- None

ITEM XIII: Resolutions

Resolution No. R22-58 A Resolution by the Board of Aldermen of the City of Grain Valley, Missouri to Enter Into an Agreement With Confluence, Inc. for Professional Planning Services for a Comprehensive Master Plan Update and Parks Master Plan

- *Alderman Mills moved to approve Resolution No. R22-58*
- *The Motion was Seconded by Alderman Skinner*
 - One directive was to find a consultant for a master plan update and parks master plan; after the proposals were reviewed and interviewed; they felt Confluence was the best fit for the city to move forward with
- *Resolution No. R22-58 was voted upon with the following voice vote:*
 - *Aye: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
 - *Nay:*
 - *Abstain:*

-Resolution No. R22-58 Approved: 6-0-

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

ITEM XV: Ordinances

Bill No. B22-24: An Ordinance Approving the Final Plat of Eagle Ridge Estates – 6th Plat

Bill No. B22-24 was read by City Clerk Jamie Logan for the first reading by title only

- *Alderman Skinner moved to accept the first reading of Bill No. **B22-24** and bring it back for a second reading by title only at the next regular session*
- *The Motion was Seconded by Alderman Mills*
 - Mr. Trosen stated this is to gain final plat approval for Eagle Ridge Estates for lots 146-166 and 189-197; continuation of Eagle Ridge subdivision; P&Z commission reviewed at their August 10, 2022 meeting
 - David Ward stated this is another example of affordable housing in Grain Valley \$250,000-\$275,000 homes and do this as much as possible; they are not here just to build multi-family complexes
- *Motion to accept the first reading of Bill No. **B22-24** and bring it back for a second reading was voted upon with the following voice vote:*
 - *Aye: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
 - *Nay:*
 - *Abstain:*

-Motion Approved 6-0-

Bill No. B22-25: An Ordinance Approving a Water Purchase Contract With the Tri-County Water Authority

Bill No. B22-25 was read by City Clerk Jamie Logan for the first reading by title only

- *Alderman Arnold moved to accept the first reading of Bill No. **B22-25** and bring it back for a second reading by title only at the next regular session*
- *The Motion was Seconded by Alderman Cleaver*
 - The water for Grain Valley is purchased from 2 sources; this agreement is due for renewal
- *Motion to accept the first reading of Bill No. **B22-25** and bring it back for a second reading was voted upon with the following voice vote:*
 - *Aye: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
 - *Nay:*
 - *Abstain:*

-Motion Approved 6-0-

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

Bill No. B22-21: An Ordinance Changing the Zoning on Approximately 7.53 Acres From District R-3 PUD (Multi-Family Residential District -Planned Unit Development) to District R03P (Multi-Family Residential District - Planned Overlay District) and Approval of the Preliminary Development Plan/Plat for the Lofts at Creekside Landing

Bill No. B22-21 was read by City Clerk Jamie Logan for the first reading by title only

- *Alderman Bass moved to accept the first reading of Bill No. B22-21 and bring it back for a second reading by title only at the next regular session*
- *The Motion was Seconded by Alderman Skinner*
 - Mr. Trosen stated public hearing was held on 7/11/22; there is a staff report in the packet regarding this project; this is for a change of zoning – original zoning approved in 2006; the proposed original plan had 56 units; the proposed change would include 24 units x 4 buildings, 3x fourplexes and a duplex- for 110 units; parking lot serving all units and no longer a looped public drive as in the original plan; parking spaces exceed the required amount; pool, playground, pickleball courts and 51% of the site is green space; landscaping exceeds city’s requirements; Planning and Zoning commission held their public hearing and approved the development/change of zoning and recommended approval and staff recommends approval; the city’s comprehensive plan shows this area as multi family
 - Alderman Bass clarified if apartment buildings are allowed in general in R-3 zoning; Mr. Trosen shared 400.090 what is allowed; is there a limit to the number of units; this property will allow (ordinance 1870) – there was a specific plan which allowed 56 units; between 2006-now, could have a builder have come in and built apartments; Mr. Trosen stated it would have needed to comply with the 2006 ordinance’s plan
 - Mayor Todd asked if a traffic study had been done; Sni a bar and Sni a bar parkway are collector streets and the city engineer has reviewed and they can handle the traffic; plat review and approval as well as emergency services would review at the time of the building permitting; the applicant must come back for final plan development review by the P&Z commission and Board of Aldermen; the buildings are sprinkled
 - Alderman Knox stated it was approved in 2006; yes, it was the “Royer plan” with 56 units consisting of 2, 3, fourplexes; this is before the board again because the plan is changing with a higher density (more units)
 - Alderman Skinner stated the proposed parking lot would not be a city street; if a city street with the original Royer Plan, how long before street replacement would be needed; Mr. Trosen stated 7-10 years; how much would a looped street as proposed in the original plan would cost (approximately \$30-50k ish plus other maintenance costs to maintain road such as plow, curb/gutter); now under the new proposed plan, the City would not be responsible for maintenance, snow removal, etc.; he grew up here and wanted to be in Grain Valley, but couldn’t afford

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT
City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

it and moved in Columbia for affordable housing; he stated this is something he would have been interested in at that point in his life; he appreciates the opportunity to keep people here in Grain Valley

- Alderman Arnold stated he has tried to share with the public as something on the agenda; he is still opposed to this project; he admires the developer and said things haven't been done without issues over the years; he's watched how the parking lot was at the old grocery store lot (Old Towne); he has concerns with the parking lot maintenance over time and feels there is enough on the books for future multi-family and other rental spaces are available; feels Grain Valley is an in demand community and he said very few people were in favor of this project; states he feels the police department would be stretched in high populated areas; higher taxes paid vs. single family, but the requirement for service is higher as well; feels this is a small sampling tonight of people opposed to the project; feels this will effect the schools and class sizes; he doesn't feel the taxes outweigh the potential issues that could come with multi-family
- Mayor asked what the vacancy is at the Lofts; 1 bedroom unit is available; the duplexes are at 100% occupancy
- David Ward asked if the population has ever decreased over the years; he doesn't feel we will ever be in that position; feels the schools have a desire to have 2 high schools; he feels the developments and population in Grain Valley is now getting the attention of getting better sit down restaurants and he does not see this as a detriment to the schools & in line with their desire to grow; he stated they are not cheap units to build; less than 3% vacancy in Grain Valley; he said we must do something to keep people moving to Grain Valley
- Robert from Quest engineering; he said he does a lot of development in Lee's Summit; stated the developments off of Chipman Road are the same concept of the proposed multi-family; he stated they have a lot of multi-family without the amenities that the Ward group was wanting to put in this proposed development; there is a lot of funding into the amenities; Alderman Skinner asked as an engineer if those interested into these communities are they younger and moving into higher end apartments with amenities like this; many start here before purchasing a home; he knows developers are hiring him to design these spaces
- Alderman Arnold owns half of a duplex; this is another way to build up equity vs. an apartment where money is thrown out the window; he states there is plenty of these available in Grain Valley
- *Motion to accept the first reading of Bill No. B22-21 and bring it back for a second reading was voted upon with the following voice vote:*
 - *Aye: Cleaver, Mills, Skinner*
 - *Nay: Arnold, Bass, Knox*
 - *Abstain:*

-Motion Approved 3-3-1

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT
City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

Mayor Todd broke the tie voting in favor of the first read of B22-21

ITEM XV: City Attorney Report

- None

ITEM XVI: City Administrator & Staff Reports

- City Administrator Ken Murphy
 - There are several that will be at a conference during the next meeting and
- *Alderman Knox made a Motion to Cancel the September 12, 2022 Board of Aldermen Meeting*
- *The Motion was Seconded by Alderman Bass*
 - *No discussion*
- *Motion to Approve the Consent Agenda was voted on with the following voice vote:*
 - *Aye: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
 - *Nay:*
 - *Abstain:*

-Motion Approved: 6-0-

- Deputy City Administrator Theresa Osenbaugh
 - Halloween Festivities formerly known as Trail or Treat is moving to the Downtown Area this year - with the new police station going in and this fits with the downtown revitalization efforts as well
 - It will take place on October 28th and it has been renamed to Downtown Spooktacular; jack-o-lantern carving contest and window decorating contest as well as other festivities
- Captain Hedger Police Department
 - 8-11 am Saturday, August 27th Cops, Cakes and Conversations at Armstrong Park will take place which is a fundraiser supporting police community programs
- Finance Director Steven Craig
 - None
- Parks & Recreation Director Shannon Davies
 - Youth baseball and softball is registering now; about the same number of registrants as last year at this time
- Community Development Director Mark Trosen
 - At the July 25th Board of Aldermen meeting; multi-family parking requirements report was prepared; Planning and Zoning discussions- determined no changes should be made to zoning regulations
- City Clerk Jamie Logan
 - None

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

ITEM XVIII: Board of Aldermen Reports & Comments

- Alderman Dale Arnold
 - Congratulated the school district on a successful first day; he noticed a comment on social media related to Officer Gildehaus; he commended him for stepping up to participate in the community
 - He noticed there was a fencing public hearing in the Planning & Zoning Commission coming up; he would like to have information mailed to these homeowners about this hearing so they are not caught off guard or by water bill notification; Mr. Trosen stated they have stepped up social media notifications; water bills are separated into two billing cycles and not for sure if both would be hit before that public hearing; Mayor Todd stated a public hearing would go in front of the board of aldermen if it passes at Planning & Zoning Commission
- Alderman Shea Bass
 - None
- Alderman Tom Cleaver
 - None
- Alderman Rick Knox
 - He was approached by a resident on Willow who interacted with City Staff related to a water main break in their area and stated it was handled quickly and expediently
- Alderman Darren Mills
 - None
- Alderman Ryan Skinner
 - None

ITEM XVIII: Mayor Report

- The tax levy has to be set by the first of October and asked if the board was okay holding the public hearing and doing a double read on the ordinance in the next meeting (2nd meeting in September); the board was okay with the double read in the next meeting (9/26/22)

ITEM XIX: Executive Session

- None

ITEM XX: Adjournment

- The meeting adjourned at 8:19 P.M.

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

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Minutes submitted by:

Jamie Logan
City Clerk

Date

Minutes approved by:

Mike Todd
Mayor

Date

DRAFT

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh
Captain Scott Hedger
Community Development Director Mark Trosen
City Clerk Jamie Logan
City Attorney John Matino

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ITEM I: Call to Order

- The Board of Aldermen of the City of Grain Valley, Missouri, met in Special Session on September 15, 2022, at 6:00 p.m. via Zoom Conference
- The meeting was called to order by Mayor Mike Todd

ITEM II: Roll Call

- Deputy City Administrator Theresa Osenbaugh called roll
- *Present: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
- *Absent:*

-QUORUM PRESENT-

ITEM III: Resolution

Resolution No. R22-60 A Resolution by the Board of Aldermen of the City of Grain Valley Authorizing the City Administrator to Enter Into an Agreement With Resource Management Associates for Executive Search Firm Services for Chief of Police

- *Alderman Mills moved to approve Resolution No. R22-60*
- *The Motion was Seconded by Alderman Knox*
 - City Administrator Murphy noted that this resolution allowed for a professional firm to assist with the hiring of a police Chief; two proposals were received and Resource Management Associates is the recommended firm to move forward with an agreement; group will utilize an assessment center for final candidates to test various skillsets; money is available without a budget amendment or adjustment but the contract is paid at the end so funds may be in the 2023 budget
 - Mayor Todd asked about citizen and officer involvement; City Administrator Murphy noted that the proposal touched on the options to seek participation from various groups
- *Resolution No. R22-60 was voted upon with the following voice vote:*
 - *Aye: Arnold, Bass, Cleaver, Knox, Mills, Skinner*
 - *Nay:*
 - *Abstain:*

-Resolution No. R22-60 Approved: 6-0-

ITEM IV: Adjournment at 6:08PM

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh

CITY OF GRAIN VALLEY
Board of Aldermen Meeting Minutes
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Minutes submitted by:

Theresa Osenbaugh
Deputy City Administrator

Date

Minutes approved by:

Mike Todd
Mayor

Date

DRAFT

ELECTED OFFICIALS PRESENT

Mayor Mike Todd
Alderman Dale Arnold
Alderman Shea Bass
Alderman Tom Cleaver
Alderman Rick Knox
Alderman Darren Mills
Alderman Ryan Skinner

ELECTED OFFICIALS ABSENT

STAFF OFFICIALS PRESENT

City Administrator Ken Murphy
Deputy City Administrator Theresa Osenbaugh

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
NON-DEPARTMENTAL	GENERAL FUND	KCMO CITY TREASURER	KC EARNINGS TAX WH	18.06
			KC EARNINGS TAX WH	20.52
		MO DEPT OF REVENUE	MISSOURI WITHHOLDING	2,361.49
			MISSOURI WITHHOLDING	2,475.13
		FRATERNAL ORDER OF POLICE	EMPLOYEE DEDUCTIONS	378.00
			EMPLOYEE DEDUCTIONS	378.00
		HAMPEL OIL INC	CJC FUEL	1,736.77
			CJC FUEL	1,387.69
			CJC FUEL	1,780.81
		AFLAC	AFLAC AFTER TAX	73.73
			AFLAC AFTER TAX	73.73
			AFLAC CRITICAL CARE	23.28
			AFLAC CRITICAL CARE	23.28
			AFLAC PRETAX	268.30
			AFLAC PRETAX	290.89
			AFLAC-W2 DD PRETAX	249.51
			AFLAC-W2 DD PRETAX	288.80
		MIDWEST PUBLIC RISK	DENTAL	153.20
			DENTAL	157.75
			OPEN ACCESS	414.75
			OPEN ACCESS	414.75
			OPEN ACCESS	249.55
			OPEN ACCESS	249.55
			OPEN ACCESS	222.98
			OPEN ACCESS	319.93
			HSA	342.91
			HSA	339.42
			HSA	1,621.19
			HSA	1,624.17
			HSA	22.55
			HSA	22.55
			VISION	32.00
			VISION	32.00
			VISION	56.06
			VISION	56.20
			VISION	110.00
			VISION	110.16
			VISION	14.35
			VISION	18.47
		HSA BANK	HSA - GRAIN VALLEY, MO	406.82
			HSA - GRAIN VALLEY, MO	407.04
			HSA - GRAIN VALLEY, MO	517.06
			HSA - GRAIN VALLEY, MO	518.36
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	352.20
		OMNIGO SOFTWARE	RMS HOSTED RECORDS	7,360.46
		CITY OF GRAIN VALLEY -FLEX	FLEX - DEPENDENT CARE	293.45
			FLEX - DEPENDENT CARE	294.60
			FLEX PLAN	15.00
			FLEX PLAN	15.00
		MISSIONSQUARE RETIREMENT	MISSIONSQUARE 457 %	796.61
			MISSIONSQUARE 457 %	878.61
			MISSIONSQUARE 457	410.43
			MISSIONSQUARE 457	409.99
			MISSIONSQUARE ROTH IRA	66.42
			MISSIONSQUARE ROTH IRA	67.32
		TYLER TECHNOLOGIES INC	ANNUAL FEE: COURT ONLINE C	1,600.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		HOPE HOUSE	AUG 2022 DOMESTIC VIOLENCE	16.00
		MO DEPT OF REVENUE	AUG 2022 CVC FUNDS	35.65
		MO DEPT OF PUBLIC SAFETY	AUG 2022 TRAINING FUND	5.00
		INTERNAL REVENUE SERVICE	FEDERAL WH	6,640.68
			FEDERAL WH	6,954.76
			SOCIAL SECURITY	4,573.29
			SOCIAL SECURITY	4,761.44
			MEDICARE	1,069.55
			MEDICARE	<u>1,113.57</u>
			TOTAL:	57,991.79
HR/CITY CLERK	GENERAL FUND	VALIDITY SCREENING SOLUTIONS	CRAFT: SCREENING	73.40
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	277.25
			MONTHLY CONTRIBUTIONS	277.23
		SAMS CLUB/GECRB	NOAH CRAFT MEMBERSHIP	25.75
		WALMART COMMUNITY	MOTIVATE ME LUNCH SUPPLIES	9.96
			TUBS FOR EXTRA LOGO TSHIRT	21.96
		OFFICE DEPOT	DESKPAD	8.79
		WAGeworks	AUG 2022 MONTHLY FEES	68.00
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	19.50
		MIDWEST PUBLIC RISK	DENTAL	34.90
			DENTAL	52.45
			OPEN ACCESS	379.05
			HSA	265.15
			HSA	258.90
			HSA	348.68
			HSA	358.90
			CRAFT	1,904.00
			CRAFT	16.00
			CRAFT	88.00
		HSA BANK	HSA - GRAIN VALLEY, MO	100.00
			HSA - GRAIN VALLEY, MO	100.28
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	25.22
		KHALILAH HOLLAND	HOLLAND: IPMA-HR CONF MEAL	139.50
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	172.49
			SOCIAL SECURITY	165.88
			MEDICARE	40.35
			MEDICARE	<u>38.81</u>
			TOTAL:	5,270.40
INFORMATION TECH	GENERAL FUND	NETSTANDARD INC	DATA BACK-UP	980.00
			CLARITY SERVICES	2,818.44
			OFFICE 365	984.50
		MITCHELL 1	Fleet Software	2,448.00
		CDW GOVERNMENT	ADOBE RENEWAL	3,797.64
		OMNIGO SOFTWARE	HOSTED RECORDS SYSTM	7,360.47
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	80.02
		TYLER TECHNOLOGIES INC	MYCIVIC 311 SUBSCRIPTION	3,874.45
			ANNUAL FEE: COURT ONLINE C	<u>1,600.00</u>
			TOTAL:	23,943.52
BLDG & GRDS	GENERAL FUND	A&A ELECTRICAL INC	REPLACE TWO EXIT LIGHTS WI	97.20
		AAA DISPOSAL SERVICE INC	50% FACILITIES MAINTENANCE	180.00
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	0.00
		ROBERT W ODELL	FIRE EXTINGUISHERS	647.38
		ORKIN	SEPT 2022 MAIN ST SERVICE	76.30

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		GENERAL ELEVATOR	JUNE 2022 SERVICE	150.00
			JULY 2022 SERVICE	150.00
			SEPTEMBER SERVICE	150.00
		VANCE BROTHERS INC	AEROSOL TRAFFIC PAINT: BLU	72.00
		SC REALTY SERVICES	Custodial Services	1,062.27
		EVERGY	0296 - 513 GREGG ST	46.28
			1024 - 600 BUCKNER TARNSEY	11.47
			1099 - 596 BUCKNER TARSNEY	14.49
			1323-CAPPELL&FRONT/PH/PUBL	11.39
			1769 - 618 JAMES ROLLO CT	70.12
			2346 - 1608 NW WOODBURY	38.43
			4516 - 6100 S BUCKNER TARN	11.47
			4649- 618 JAMES ROLLO CT B	23.72
			5262 - 711 MAIN ST 70%	1,389.35
			8641 - 620 JAMES ROLLO CT	25.45
			9127 - 517 GREGG ST	90.00
			9797 - 1805 NW WILLOW DR	38.35
		COMCAST	OCT 2022 FIBER	445.70
		COMCAST	CITY HALL AND PD VOICE EDG	635.64
		24-7 FIRE PROTECTION LLC	SERVICE TO POTTER AFC-50 P	156.00
		DH PACE COMPANY, INC	INSPECT MAG-LOCK ISSUES	108.00
			TOTAL:	5,701.01
ADMINISTRATION	GENERAL FUND	RICOH USA INC	50% MAILRM C85162118	86.72
			50% ADMIN C85162117	0.61
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	420.26
			MONTHLY CONTRIBUTIONS	438.01
		SAMS CLUB/GECRB	FAIR PARADE CANDY	455.64
			HELIUM TANK	39.47
			CANDY MIX/PAPER TOWELS/FOR	99.88
		WALMART COMMUNITY	MICROWAVE	99.00
		OFFICE DEPOT	FILE BOXES/POST IT NOTES	21.93
			PENS/HIGHLIGHTERS/PENCILS/	12.84
			STAPLER/COPY PAPER/SCISSOR	42.99
			CUSTOM BANNER	89.99
			BAG SHREDDER	23.88
			COPY PAPER/DUNKIN K-CUP	42.99
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	16.25
		RICOH USA INC	50% ADMIN C85162117	119.81
			50% MAILRM C85162118	119.81
		PITNEY BOWES INC	TAPE STRIPS/E-Z SEAL PINT	42.49
		PURCHASE POWER	POSTAGE	85.68
		THERESA OSENBAUGH	MML CONFERENCE 2022	137.50
		MIDWEST PUBLIC RISK	DENTAL	23.79
			DENTAL	24.13
			DENTAL	0.82
			HSA	12.49
			HSA	424.28
			HSA	430.32
		HSA BANK	HSA - GRAIN VALLEY, MO	99.13
			HSA - GRAIN VALLEY, MO	100.54
			HSA - GRAIN VALLEY, MO	2.36
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	31.09
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	7.91
			CELLULAR SERVICE 07/19-08/	41.61
		PITNEY BOWES GLOBAL FINANCIAL SERVICES	QRTL Y PYMNT 06/08/22-09/07	140.76

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		KENNETH MURPHY	MML CONFERENCE 2022	137.50
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	260.35
			SOCIAL SECURITY	284.21
			MEDICARE	60.89
			MEDICARE	66.46
		MISSOURI DIRECTOR OF REVENUE	BRAND TRADEMARK APPLICATIO	<u>55.00</u>
			TOTAL:	4,599.39
SELECTED	GENERAL FUND	GRAIN VALLEY SCHOOL DISTRICT	BRIGHT FUTURES LUNCH SPONS	100.00
		MISSOURI MUNICIPAL LEAGUE	DALE ARNOLD MML CONF REG	520.00
		SAMS CLUB/GEGRB	EE APPRECIATION BREAKFAST	13.28
			CANDY MIX/PAPER TOWELS/FOR	29.86
		WALMART COMMUNITY	EE APPRECIATION BREAKFAST	108.98
		COSENTINOS PRICE CHOPPER	CHOCOLATE MILK/CREAMER/SYR	17.95
		DALE ARNOLD	ANNUAL MML CONFERENCE	111.50
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	40.00
		JET 5 STUDIOS	POLICE OFFICER HEADSHOT RE	<u>100.00</u>
			TOTAL:	1,041.57
LEGAL	GENERAL FUND	JACKSON LEWIS P.C.	LABOR RELATIONS ADVICE & C	168.00
		MIDWEST PUBLIC RISK	DEDUCTIBLE	<u>5,000.00</u>
			TOTAL:	5,168.00
FINANCE	GENERAL FUND	TROUTT BEEMAN & CO PC	2021 AUDIT	13,600.00
		MO DEPT OF REVENUE	MISSOURI WITHHOLDING	0.50
			MISSOURI WITHHOLDING	0.50
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	360.71
			MONTHLY CONTRIBUTIONS	360.71
		OFFICE DEPOT	FILE BOXES/POST IT NOTES	19.38
			STAPLER/COPY PAPER/SCISSOR	37.79
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	13.00
		MIDWEST PUBLIC RISK	DENTAL	34.90
			DENTAL	34.90
			HSA	265.14
			HSA	265.15
			HSA	348.68
			HSA	348.67
		HSA BANK	HSA - GRAIN VALLEY, MO	100.00
			HSA - GRAIN VALLEY, MO	100.00
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	24.26
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	152.01
			SOCIAL SECURITY	161.28
			MEDICARE	35.55
			MEDICARE	<u>37.71</u>
			TOTAL:	16,300.84
COURT	GENERAL FUND	CITY OF BLUE SPRINGS	PRISONER HOUSING - JULY 20	140.00
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	253.28
			MONTHLY CONTRIBUTIONS	242.59
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	13.00
		MIDWEST PUBLIC RISK	DENTAL	18.00
			DENTAL	18.00
			DENTAL	1.49
			HSA	22.63
			HSA	321.00
			HSA	321.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		HSA BANK	HSA - GRAIN VALLEY, MO	75.00
			HSA - GRAIN VALLEY, MO	75.00
			HSA - GRAIN VALLEY, MO	4.27
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	16.30
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	183.30
			SOCIAL SECURITY	178.28
			MEDICARE	42.86
			MEDICARE	<u>41.69</u>
			TOTAL:	1,967.69
VICTIM SERVICES	GENERAL FUND	MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	210.97
			MONTHLY CONTRIBUTIONS	210.97
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	13.00
		MIDWEST PUBLIC RISK	DENTAL	34.90
			DENTAL	34.90
			HSA	697.35
			HSA	697.35
		HSA BANK	HSA - GRAIN VALLEY, MO	100.00
			HSA - GRAIN VALLEY, MO	100.00
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	14.18
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	41.62
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	141.06
			SOCIAL SECURITY	173.33
			MEDICARE	32.99
			MEDICARE	<u>40.53</u>
			TOTAL:	2,543.15
FLEET	GENERAL FUND	CLARKS TOOL & EQUIPMENT	JUMP-N-CARY DEPOSIT	370.00
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	119.40
			MONTHLY CONTRIBUTIONS	123.00
		ADVANCE AUTO PARTS	POCKET MAGNETIC P'UP	9.19
			OIL FILTER	25.20
			HOSE CLAMPS	22.60
			BRAKE FLUID-DOT 3 32 OZ	7.17
			DURACELL 2032 2 PK	8.99
			RAZOR BLADE-BOX 100PC	10.11
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	6.50
		OREILLY AUTOMOTIVE INC	SAND PAPER	24.35
			WIRE LOOMS	53.00
			140Z BRAKE CLN	71.76
			WHEEL WEIGHT	37.69
			NITRILE GLV	56.98
		KC WIRELESS INC	LIP MOUNTS	68.94
		MIDWEST PUBLIC RISK	DENTAL	17.45
			DENTAL	17.97
			HSA	160.50
			HSA	165.35
		HSA BANK	HSA - GRAIN VALLEY, MO	37.50
			HSA - GRAIN VALLEY, MO	38.64
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	8.03
		CINTAS CORPORATION # 430	FLEET UNIFORMS	4.70
			FLEET UNIFORMS	4.70
			FLEET UNIFORMS	4.70
			FLEET UNIFORMS	4.70
			FLEET UNIFORMS	4.70
		GRAINGER	THUMB SCREW	12.40

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		FACTORY MOTOR PARTS CO	MOTOR ASM-AUX B	97.03
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	59.17
			SOCIAL SECURITY	60.96
			MEDICARE	13.84
			MEDICARE	<u>14.26</u>
			TOTAL:	1,741.48
POLICE	GENERAL FUND	BOARD OF POLICE COMMISSIONERS	INTAKE PROCESSING	7.33
		RICOH USA INC	PD C85162124	10.60
			PD C85162116	33.38
			PD C85162119	121.67
		MISSOURI LAGERS	EMPLOYER CONTRIBUTIONS	6,816.23
			EMPLOYER CONTRIBUTIONS	7,101.03
			MONTHLY CONTRIBUTIONS	421.91
			MONTHLY CONTRIBUTIONS	421.91
		SAMS CLUB/GECRB	CANDY MIX/PAPER TOWELS/FOR	67.12
		ADVANCE AUTO PARTS	SENSOR	35.87
		STATE BANK OF MISSOURI	PD LEASE VEHICLES/EQUIPME	32.52
			PD LEASE VEHICLES/EQUIPME	3,706.79
		OFFICE DEPOT	PENS/HIGHLIGHTERS/PENCILS/	127.48
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	351.00
		VISA-CARD SERVICES 1325	CAMP FOCUS GIVEAWAYS	775.28
		JACOB WISE	K9 FALL WORKSHOP 2022 MEAL	352.00
		OREILLY AUTOMOTIVE INC	BLWR MTR CN	64.93
			KEYLESS RMTE	45.61
		RICOH USA INC	PD C85162116	239.63
			PD C85162119	239.63
			PD C85162124	34.35
		HAMPEL OIL INC	BULK GASOHOL/DIESEL	1,605.89
			BULK GASOHOL/DIESEL	486.85
			BULK GASOHOL/DIESEL	434.71
			BULK GASOHOL/DIESEL	435.01
			BULK GASOHOL/DIESEL	1,039.20
			BULK GASOHOL/DIESEL	336.44
			BULK GASOHOL/DIESEL	1,687.63
			BULK GASOHOL/DIESEL	274.27
			BULK GASOHOL/DIESEL	1,785.12
			BULK GASOHOL/DIESEL	547.16
			BULK GASOHOL/DIESEL	2,096.71
			BULK GASOHOL/DIESEL	253.91
		GULF STATES DISTRIBUTORS	PMC .223 REM 55GR	876.00
			PMC .40 S&W 180GR	335.00
		COMCAST	HIGH SPEED INTERNET	151.85
			HIGH SPEED INTERNET	151.85
		LEXISNEXIS RISK DATA MGMT INC	AUG 2022 MINIMUM COMMITMEN	150.00
		GOODYEAR COMMERCIAL TIRE	GY 255/60R18 EAG ENFORCER	460.23
			GY 255/60R18 EAG ENFORCER	460.23
		MIDWEST PUBLIC RISK	DENTAL	216.00
			DENTAL	216.00
			DENTAL	497.70
			DENTAL	543.46
			OPEN ACCESS	1,964.25
			OPEN ACCESS	1,964.25
			OPEN ACCESS	1,194.00
			OPEN ACCESS	1,194.00
			OPEN ACCESS	861.45

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			OPEN ACCESS	861.45
			OPEN ACCESS	758.10
			OPEN ACCESS	758.10
			HSA	1,703.60
			HSA	2,372.32
			HSA	2,889.00
			HSA	2,889.00
			HSA	4,184.10
			HSA	4,184.10
			JEFFRIES	1,586.00
			BEALE	1,286.00-
			BEALE	16.00-
			JEFFRIES	16.00
			JEFFRIES	88.00
			BEALE	88.00-
			VISION	8.00
			VISION	16.32
		HSA BANK	HSA - GRAIN VALLEY, MO	600.00
			HSA - GRAIN VALLEY, MO	600.00
			HSA - GRAIN VALLEY, MO	800.00
			HSA - GRAIN VALLEY, MO	800.00
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	364.84
		METRO FORD	135 CONTROL	131.20
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	0.00
			CELLULAR SERVICE 07/19-08/	699.62
			CELLULAR SERVICE 07/19-08/	130.65
		MISSOURI POLICE CANINE ASSOCIATION	WISE: 2022 ANNUAL MEMBERSH	30.00
			WISE: 2022 FALL WORKSHOP	200.00
		VIRTUAL ACADEMY	ONLINE TRAINING	1,650.00
		CHRIS CAKES INC	PD PANCAKE BREAKFAST	889.60
		FACTORY MOTOR PARTS CO	CONTROL	77.03
			MODULE ASM-BLO	119.03
			KIT - TPMS SENSOR	114.20
			FAN AND MOTOR ASY	155.71
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	3,069.20
			SOCIAL SECURITY	3,194.31
			MEDICARE	717.80
			MEDICARE	747.07
		JACKSON COUNTY MGR OF FINANCE	DISPATCH SERVICES	8,157.20
		REJIS COMMISSION	JULY 2022 LEWEB SUBSCRIPTI	291.07
			AUG 2022 LEWEB SUBSCRIPTIO	291.07
			FIREWALL MAINT/ANTIVIRUS A	325.00
			SUPPORT	23.75
		GEARZONE PRODUCTS	IIAMS: TACTICAL PANTS	119.98
		CLUB CARWASH	CAR WASHES	190.00
		LISA ROMANO	ROMANO: SRO BASIC TRAINING	249.50
		K.E. GRAPHICS & SIGNS	INSTALL D.A.R.E. WRAP ON H	360.00
		NATL ASSOC OF COMP VOICE STRESS ANALYS	BREEDLOVE 3 YR NACVSA MEMB	85.00
			TOTAL:	89,332.36
ANIMAL CONTROL	GENERAL FUND	MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	163.20
			MONTHLY CONTRIBUTIONS	163.20
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	13.00
		HAMPEL OIL INC	BULK GASOHOL/DIESEL	134.49
			BULK GASOHOL/DIESEL	84.22
			BULK GASOHOL/DIESEL	101.72

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			BULK GASOHOL/DIESEL	133.06
			BULK GASOHOL/DIESEL	56.86
		MIDWEST PUBLIC RISK	OPEN ACCESS	398.00
			OPEN ACCESS	398.00
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	10.98
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	136.60
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	81.60
			SOCIAL SECURITY	81.60
			MEDICARE	19.08
			MEDICARE	<u>19.08</u>
			TOTAL:	1,994.69
PLANNING & ENGINEERING GENERAL FUND		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	856.00
			MONTHLY CONTRIBUTIONS	856.41
		SAMS CLUB/GECEB	CANDY MIX/PAPER TOWELS/FOR	142.44
		OFFICE DEPOT	STAPLER/COPY PAPER/SCISSOR	19.77
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	38.97
		HAMPEL OIL INC	BULK GASOHOL/DIESEL	44.83
			BULK GASOHOL/DIESEL	51.04
			BULK GASOHOL/DIESEL	70.59
			BULK GASOHOL/DIESEL	47.26
			BULK GASOHOL/DIESEL	21.56
			BULK GASOHOL/DIESEL	30.33
		MIDWEST PUBLIC RISK	DENTAL	49.37
			DENTAL	49.43
			DENTAL	10.23
			DENTAL	10.22
			OPEN ACCESS	113.72
			OPEN ACCESS	113.71
			HSA	880.48
			HSA	881.33
			HSA	87.73
			HSA	87.73
		HSA BANK	HSA - GRAIN VALLEY, MO	205.72
			HSA - GRAIN VALLEY, MO	205.92
			HSA - GRAIN VALLEY, MO	14.28
			HSA - GRAIN VALLEY, MO	14.29
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	57.52
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	81.67
			CELLULAR SERVICE 07/19-08/	20.49
			CELLULAR SERVICE 07/19-08/	7.91
		MIKE RUSSELL	RUSSELL: ICC CONFERENCE ME	299.45
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	454.12
			SOCIAL SECURITY	461.57
			MEDICARE	106.20
			MEDICARE	<u>107.94</u>
			TOTAL:	6,500.23
ECONOMIC DEVELOPMENT	TOURISM TAX FUND	MARKSNELSON LLC	LOIS	<u>703.55</u>
			TOTAL:	703.55
NON-DEPARTMENTAL	PARK FUND	KCMO CITY TREASURER	KC EARNINGS TAX WH	22.60
			KC EARNINGS TAX WH	22.60
		MO DEPT OF REVENUE	MISSOURI WITHHOLDING	534.17
			MISSOURI WITHHOLDING	619.13
		FAMILY SUPPORT PAYMENT CENTER	SMITH CASE 91316387	92.31

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			SMITH CASE 91316387	92.31
		AFLAC	AFLAC CRITICAL CARE	6.78
			AFLAC CRITICAL CARE	6.78
			AFLAC PRETAX	54.54
			AFLAC PRETAX	54.44
			AFLAC-W2 DD PRETAX	57.27
			AFLAC-W2 DD PRETAX	57.17
		MISCELLANEOUS FIRST BAPTIST CHURCH G	FIRST BAPTIST CHURCH GV:	50.00
		LIFE LINE SCREENING	LIFE LINE SCREENING:	150.00
		AMY MARTIN	AMY MARTIN:	80.00
		MIDWEST PUBLIC RISK	DENTAL	12.74
			DENTAL	13.56
			OPEN ACCESS	19.39
			HSA	135.24
			HSA	134.62
			HSA	40.54
			HSA	39.64
			VISION	8.00
			VISION	8.00
			VISION	17.18
			VISION	17.17
			VISION	2.20
			VISION	2.15
			VISION	0.80
		HSA BANK	HSA - GRAIN VALLEY, MO	177.26
			HSA - GRAIN VALLEY, MO	177.26
			HSA - GRAIN VALLEY, MO	114.35
			HSA - GRAIN VALLEY, MO	113.81
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	34.08
		CITY OF GRAIN VALLEY -FLEX	FLEX - DEPENDENT CARE	56.64
			FLEX - DEPENDENT CARE	55.59
		MISSIONSQUARE RETIREMENT	MISSIONSQUARE 457 %	224.24
			MISSIONSQUARE 457 %	223.56
			MISSIONSQUARE 457	227.00
			MISSIONSQUARE 457	226.05
			MISSIONSQUARE ROTH IRA	123.73
			MISSIONSQUARE ROTH IRA	123.73
			MISSIONSQUARE ROTH IRA	47.80
			MISSIONSQUARE ROTH IRA	47.54
		INTERNAL REVENUE SERVICE	FEDERAL WH	1,382.52
			FEDERAL WH	1,668.39
			SOCIAL SECURITY	1,144.16
			SOCIAL SECURITY	1,155.64
			MEDICARE	267.57
			MEDICARE	<u>270.27</u>
			TOTAL:	10,212.52
PARK ADMIN	PARK FUND	NETSTANDARD INC	CLARITY SERVICES	469.74
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	839.64
			MONTHLY CONTRIBUTIONS	836.04
		AT&T	U-VERSE PARK MAINTENANCE	59.56
		OFFICE DEPOT	PENS/HIGHLIGHTERS/PENCILS/	21.49
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	35.10
		HAMPEL OIL INC	BULK GASOHOL/DIESEL	791.52
			BULK GASOHOL/DIESEL	404.49
			BULK GASOHOL/DIESEL	495.23

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			BULK GASOHOL/DIESEL	389.23
			BULK GASOHOL/DIESEL	593.99
		MIDWEST PUBLIC RISK	DENTAL	21.51
			DENTAL	39.49
			DENTAL	48.86
			DENTAL	52.01
			OPEN ACCESS	75.81
			HSA	636.36
			HSA	633.42
			HSA	383.62
			HSA	704.27
			HSA	139.48
			HSA	136.39
		HSA BANK	HSA - GRAIN VALLEY, MO	89.63
			HSA - GRAIN VALLEY, MO	164.55
			HSA - GRAIN VALLEY, MO	140.00
			HSA - GRAIN VALLEY, MO	139.01
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	59.08
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	303.25
		LAMP RYNEARSON INC	Task Order 6 - B-T Trail	1,995.00
		COMCAST	OCT 2022 FIBER	89.14
		COMCAST	CITY HALL AND PD VOICE EDG	107.62
			COMM CENTER VOICE EDGE	173.93
			PARKS MAINT VOICE EDGE	38.40
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	417.85
			SOCIAL SECURITY	499.14
			MEDICARE	97.72
			MEDICARE	<u>116.74</u>
			TOTAL:	12,238.31
PARKS STAFF	PARK FUND	A&A ELECTRICAL INC	REPLACE TWO EXIT LIGHTS WI	16.20
		AAA DISPOSAL SERVICE INC	MONKEY MOUNTAIN COMPLEX	65.00
		FELDMANS FARM & HOME	ROUNDUP PRO CON	119.99
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	646.59
			MONTHLY CONTRIBUTIONS	646.59
		ORI	PUMP SEPTIC AT MAINTENANCE	200.00
		SHERWIN WILLIAMS	QP REPAIR KIT	109.00
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	39.00
		ROBERT W ODELL	FIRE EXTINGUISHERS	107.90
		OREILLY AUTOMOTIVE INC	HI-PWR BELT	35.82
			BLDRNR BELT	57.46
		VANCE BROTHERS INC	AEROSOL TRAFFIC PAINT: BLU	72.00
		SITEONE LANDSCAPE SUPPLY LLC	LESCO TRACKER SPRAY INDICA	94.37
		WEST CENTRAL ELECTRIC COOP INC	07/28-08/29 BALL PARK COMP	224.90
		MENARDS - INDEPENDENCE	PAINT/SOAP/BUNGEE SET/POUR	492.75
		MIDWEST PUBLIC RISK	DENTAL	54.00
			DENTAL	54.00
			HSA	963.00
			HSA	963.00
		HSA BANK	HSA - GRAIN VALLEY, MO	225.00
			HSA - GRAIN VALLEY, MO	225.00
		MOXIE PEST CONTROL	FOOTBALL FIELD WASP SPRAYI	185.00
		REEVES-WIEDEMAN COMPANY	WOODFORD METAL HANDLE/PRIE	27.99
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	41.89
		EVERGY	1095 - 701 SW EAGLES PWKY	117.45
			1107 - ARMSTRONG PARK	106.35

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			1279 - ARMSTRON PARK DR	31.17
			1326-ARMSTRONG PK CONC 098	176.18
			1409 - ARMSTRONG PK 017576	122.73
			1740 - 28605 E HWY AA	67.41
			1762 - JAMES ROLLO SHELTER	42.28
			1763- MAIN-ARMSTRONG SHEL	23.14
			1769 - 618 JAMES ROLLO CT	35.06
			1770- ARMSTRONG PK-SANTA H	39.79
			1772 - 6100 S BUCKNER TARS	103.86
			4343 - 28605 E HWY AA FOOT	132.82
			4649- 618 JAMES ROLLO CT B	11.86
		PIONEER MANUFACTURING CO INC	Field Paint	904.20
		LAWN & LEISURE	OIL COOLER	350.45
			FUEL TANK/FILTER/AIR CLEAN	61.86
			REGULATOR	124.13
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	313.23
			SOCIAL SECURITY	313.23
			MEDICARE	73.25
			MEDICARE	73.25
		24-7 FIRE PROTECTION LLC	SERVICE TO POTTER AFC-50 P	26.00
		DH PACE COMPANY, INC	INSPECT MAG-LOCK ISSUES	<u>18.00</u>
			TOTAL:	8,934.15
RECREATION	PARK FUND	COSENTINOS PRICE CHOPPER	HOT DOG BUNS	16.45
		HASTY AWARDS	PREK TBALL TROPHIES	351.75
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	11.56
			SOCIAL SECURITY	0.82
			MEDICARE	2.71
			MEDICARE	<u>0.19</u>
			TOTAL:	383.48
COMMUNITY CENTER	PARK FUND	A&A ELECTRICAL INC	RETROFIT LIGHT FIXTURE	96.00
		AAA DISPOSAL SERVICE INC	COMMUNITY CENTER	130.00
		RICOH USA INC	COMM CTR C85162114	109.46
			COMM CTR C85162123	13.03
		UNIFIRST CORPORATION	JANITORIAL SUPPLIES	135.25
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	232.60
			MONTHLY CONTRIBUTIONS	232.60
		OFFICE DEPOT	PENS/HIGHLIGHTERS/PENCILS/	33.92
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	26.00
		PUR-O-ZONE INC	YRLY MAINT: FLOOR SCRUBBER	119.00
			FLOOR SCRUBBER REPAIR	236.00
		RICOH USA INC	COMM CTR C85162114	239.63
			COMM CTR C85162123	34.31
		MENARDS - INDEPENDENCE	FABULOSO/CIRC SAW BLAD/RAY	99.79
		HD GRAPHICS & APPAREL	CC FRONT DESK STAFF SHIRTS	330.00
		MIDWEST PUBLIC RISK	DENTAL	36.00
			DENTAL	36.00
			HSA	642.00
			HSA	642.00
		HSA BANK	HSA - GRAIN VALLEY, MO	150.00
			HSA - GRAIN VALLEY, MO	150.00
		SC REALTY SERVICES	Custodial Services	177.05
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	27.31
		REWIND FITNESS LLC	PREVENTATIVE MAINTENANCE	277.00
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	41.62

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		EVERGY	6300 - 713 MAIN ST - COMM	2,705.44
			9669 - 713 MAIN #A - PAVIL	283.10
		MARY ALLGRUNN	08/09-08/18 LINE DANCING	164.70
			08/23-09/01 LINE DANCING	143.55
		SAMANTHA PETRALIE	08/08-08/19 SILVERSNEAKERS	75.00
		TIFFANI KEY	08/08-08/19 SILVERSNEAKERS	75.00
			08/22-09/02 SILVERSNEAKERS	125.00
		GRAIN VALLEY RENTAL INC	SNORKEL LIFT RENTAL	73.45
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	266.84
			SOCIAL SECURITY	306.76
			MEDICARE	62.40
			MEDICARE	71.74
		JULIE HENGEL	08/08-08/15 SILVERSNEAKERS	25.00
			08/22-08/29 SILVERSNEAKERS	<u>25.00</u>
			TOTAL:	8,649.55
POOL	PARK FUND	SAMS CLUB/GECRB	ICEE VAREITY	46.70
			Concessions Food	112.72
			Concessions Food	23.93
			Concessions Food	101.76
		MIDWEST POOL MANAGEMENT	Pool Management Contract	27,500.00
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	134.68
			SOCIAL SECURITY	35.69
			MEDICARE	31.49
			MEDICARE	<u>8.35</u>
			TOTAL:	27,995.32
NON-DEPARTMENTAL	TRANSPORTATION	MO DEPT OF REVENUE	MISSOURI WITHHOLDING	178.38
			MISSOURI WITHHOLDING	156.44
		FAMILY SUPPORT PAYMENT CENTER	GROVE CASE 71049484	27.69
			DZEKUNSKAS CASE 41452523	30.00
			DZEKUNSKAS CASE 41452523	30.00
		AFLAC	AFLAC PRETAX	4.64
			AFLAC PRETAX	4.64
			AFLAC-W2 DD PRETAX	8.05
			AFLAC-W2 DD PRETAX	8.05
		MIDWEST PUBLIC RISK	DENTAL	13.59
			DENTAL	13.59
			OPEN ACCESS	27.65
			OPEN ACCESS	27.65
			OPEN ACCESS	29.09
			OPEN ACCESS	29.09
			HSA	45.08
			HSA	45.08
			HSA	121.59
			HSA	121.59
			HSA	22.55
			HSA	22.55
			VISION	1.60
			VISION	1.60
			VISION	1.37
			VISION	1.36
			VISION	4.40
			VISION	4.40
			VISION	2.34
			VISION	2.34

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		HSA BANK	HSA - GRAIN VALLEY, MO	8.23
			HSA - GRAIN VALLEY, MO	8.19
			HSA - GRAIN VALLEY, MO	62.02
			HSA - GRAIN VALLEY, MO	62.02
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	8.08
		MISSIONSQUARE RETIREMENT	MISSIONSQUARE 457 %	67.58
			MISSIONSQUARE 457 %	66.58
			MISSIONSQUARE 457	46.00
			MISSIONSQUARE 457	46.00
			MISSIONSQUARE ROTH IRA	46.00
			MISSIONSQUARE ROTH IRA	46.00
		INTERNAL REVENUE SERVICE	FEDERAL WH	517.98
			FEDERAL WH	454.74
			SOCIAL SECURITY	292.51
			SOCIAL SECURITY	266.87
			MEDICARE	68.39
			MEDICARE	<u>62.41</u>
			TOTAL:	3,116.00
TRANSPORTATION	TRANSPORTATION	A&A ELECTRICAL INC	REPLACE TWO EXIT LIGHTS WI	9.72
			INSTALL 20A OUTLET FOR NEW	14.80
		NETSTANDARD INC	DATA BACK-UP	196.00
			CLARITY SERVICES	281.84
			OFFICE 365	196.90
		CARTER WATERS	K SATUROCK PREMIUM W/ KEVL	120.75
			K SATUROCK PREMIUM W/ KEVL	120.75
			K SATUROCK PREMIUM W/ KEVL	120.75
		CLARKS TOOL & EQUIPMENT	CAP BATTERY PAC/PAINT MARK	11.42
		RICOH USA INC	20% PW C85162113	2.92
		FELDMANS FARM & HOME	FESCUE/STRAW BALES	199.89
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	591.42
			MONTHLY CONTRIBUTIONS	540.74
		SAMS CLUB/GEGRB	CANDY MIX/PAPER TOWELS/FOR	8.80
		ADVANCE AUTO PARTS	POLY 25 X 1/4 RCL HS 1 E	3.59
			FUEL 1 EA CQBLU	28.77
		OFFICE DEPOT	STAPLER/COPY PAPER/SCISSOR	10.84
			COPY PAPER/DUNKIN K-CUP	3.34
			CLIPS/SPRAYER/INSERT	9.87
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	26.62
		ROBERT W ODELL	FIRE EXTINGUISHERS	64.74
		OREILLY AUTOMOTIVE INC	GLASS CLNR/MPACT GLOVES	7.79
			24OZ GOO GONE	2.99
			BATTERY	122.77
			WIPER BLADE	4.00
			BATTERY CORE RETURN	22.00-
		CENTRAL SALT LLC	SALT	3,492.48
			SALT	5,189.24
		ORKIN	SEPT 2022 MAIN ST SERVICE	6.54
			SEPT 2022 JAMES ROLLO SERV	16.00
		BLUE SPRINGS WINWATER CO	LONG MARKING PAINT WAND/KR	39.40
			MAHOLE LIFTING HOOK/STICK	60.93
		RICOH USA INC	20% PW C85162113	47.93
		HAMPEL OIL INC	BULK GASOHOL/DIESEL	272.90
			BULK GASOHOL/DIESEL	62.78
			BULK GASOHOL/DIESEL	176.88
			BULK GASOHOL/DIESEL	87.17

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			BULK GASOHOL/DIESEL	211.69
		FASTENAL COMPANY	G8 GLDM HC SFTY GLSS	8.86
		USABLUBOOK	LIFTALL 5 LIFTING SLING	69.79
		HOME DEPOT CREDIT SERVICES	GLOVES/HIG OUTPUT BATT/TOW	61.59
			PAINT/MIRACLEWIPES/ROLLER/	54.12
			SLEDGE HAMMER/SCOTCHBLUE/S	22.45
			BIOADVANCED BRUSH EXT CTRL	15.55
		MIDWEST PUBLIC RISK	DENTAL	10.67
			DENTAL	10.64
			DENTAL	52.11
			DENTAL	52.10
			OPEN ACCESS	130.94
			OPEN ACCESS	130.95
			OPEN ACCESS	113.72
			OPEN ACCESS	113.71
			HSA	212.12
			HSA	212.12
			HSA	190.33
			HSA	189.69
			HSA	418.41
			HSA	418.41
			HSA	87.73
			HSA	87.73
		HSA BANK	HSA - GRAIN VALLEY, MO	44.47
			HSA - GRAIN VALLEY, MO	44.32
			HSA - GRAIN VALLEY, MO	114.28
			HSA - GRAIN VALLEY, MO	114.31
		SC REALTY SERVICES	Custodial Services	106.23
		ANDERSON RENTALS & SALES	CONCRETE & MIXING TRAILER	63.00
			CONCRETE & MIXING TRAILER	57.00
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	38.25
		HERC RENTALS INC	WATER MAIN BREAK	120.00
		MID AMERICAN SIGNAL INC	BATTERY FOR SCHOOL SIGN	525.00
		J&A TRAFFIC PRODUCTS	1/4" ALUM SIGN MATE RIVET/	170.00
			3/8" ALUM. SHELL/STEEL PIN	187.50
		MO WATER & WASTEWATER CONFERENCE	DZEKUNSKAS: DUES & TRAININ	27.00
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	20.49
			CELLULAR SERVICE 07/19-08/	110.57
		CINTAS CORPORATION # 430	PW UNIFORMS	26.56
			PW UNIFORMS	26.56
			PW UNIFORMS	26.56
			PW UNIFORMS	26.56
			PW UNIFORMS	20.53
		GRAINGER	NIPPLE MNPT POLY BLACK/COU	69.18
			BARBED HOSE FITTINGS	11.76
		LAMP RYNEARSON INC	Ryan Meadows Drainage	59.50
		MARK TROSEN	REIMBURSEMENT FOR UBER AT	5.80
		QUALITY CUSTOM CONCEPTS INC	CONCRETE REPLACEMENTS	20,236.93
			CONCRETE REPLACEMENTS	36,453.88
			CONCRETE REPLACEMENTS	5,603.35
		EVERGY	1294 - 655 SW EAGLES PKWY	46.71
			1769 - 618 JAMES ROLLO CT	70.11
			3141 - AA HWY & SNI-A-BAR	40.14
			3332 - 702 SW EAGLES PKWY	37.94
			4086 - GRAIN VALLEY ST LIG	13,147.57
			4649- 618 JAMES ROLLO CT B	23.72

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			5262 - 711 MAIN ST 6%	119.09
		COMCAST	OCT 2022 FIBER	74.28
		COMCAST	CITY HALL AND PD VOICE EDG	65.37
			PW VOICE EDGE	26.71
		OAK GROVE RENTAL INC	MANLIFT FOR LIGHTS	50.00
			DINGO TX1000 WIDE TRACK SK	98.17
		COMCAST	PUMP STATION INTERNET	23.32
		DIRT WORLD LANDSCAPING SUPPLY CO	PULVERIZED TOP SOIL - FULL	296.80
			PULVERIZED TOP SOIL - FULL	296.80
			PULVERIZED TOP SOIL - FULL	296.80
			PULVERIZED TOP SOIL - FULL	296.80
		VIKING-CIVES MIDWEST INC	ANGLED WELD ON STRAP RATCH	67.60
			ANGLED WELD ON STRAP RATCH	67.60
		FACTORY MOTOR PARTS CO	LEX NATURALLY ASPIRATED VI	4.81
		OSBURN ASSOCIATES INC	PERM KR/SHEETING/CLEAR HIG	129.00
			SIGN METAL	1,451.18
		RUSH TRUCK CENTER	NUT/WASHER FLAT/BOLTS	71.38
			BOLT U SPG	23.56
		KLEINSCHMIDTS WESTERN STORE	HAYMAKER HI BRN/COMP TOE R	58.98
		GRAIN VALLEY RENTAL INC	CORE DRILL & BIT RENTAL	16.95
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	292.53
			SOCIAL SECURITY	266.87
			MEDICARE	68.42
			MEDICARE	62.41
		24-7 FIRE PROTECTION LLC	SERVICE TO POTTER AFC-50 P	15.60
		DH PACE COMPANY, INC	INSPECT MAG-LOCK ISSUES	<u>10.80</u>
			TOTAL:	96,935.31
PUBLIC HEALTH	PUBLIC HEALTH	OATS	2022 AUG OATS SERVICE	291.51
			2022 JULY OATS SERVICE	219.38
			JUNE 2022 OATS SERVICE	<u>168.24</u>
			TOTAL:	679.13
NON-DEPARTMENTAL	2022 GO BONDS	HOEFER WELKER LLC	ARCHITECT SERVICES	54,747.03
			HOEFER WELKER INVOICE	119,010.55
			HOEFER WELKER INVOICE	63,800.96
			ARCHITECT SERVICES	<u>129,133.55</u>
			TOTAL:	366,692.09
NON-DEPARTMENTAL	MKTPL TIF-PR#2 SPE UMB BANK		PROJECT #2 CITY SALES	<u>36,719.79</u>
			TOTAL:	36,719.79
NON-DEPARTMENTAL	MKT PLACE NID- PR# BAKER TILLY MUNICIPAL ADVISORS, LLC		2022 CONTINUING DISCLOSURE	<u>633.34</u>
			TOTAL:	633.34
NON-DEPARTMENTAL	MKT PL CID-PR2 SAL UMB BANK		CID/USE	15,582.53
			CID/USE UNCAPTURED	<u>15,115.05</u>
			TOTAL:	30,697.58
NON-DEPARTMENTAL	INTRCHG TIF- PR #1 BAKER TILLY MUNICIPAL ADVISORS, LLC		PROJECT 1	41.25
			PROJECT 2	<u>2,121.25</u>
			TOTAL:	2,162.50
NON DEPARTMENTAL	TIF PROJECT #3	BAKER TILLY MUNICIPAL ADVISORS, LLC	PROJECT 3	<u>1,411.25</u>
			TOTAL:	1,411.25

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
NON DEPARTMENTAL	INTERCHANGE TIF #4	BAKER TILLY MUNICIPAL ADVISORS, LLC	PROJECT 4	<u>41.25</u>
			TOTAL:	41.25
DEBT SERVICE	DEBT SERVICE FUND	GILMORE & BELL PC	GO BONDS SERIES 2022A	41,000.00
		BAKER TILLY MUNICIPAL ADVISORS, LLC	2022 CONTINUING DISCLOSURE	<u>1,266.66</u>
			TOTAL:	42,266.66
NON-DEPARTMENTAL	WATER/SEWER FUND	MO DEPT OF REVENUE	MISSOURI WITHHOLDING	1,174.46
			MISSOURI WITHHOLDING	1,084.80
		FAMILY SUPPORT PAYMENT CENTER	GROVE CASE 71049484	110.77
			DZEKUNSKAS CASE 41452523	120.00
			DZEKUNSKAS CASE 41452523	120.00
		MO DEPT OF REVENUE	AUG 22 SALES TAX	5,362.34
			AUG 22 SALES TAX	107.25-
		AFLAC	AFLAC PRETAX	36.56
			AFLAC PRETAX	36.21
			AFLAC-W2 DD PRETAX	52.70
			AFLAC-W2 DD PRETAX	52.57
	MISCELLANEOUS	CROSSLAND, NICOLE	20-701560-16	20.47
		BLATT, CHARLENE	20-109200-03	55.20
		MILLER, AUTUMN	20-118400-15	15.38
		HARRIS, RONALD	20-123600-05	30.19
		BOGERT, CORBIN	20-199680-12	61.71
		OU YANG, HENG TAN	20-261200-02	147.60
		LEWIS, JAMES	20-562300-09	34.52
		PHILLIPS, DALE L	20-562430-10	49.62
		LACERTE, STEPHEN	20-562480-12	65.54
		MILES, CREIGHTON	20-567040-04	54.49
		HORTON, TYRIS	20-567440-09	62.98
		STITT, RANDY	20-568116-01	12.40
		LEMKEN, JAMES	20-589417-02	83.67
		BAKER, ETHAN	20-589419-02	52.65
		CORDELL, KARA	20-589438-01	63.37
		GIRO, MICHAEL	20-599981-00	15.54
		SKILES, MICHAEL A	20-623631-01	15.54
		JONES, JOSH	20-680510-05	65.54
		SHAW, KERRY	20-700860-11	3.79
		FUNK, REBECCA	20-701070-12	65.54
		BURNS, CALEB	20-701410-10	43.98
		GILLIHAN, NANCY	20-701850-07	65.54
		OLMSTED, DAVID	20-701870-04	65.54
		KINSEY, ERICA	20-701920-09	6.96
		ROLLER, HELEN	20-702350-01	76.55
	MIDWEST PUBLIC RISK		DENTAL	84.37
			DENTAL	88.10
			OPEN ACCESS	110.60
			OPEN ACCESS	110.60
			OPEN ACCESS	135.73
			OPEN ACCESS	213.29
			HSA	378.37
			HSA	382.48
			HSA	648.48
			HSA	646.40
			HSA	112.75
			HSA	112.75
			VISION	6.40

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			VISION	6.40
			VISION	13.39
			VISION	13.27
			VISION	26.40
			VISION	26.29
			VISION	15.31
			VISION	18.39
		HSA BANK	HSA - GRAIN VALLEY, MO	62.67
			HSA - GRAIN VALLEY, MO	62.49
			HSA - GRAIN VALLEY, MO	393.49
			HSA - GRAIN VALLEY, MO	392.73
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	66.12
		CITY OF GRAIN VALLEY -FLEX	FLEX - DEPENDENT CARE	226.57
			FLEX - DEPENDENT CARE	226.47
		MISSIONSQUARE RETIREMENT	MISSIONSQUARE 457 %	487.66
			MISSIONSQUARE 457 %	480.69
			MISSIONSQUARE 457	401.57
			MISSIONSQUARE 457	402.96
			MISSIONSQUARE ROTH IRA	294.78
			MISSIONSQUARE ROTH IRA	294.14
		INTERNAL REVENUE SERVICE	FEDERAL WH	3,526.30
			FEDERAL WH	3,267.87
			SOCIAL SECURITY	2,055.01
			SOCIAL SECURITY	1,972.12
			MEDICARE	480.63
			MEDICARE	<u>461.21</u>
			TOTAL:	27,982.72
WATER	WATER/SEWER FUND	A&A ELECTRICAL INC	REPLACE TWO EXIT LIGHTS WI	19.44
			INSTALL 20A OUTLET FOR NEW	29.60
		AAA DISPOSAL SERVICE INC	25% FACILITIES MAINTENANCE	90.00
		NETSTANDARD INC	DATA BACK-UP	392.00
			CLARITY SERVICES	563.69
			OFFICE 365	393.80
		PEREGRINE CORPORATION	BILL PRINT AND MAIL	495.81
			BILL PRINT AND MAIL	86.66
			BILL PRINT AND MAIL	685.97
			BILL PRINT AND MAIL	111.50
			BILL PRINT AND MAIL	537.64
			BILL PRINT AND MAIL	87.20
		CLARKS TOOL & EQUIPMENT	CAP BATTERY PAC/PAINT MARK	22.84
		RICOH USA INC	40% PW C85162113	5.83
			50% CD C85162115	53.18
			25% MAILRM C85162118	43.36
			25% ADMIN C85162117	0.31
		CITY OF INDEPENDENCE UTILITIES	18943CCF 07/18-08/17	29,431.65
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	2,027.07
			MONTHLY CONTRIBUTIONS	1,918.67
		SAMS CLUB/GEGRB	CANDY MIX/PAPER TOWELS/FOR	17.61
		ADVANCE AUTO PARTS	POLY 25 X 1/4 RCL HS 1 E	7.20
			FUEL 1 EA CQBLU	57.54
		VANCO SERVICES LLC	AUG 2022 GATEWAY ES20605	76.52
		OFFICE DEPOT	STAPLER/COPY PAPER/SCISSOR	42.10
			COPY PAPER/DUNKIN K-CUP	6.69
			CLIPS/SPRAYER/INSERT	19.74
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	95.26

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		ROBERT W ODELL	FIRE EXTINGUISHERS	129.48
		OREILLY AUTOMOTIVE INC	GLASS CLNR/MPACT GLOVES	15.59
			24OZ GOO GONE	6.00
			WIPER BLADE	7.99
		TRI-COUNTY WATER AUTHORITY	AUG 2022 TRI COUNTY WATER	100,640.46
			AUG 2022 TRI COUNTY WATER	63,186.34
			CONSUMPTION	56,067.90
			DEBT	63,186.34
		ORKIN	SEPT 2022 MAIN ST SERVICE	13.08
			SEPT 2022 JAMES ROLLO SERV	32.00
		BLUE SPRINGS WINWATER CO	18-G2 3/4-.13 RUB MTR GSKT	80.00
			LONG MARKING PAINT WAND/KR	78.78
			HINGED SADDLE	113.58
			MAHOLE LIFTING HOOK/STICK	121.87
		STEVEN SMITH	2500) #10 WINDOW ENVELOPES	105.00
		RICOH USA INC	40% PW C85162113	95.85
			50% CD C85162115	119.81
			25% ADMIN C85162117	59.91
			25% MAILRM C85162118	59.91
		HAMPEL OIL INC	BULK GASOHOL/DIESEL	545.81
			BULK GASOHOL/DIESEL	125.56
			BULK GASOHOL/DIESEL	279.59
			BULK GASOHOL/DIESEL	74.17
			BULK GASOHOL/DIESEL	0.01
			BULK GASOHOL/DIESEL	174.34
			BULK GASOHOL/DIESEL	423.38
		PITNEY BOWES INC	TAPE STRIPS/E-Z SEAL PINT	42.49
		FASTENAL COMPANY	G8 GLDM HC SFTY GLSS	17.76
		USABLUBOOK	LIFTALL 5 LIFTING SLING	139.58
		HOME DEPOT CREDIT SERVICES	GLOVES/HIG OUTPUT BATT/TOW	123.19
			PAINT/MIRACLEWIPES/ROLLER/	108.26
			SLEDGE HAMMER/SCOTCHBLUE/S	44.89
			BIOADVANCED BRUSH EXT CTRL	31.12
		MIDWEST PUBLIC RISK	DENTAL	46.32
			DENTAL	46.16
			DENTAL	161.80
			DENTAL	168.97
			OPEN ACCESS	261.90
			OPEN ACCESS	261.90
			OPEN ACCESS	265.34
			OPEN ACCESS	416.95
			HSA	890.19
			HSA	899.86
			HSA	906.40
			HSA	901.04
			HSA	1,115.76
			HSA	1,112.18
			HSA	219.35
			HSA	219.34
		HSA BANK	HSA - GRAIN VALLEY, MO	211.77
			HSA - GRAIN VALLEY, MO	210.52
			HSA - GRAIN VALLEY, MO	363.60
			HSA - GRAIN VALLEY, MO	364.90
		SC REALTY SERVICES	Custodial Services	212.45
		ANDERSON RENTALS & SALES	CONCRETE & MIXING TRAILER	126.00
			CONCRETE & MIXING TRAILER	114.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		CORE & MAIN LP	AFC HYD REPAIR KIT/AMERICA	443.25
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	137.29
		HERC RENTALS INC	WATER MAIN BREAK	240.00
		MO WATER & WASTEWATER CONFERENCE	MARTIN: DUES & TRAINING CO	435.00
			DZEKUNSKAS: DUES & TRAININ	54.00
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	47.81
			CELLULAR SERVICE 07/19-08/	7.91
			CELLULAR SERVICE 07/19-08/	221.14
		CINTAS CORPORATION # 430	PW UNIFORMS	53.16
			PW UNIFORMS	53.16
			PW UNIFORMS	53.16
			PW UNIFORMS	53.16
			PW UNIFORMS	41.05
		PITNEY BOWES GLOBAL FINANCIAL SERVICES	QRTL Y PYMNT 06/08/22-09/07	70.38
		MARK TROSEN	REIMBURSEMENT FOR UBER AT	11.59
		EVERGY	0575 - 825 STONE BROOK DR	38.21
			1162 - 1301 TYER RD UNIT A	77.88
			1769 - 618 JAMES ROLLO CT	87.64
			4199 - 110 SNI-A-BAR BLVD	74.95
			4224 - 1301 TYER RD UNIT B	885.40
			4649 - 618 JAMES ROLLO CT	2,163.37
			4649- 618 JAMES ROLLO CT B	29.66
			5262 - 711 MAIN ST 12%	238.18
			7202 - 1012 STONEBROOK LN	47.95
		COMCAST	OCT 2022 FIBER	44.57
		COMCAST	CITY HALL AND PD VOICE EDG	128.74
			PW VOICE EDGE	51.36
		OAK GROVE RENTAL INC	MANLIFT FOR LIGHTS	100.00
			DINGO TX1000 WIDE TRACK SK	196.36
		COMCAST	PUMP STATION INTERNET	46.62
		VIKING-CIVES MIDWEST INC	ANGLED WELD ON STRAP RATCH	135.20
			ANGLED WELD ON STRAP RATCH	135.20
		FACTORY MOTOR PARTS CO	LEX NATURALLY ASPIRATED VI	9.61
		TYLER TECHNOLOGIES INC	MYCIVIC 311 SUBSCRIPTION	1,937.23
			SEPT 2022 MONTHLY FEES	97.00
		RUSH TRUCK CENTER	NUT/WASHER FLAT/BOLTS	142.77
			BOLT U SPG	47.12
		KLEINSCHMIDTS WESTERN STORE	HAYMAKER HI BRN/COMP TOE R	117.96
		GRAIN VALLEY RENTAL INC	CORE DRILL & BIT RENTAL	33.90
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	1,027.48
			SOCIAL SECURITY	986.05
			MEDICARE	240.32
			MEDICARE	230.60
		ELITE FENCE & DECK, INC.	REPLACE FENCING	16,680.00
		24-7 FIRE PROTECTION LLC	SERVICE TO POTTER AFC-50 P	31.20
		DH PACE COMPANY, INC	INSPECT MAG-LOCK ISSUES	21.60
			TOTAL:	361,071.81
SEWER	WATER/SEWER FUND	A&A ELECTRICAL INC	REPLACE TWO EXIT LIGHTS WI	19.44
			INSTALL 20A OUTLET FOR NEW	29.60
		AAA DISPOSAL SERVICE INC	25% FACILITIES MAINTENANCE	90.00
		NETSTANDARD INC	DATA BACK-UP	392.00
			CLARITY SERVICES	563.69
			OFFICE 365	393.80
		CITY OF BLUE SPRINGS	AGENT FEES UMB & DNR	15,831.10
		PEREGRINE CORPORATION	BILL PRINT AND MAIL	495.82

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			BILL PRINT AND MAIL	86.66
			BILL PRINT AND MAIL	685.97
			BILL PRINT AND MAIL	111.50
			BILL PRINT AND MAIL	537.65
			BILL PRINT AND MAIL	87.21
		CLARKS TOOL & EQUIPMENT	CAP BATTERY PAC/PAINT MARK	22.84
		RICOH USA INC	40% PW C85162113	5.83
			50% CD C85162115	53.19
			25% MAILRM C85162118	43.36
			25% ADMIN C85162117	0.30
		MISSOURI LAGERS	MONTHLY CONTRIBUTIONS	2,027.01
			MONTHLY CONTRIBUTIONS	1,918.66
		SAMS CLUB/GECRB	CANDY MIX/PAPER TOWELS/FOR	17.61
		ADVANCE AUTO PARTS	POLY 25 X 1/4 RCL HS 1 E	7.20
			FUEL 1 EA CQBLU	57.54
		VANCO SERVICES LLC	AUG 2022 GATEWAY ES20605	76.52
		OFFICE DEPOT	STAPLER/COPY PAPER/SCISSOR	42.10
			COPY PAPER/DUNKIN K-CUP	6.69
			CLIPS/SPRAYER/INSERT	19.74
		STANDARD INSURANCE CO	SEPT 22 STANDARD LIFE INSU	95.25
		ROBERT W ODELL	FIRE EXTINGUISHERS	129.48
		OREILLY AUTOMOTIVE INC	GLASS CLNR/MPACT GLOVES	15.59
			24OZ GOO GONE	6.00
			WIPER BLADE	7.99
		ORKIN	SEPT 2022 MAIN ST SERVICE	13.08
			SEPT 2022 JAMES ROLLO SERV	32.00
		BLUE SPRINGS WINWATER CO	714-2 EHG YOK EXPNDR 3/4 M	409.92
			LONG MARKING PAINT WAND/KR	78.78
			MAHOLE LIFTING HOOK/STICK	121.87
		STEVEN SMITH	2500) #10 WINDOW ENVELOPES	105.00
		RICOH USA INC	40% PW C85162113	95.85
			50% CD C85162115	119.82
			25% ADMIN C85162117	59.91
			25% MAILRM C85162118	59.91
		HOLLIDAY SAND AND GRAVEL CO.	ROCK FOR SEWER PROJECT	5,744.65
		HAMPEL OIL INC	BULK GASOHOL/DIESEL	545.81
			BULK GASOHOL/DIESEL	125.56
			BULK GASOHOL/DIESEL	279.59
			BULK GASOHOL/DIESEL	74.17
			BULK GASOHOL/DIESEL	0.01
			BULK GASOHOL/DIESEL	174.34
			BULK GASOHOL/DIESEL	423.38
		PITNEY BOWES INC	TAPE STRIPS/E-Z SEAL PINT	42.50
		FASTENAL COMPANY	G8 GLDM HC SFTY GLSS	17.76
		USABLUBOOK	LIFTALL 5 LIFTING SLING	139.58
		HOME DEPOT CREDIT SERVICES	GLOVES/HIG OUTPUT BATT/TOW	123.19
			PAINT/MIRACLEWIPES/ROLLER/	108.26
			SLEDGE HAMMER/SCOTCHBLUE/S	44.89
			BIOADVANCED BRUSH EXT CTRL	31.12
		MIDWEST PUBLIC RISK	DENTAL	46.34
			DENTAL	46.15
			DENTAL	161.76
			DENTAL	168.96
			OPEN ACCESS	261.91
			OPEN ACCESS	261.90
			OPEN ACCESS	265.32

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			OPEN ACCESS	416.97
			HSA	890.21
			HSA	899.86
			HSA	906.39
			HSA	901.00
			HSA	1,115.74
			HSA	1,112.20
			HSA	219.34
			HSA	219.35
		HSA BANK	HSA - GRAIN VALLEY, MO	211.78
			HSA - GRAIN VALLEY, MO	210.51
			HSA - GRAIN VALLEY, MO	363.57
			HSA - GRAIN VALLEY, MO	364.85
		SC REALTY SERVICES	Custodial Services	212.45
		ANDERSON RENTALS & SALES	CONCRETE & MIXING TRAILER	126.00
			CONCRETE & MIXING TRAILER	114.00
		THE LINCOLN NATIONAL LIFE INSURANCE CO	SEPT 2022 DISABILITY	137.29
		HERC RENTALS INC	WATER MAIN BREAK	240.00
		MO WATER & WASTEWATER CONFERENCE	DZEKUNSKAS: DUES & TRAININ	54.00
		VERIZON WIRELESS	CELLULAR SERVICE 07/19-08/	47.81
			CELLULAR SERVICE 07/19-08/	7.91
			CELLULAR SERVICE 07/19-08/	221.14
		CINTAS CORPORATION # 430	PW UNIFORMS	53.16
			PW UNIFORMS	53.16
			PW UNIFORMS	53.16
			PW UNIFORMS	53.16
			PW UNIFORMS	41.05
		PITNEY BOWES GLOBAL FINANCIAL SERVICES	QRTL Y PYMNT 06/08/22-09/07	70.38
		MARK TROSEN	REIMBURSEMENT FOR UBER AT	11.59
		EVERGY	0691 - 925 STONE BROOK	23.14
			1161 - WOODLAND DR	209.60
			1364 - 405 JAMES ROLLO DR	554.95
			1753 - 1326 GOLFVIEW DR, S	55.44
			1769 - 618 JAMES ROLLO CT	87.64
			3191 - WINDING CREEK SEWER	23.15
			4649- 618 JAMES ROLLO CT B	29.66
			5262 - 711 MAIN ST 12%	238.18
			5375 - 1201 SEYMOUR RD	23.14
			6289 - 110 NW SNI-A-BAR PK	23.14
			8641 - 1017 ROCK CREEK LN	23.14
		COMCAST	OCT 2022 FIBER	89.14
		COMCAST	CITY HALL AND PD VOICE EDG	128.74
			PW VOICE EDGE	51.36
		OAK GROVE RENTAL INC	MANLIFT FOR LIGHTS	100.00
			DINGO TX1000 WIDE TRACK SK	196.36
		COMCAST	PUMP STATION INTERNET	46.62
		VIKING-CIVES MIDWEST INC	ANGLED WELD ON STRAP RATCH	135.20
			ANGLED WELD ON STRAP RATCH	135.20
		FACTORY MOTOR PARTS CO	LEX NATURALLY ASPIRATED VI	9.61
		TYLER TECHNOLOGIES INC	MYCIVIC 311 SUBSCRIPTION	1,937.23
			SEPT 2022 MONTHLY FEES	97.00
		RUSH TRUCK CENTER	NUT/WASHER FLAT/BOLTS	142.77
			BOLT U SPG	47.12
		KLEINSCHMIDTS WESTERN STORE	HAYMAKER HI BRN/COMP TOE R	117.96
		GRAIN VALLEY RENTAL INC	CORE DRILL & BIT RENTAL	33.90
		INTERNAL REVENUE SERVICE	SOCIAL SECURITY	1,027.50

<u>DEPARTMENT</u>	<u>FUND</u>	<u>VENDOR NAME</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
			SOCIAL SECURITY	986.09
			MEDICARE	240.27
			MEDICARE	230.63
		24-7 FIRE PROTECTION LLC	SERVICE TO POTTER AFC-50 P	31.20
		DH PACE COMPANY, INC	INSPECT MAG-LOCK ISSUES	21.60

* REFUND CHECKS *

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
NON-DEPARTMENTAL	WATER/SEWER FUND	DMD PROPERTIES, INC	US REFUNDS	68.92
		TUCKER, MATTHEW	US REFUNDS	250.00
		HALENBECK, MICHELE & DOUG	US REFUNDS	50.00
		HALENBECK, MICHELE	US REFUNDS	50.00
		HALENBECK, MICHELE & DOUG	US REFUNDS	50.00
		HALENBECK, MICHELE & DOUG	US REFUNDS	50.00
		FERGUSON, JAMES	US REFUNDS	65.54
		FERGUSON, JAMES	US REFUNDS	65.54
		QUICK, ALEX	US REFUNDS	52.91
		MANNON, MARK	US REFUNDS	60.17
		THATCHER, WANDA	US REFUNDS	83.67
		PEARSON, SEAN	US REFUNDS	41.29
		HENGEL, JARED	US REFUNDS	15.54
		RUNDBERG, AUSTIN	US REFUNDS	15.54
		LEAR, RYAN	US REFUNDS	27.90
		CRUME, AMANDA	US REFUNDS	1.74
		ROBERTS, MASON	US REFUNDS	15.54
		SINAY, JAMES	US REFUNDS	12.96
		DAVIS, LAURA	US REFUNDS	7.88
		BRANDYWINE HOMES USA LLC	US REFUNDS	15.54
		JA LILLIG EXCAVATING INC	US REFUNDS	871.49
		SOUTHERN STAR	US REFUNDS	881.14
		WICKMAN, CHRISTI	US REFUNDS	8.71
		GARRETT, ROBERT	US REFUNDS	3.48
		PRATHER, DOUG	US REFUNDS	2.18
		JAY BOB	US REFUNDS	1.67
		MOHR, PATRICIA GAIL	US REFUNDS	2.12
		HITCH, ROGER H	US REFUNDS	1.62
			TOTAL:	53,258.43

===== FUND TOTALS =====

100	GENERAL FUND	224,096.12
170	TOURISM TAX FUND	703.55
200	PARK FUND	68,413.33
210	TRANSPORTATION	100,051.31
230	PUBLIC HEALTH	679.13
291	2022 GO BONDS	366,692.09
302	MKTPL TIF-PR#2 SPEC ALLOC	36,719.79
310	MKT PLACE NID- PR#2	633.34
321	MKT PL CID-PR2 SALES/USE	30,697.58
325	INTRCHG TIF- PR #1A	2,162.50
330	TIF PROJECT #3	1,411.25
340	INTERCHANGE TIF #4	41.25
400	DEBT SERVICE FUND	42,266.66
600	WATER/SEWER FUND	442,312.96

GRAND TOTAL: 1,316,880.86

SELECTION CRITERIA

SELECTION OPTIONS

VENDOR SET: 01-CITY OF GRAIN VALLEY
VENDOR: All
CLASSIFICATION: All
BANK CODE: All
ITEM DATE: 8/16/2022 THRU 9/16/2022
ITEM AMOUNT: 99,999,999.00CR THRU 99,999,999.00
GL POST DATE: 0/00/0000 THRU 99/99/9999
CHECK DATE: 0/00/0000 THRU 99/99/9999

PAYROLL SELECTION

PAYROLL EXPENSES: NO
EXPENSE TYPE: N/A
CHECK DATE: 0/00/0000 THRU 99/99/9999

PRINT OPTIONS

PRINT DATE: None
SEQUENCE: By Department
DESCRIPTION: Distribution
GL ACCTS: NO
REPORT TITLE: C O U N C I L R E P O R T
SIGNATURE LINES: 0

PACKET OPTIONS

INCLUDE REFUNDS: YES
INCLUDE OPEN ITEM: YES

Resolutions

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**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	09/26/2022	
RESOLUTION NUMBER	R22-59	
AGENDA TITLE	A RESOLUTION BY THE BOARD OF ALDERMEN OF THE CITY OF GRAIN VALLEY AUTHORIZING THE INSTALLATION OF TEN NEW STREET LIGHTS IN THE EAGLE RIDGE ESTATES 5TH PLAT, EAGLES RIDGE ESTATES 6TH PLAT AND EAGLE RIDGE MULTI-FAMILY 3RD PLAT SUBDIVISIONS.	
REQUESTING DEPARTMENT	Community Development	
PRESENTER	Mark Trosen, Community Development Director	
FISCAL INFORMATION	Cost as recommended:	10 @ \$31.76/month
	Budget Line Item:	210-55-76600
	Balance Available	\$56,737.00
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	Provide lighting of the road and community safety	
BACKGROUND	These streetlights will be placed in the newly developed Eagle Ridge Estates 5 th and 6 th Plats and Eagle Ridge Multi-Family 3 rd Plat subdivisions. Developer has paid the fees for these lights as part of the construction permit. The lights are located on NW High View Drive, NW Hilltop Lane, NW Eagle Ridge Drive and Whitney Drive.	
SPECIAL NOTES	N/A	
ANALYSIS	N/A	
PUBLIC INFORMATION PROCESS	N/A	
BOARD OR COMMISSION RECOMMENDATION	N/A	
DEPARTMENT RECOMMENDATION	Staff Recommends Approval	
REFERENCE DOCUMENTS ATTACHED	Resolution, Everyy Pricing List & Everyy diagrams	

CITY OF
GRAIN VALLEY

STATE OF
MISSOURI

September 26, 2022

RESOLUTION NUMBER

R22-59

**A RESOLUTION BY THE BOARD OF ALDERMEN OF THE CITY OF GRAIN VALLEY
AUTHORIZING THE INSTALLATION OF TEN NEW STREET LIGHTS IN THE EAGLE RIDGE
ESTATES 5TH PLAT, EAGLES RIDGE ESTATES 6TH PLAT AND EAGLE RIDGE MULTI-
FAMILY 3RD PLAT SUBDIVISIONS**

WHEREAS, the Board of Aldermen of Grain Valley, Missouri is dedicated to improving the safety of intersections and roadways with proper lighting; and

WHEREAS, development in Grain Valley is ongoing, and the need for streetlights is required on various streets; and

WHEREAS, The City has a lease agreement with Evergy for the installation and maintenance of streetlights and Evergy has studied the area and believe that it warrants additional lighting; and

WHEREAS, Evergy has recommended the installation of streetlights as indicated on the attached authorization in the Eagle Ridge Estates 5th Plat, Eagle Ridge Estates 6th Plat and Eagle Ridge Multi-Family 3rd Plat Subdivisions.

NOW THEREFORE, BE IT RESOLVED by the Board of Aldermen of the City of Grain Valley, Missouri as follows:

SECTION 1: Authorization the installation of ten (10) new streetlights in the Eagle Ridge Estates 5th Plat, Eagles Ridge Estates 6th Plat and Eagle Ridge Multi-Family 3rd Plat subdivisions provided in Exhibit "A" attached herein.

PASSED and APPROVED (-) this ___ Day of _____, 2022.

Mike Todd
Mayor

ATTEST:

Jamie Logan
City Clerk

[R22-59]



AUTHORIZATION FOR STREET LIGHT CHANGES

CITY OF GRAIN VALLEY, MO

The City has requested the following installation/removal or changes to the following lights, K Evergy WR#1041753
 The City understands and agrees to the billing changes as follows:

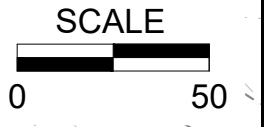
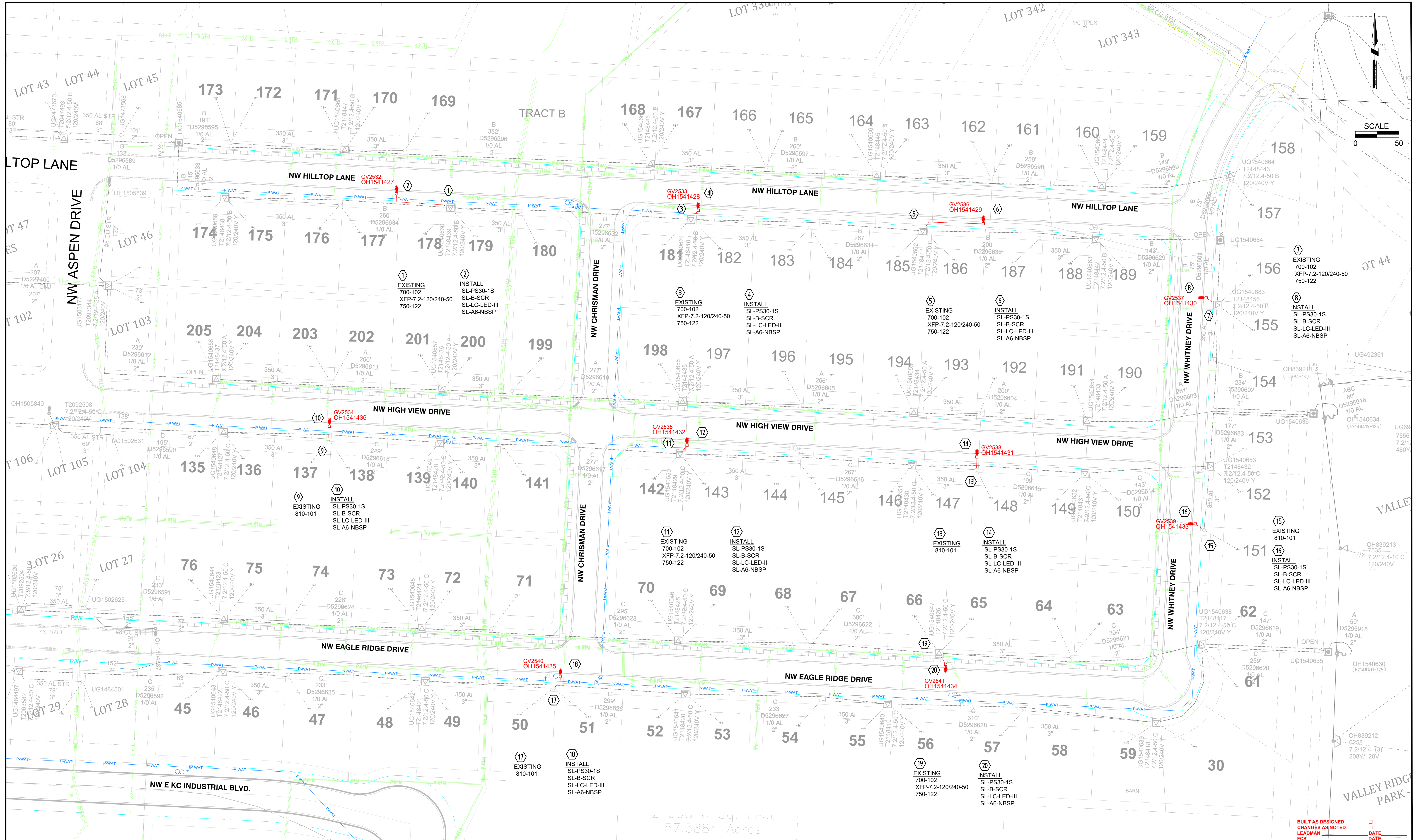
Add or Remove	STLT #	Watts/ Lumens	Type*	CIS+Rate Code (MON)	MRU Code #	UFLID #	Location	Monthly Cost
ADD	GV2532	7500	LED C STLT	MOMLL	OWA		1103 NW HILLTOP LN	\$ 21.77
ADD	GV2533	7500	LED C STLT	MOMLL	OWA		1001 NW HILLTOP LN	\$ 21.77
ADD	GV2534	7500	LED C STLT	MOMLL	OWA		1105 NW HIGH VIEW DR	\$ 21.77
ADD	GV2535	7500	LED C STLT	MOMLL	OWA		1101 NW HIGH VIEW DR	\$ 21.77
ADD	GV2536	7500	LED C STLT	MOMLL	OWA		907 NW HILLTOP LN	\$ 21.77
ADD	GV2537	7500	LED C STLT	MOMLL	OWA		1319 NW WHITNEY DR	\$ 21.77
ADD	GV2538	7500	LED C STLT	MOMLL	OWA		907 NW HILLTOP LN	\$ 21.77
ADD	GV2539	7500	LED C STLT	MOMLL	OWA		1311 NW WHITNEY DR	\$ 21.77
ADD	GV2540	7500	LED C STLT	MOMLL	OWA		1017 NW EAGLE RIDGE DR	\$ 21.77
ADD	GV2541	7500	LED C STLT	MOMLL	OWA		912 NW EAGLE RIDGE DR	\$ 21.77
ADD		POLES	STEEL				10 NEW STEEL POLES	\$ 51.50
ADD		WIRE	UG				10 SPANS OF UG WIRE SOD	\$ 48.40
							TOTAL MONTHLY	\$317.60

- EDP Existing Distribution Pole
- EG Enclosed Glassware
- L Lumens
- MV Mercury Vapor
- MVS Mercury Vapor Streamlined
- OG Open Glass
- OH Overhead Wiring
- SP Steel Pole Mounting
- SVL Sodium Vapor Lucalox
- SVU Sodium Vapor Unalux
- SVUS Sodium Vapor Unalux Streamlined
- TS Traffic Signal (Location)
- UG Underground Wiring
- WP Wood Pole Mounting

Signed: _____
 City Approver
 Title: _____
 Phone: _____
 Date: _____

FOR EVERGY USE ONLY
CIS+ Updated By & Date: _____
Acct #: _____

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SUBDIVISION INSTALLED ON WR1029143

57.3884 Acres

BUILT AS DESIGNED
CHANGES AS NOTED
LEADMAN
FCS

SEC. 27 TWP. 49N RANGE 30W TAX DIST. REV. DATE BY CHECKED/ APPROVED

DISCLAIMER AND COPYRIGHT NOTICE
The information contained on this drawing is used to locate, identify and inventory Evergy electric facilities located on parcels of land in the Energy file system area. It is intended for reference purposes only and is NOT to be construed or used as a "light inspection." Map information is believed to be accurate but accuracy is not guaranteed. This information should not be relied upon as a substitute for an actual field survey. This drawing is not to be used as a substitute for using the ONE-CALL (811) to verify operators of underground facilities of proposed excavation or digging to request that member companies mark their underground facilities before they dig. It is the responsibility of the user to verify the accuracy of this information. You are prohibited from reproducing or distributing this drawing or any portion of it without written permission of Evergy, Inc. Evergy, Inc. All rights reserved.

 Know what's below. Call before you dig.	CONTACTS		TITLE CITY OF GRAIN VALLEY PROJECT DESIGNER: ERIC BOWEN PHONE #: 816-810-7623 ADDRESS NW HILLTOP LN AND NW WHITNEY LN CUSTOMER: DICK TUTTLE - CITY OF GRAIN VALLEY PHONE #: 816-847-6222		PRJ# 50032666 WR# 1041753 SEC. DIST. ---
	CITY GRAIN VALLEY COUNTY JA STATE MO		CIRCUIT 11824 DATE: 8/23/22		DESIGNED BY: EBOWEN REVIEWED BY: EDB DATE: 8/23/22
	12 KV JOB TYPE: 1STLT		SHEET 1 OF 1 DWG FILE # 1941753-1		BLUE SPRINGS SERVICE CENTER DESIGNED BY: EBOWEN REVIEWED BY: EDB DATE: 8/23/22 DWG FILE # 1941753-1
	<p style="font-size: 8px;">EXISTING: --- REMOVE: - - - - - MODIFY: - - - - -</p>				

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**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	9/26/2022	
BILL NUMBER	R22-61	
AGENDA TITLE	A RESOLUTION BY THE BOARD OF ALDERMEN OF THE CITY OF GRAIN VALLEY, MISSOURI AUTHORIZING THE INSTALLATION OF NEW NETWORK CABLES IN CITY HALL	
REQUESTING DEPARTMENT	COMMUNITY DEVELOPMENT	
PRESENTER	MARK TROSEN, COMMUNITY DEVELOPMENT DIRECTOR	
FISCAL INFORMATION	Cost as recommended:	\$25,291.00
	Budget Line Item:	100-08-78500 (50%) 600-60-78500 (25%) 600-65-78500 (25%)
	Balance Available	\$46,154.00
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	To provide and install new Category 6 Plenum rated network cables to indicated locations in City Hall that will improve the efficiency and dependability in the transfer of data and the speed of transmitting that data both externally to our customers and internally to our users.	
BACKGROUND	<p>Replacing ethernet cables is usually done in businesses every 15-20 years, and City Hall is 23 years old and has mostly original Cat5 cables.</p> <p>Many ports in the walls are damaged and need replacing, and many existing cables have been damaged in the ceiling and must be replaced one-by-one by contractors.</p>	
SPECIAL NOTES	None	

<p>ANALYSIS</p>	<ul style="list-style-type: none"> • Newer Cat6 cables will provide faster and larger data transfers and go longer distances than older Cat5 ethernet cables. • New cables will be hung with hooks above the ceiling panels to avoid damage from ceiling lights. • All new cables will end at a new server rack in the storage area instead of being housed in the HVAC room where flooding, humidity, and accidental damage was an issue. • New cables will improve the dependability and speed of connections to/from scanners, copiers, security cameras, wi-fi access points, desk phones, and all desktop computers. Since our phones are internet-based, new cables will reduce the amount of dropped calls. • New cables will be grouped, sorted into the new server panels, tested, and labeled on both ends, saving tons of time in trouble-shooting connections later down the road. • The old cables will be removed end to end.
<p>PUBLIC INFORMATION PROCESS</p>	<p>None</p>
<p>BOARD OR COMMISSION RECOMMENDATION</p>	<p>This item was approved in the 2022 Budget.</p>
<p>DEPARTMENT RECOMMENDATION</p>	<p>Staff Recommends Approval</p>
<p>REFERENCE DOCUMENTS ATTACHED</p>	<p>Resolution, Scope of Work, Photos</p>

CITY OF
GRAIN VALLEY

STATE OF
MISSOURI

September 26, 2022

R22-61

**A RESOLUTION BY THE BOARD OF ALDERMEN OF THE CITY OF GRAIN VALLEY,
MISSOURI AUTHORIZING THE INSTALLATION OF NEW NETWORK CABLES IN CITY
HALL**

WHEREAS, the Board of Aldermen of the City of Grain Valley, Missouri passed Ordinance 2569 on December 13, 2021 approving the 2022 Fiscal Year Budget and Comprehensive Fee Schedule; and

WHEREAS, the Board of Alderman in the 2022 Fiscal Year Budget approved funding to install new network cables in City Hall; and

NOW THEREFORE, BE IT RESOLVED by the Board of Aldermen of the City of Grain Valley, Missouri as follows:

SECTION 1: The City Administrator is authorized to proceed with the scope of work from OPA Kansas City Network Services.

PASSED and APPROVED, via voice vote, (____ - ____) this ____ Day of ____, 2022.

Mike Todd
Mayor

ATTEST:

Jamie Logan
City Clerk

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August 12, 2022

To: Justin Marlof
Net Standard

From: Brian W. Gwin
OPA Network Services

Re: City of Grain Valley, MO
711 Main Street
Grain Valley, MO 64029
City Hall Category 6 Cabling Installation Proposal

Scope of Work

Category 6 Station Cabling Office

- Provide and install **(140)** Category 6 Plenum rated cables to the locations indicated. Each cable will be terminated with a Category 6 Jack at the station, and a patch panel in the new Server Room. Each cable will be tested for compliance and electronically labeled.

Cabling Outlet Locations

- Where feasible, the proposed cabling will route to existing outlet locations. Where this is not possible, outlets will be cut into the walls and the cables will be fished inside.

Server Room Rack

- Provide and install a 4-post 7ft open frame relay rack in the new server room. Included will be a 12-inch Ladder Rack and all mounting accessories.

Wireless Access Points

- Install **(18)** customer provided wireless access points at the locations desired.
Note: It is assumed that the access points will be on site during the cabling installation.

Materials:	\$13,246.00
Labor:	\$10,560.00
Grand Total:	\$23,806.00

OLD Cable Demolition (Option)

- After the network cut-over to the new cabling infrastructure, the existing (old) communications cabling will be removed end to end.
- Additionally, the 2-post telco rack will be disassembled (if empty) and discarded.
- Any abandoned cable outlet no longer in use will be covered with a single gang blank cover.

Cable Demo Total (Option)

Materials:	\$45.00
Labor:	\$1,440.00
Grand Total:	\$1,485.00

Project Notes / Assumptions:

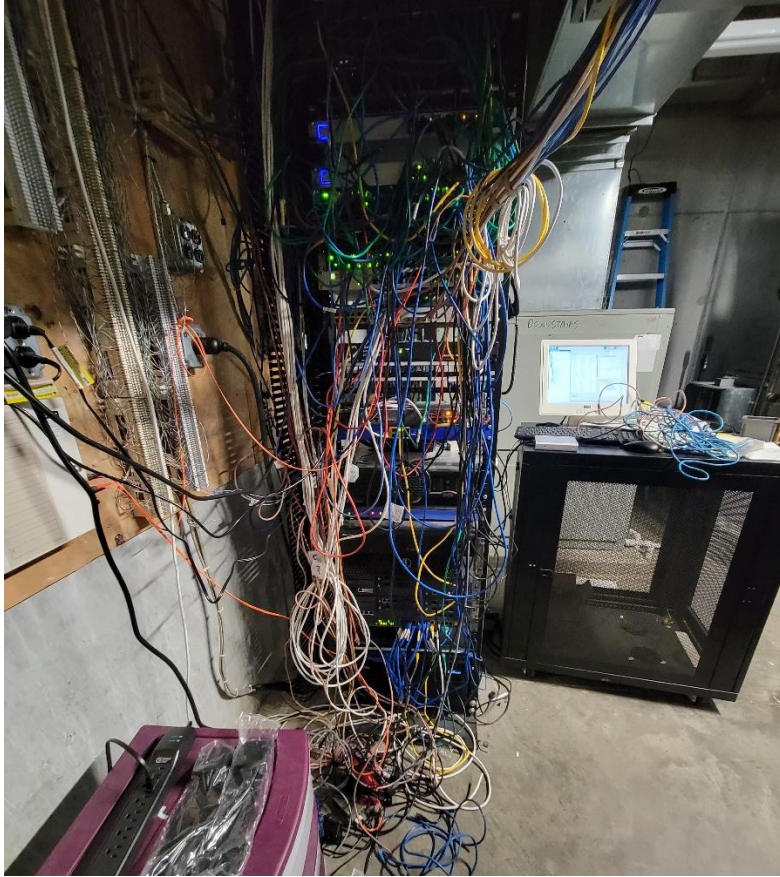
- It is assumed that all work will be completed during normal business hours.
- Category 6 Patch Cords are not included in the proposal.
- A network cut-over including wireless access points and IP cameras is not included in this proposal.

Thank you for the opportunity of providing you with this quotation. Pricing is valid for 30 days. Sales Tax if included in the quotation, is for estimation only. Actual amounts are based on the location of the billing address. If the project is going to be "tax exempt", a tax exemption or reseller certificate must be on file with Office Products Alliance prior to implementation. Terms are 100% materials payment upon acceptance, unless otherwise negotiated. Labor payment will be required as completed or upon successful completion as negotiated. Net terms are 15 days. Please contact me for any questions you may have.

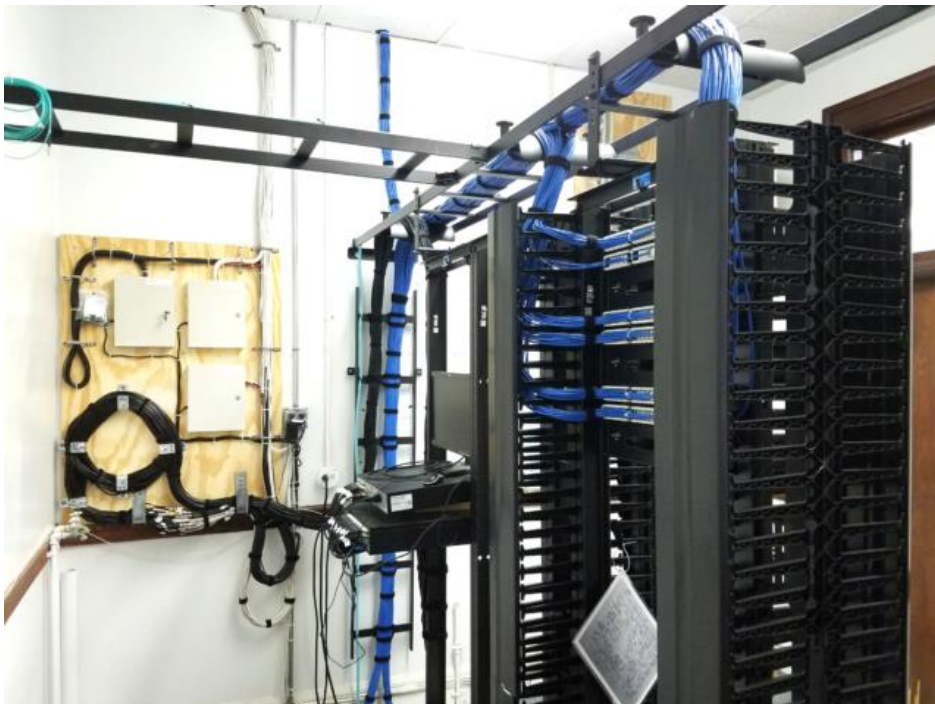


Brian Gwin
brian@opakc.com
816-895-8086 Direct

Years of add-ons and abandoned dead cables on server rack in the City Hall HVAC room:



Example of the new server setup we will get in the storage room with new Cat6 cables :



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**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	09/26/2022	
RESOLUTION NUMBER	R22-62	
AGENDA TITLE	A RESOLUTION BY THE BOARD OF ALDERMEN OF THE CITY OF GRAIN VALLEY AUTHORIZING THE INSTALLATION OF NINE NEW STREET LIGHTS IN THE EAST KANSAS CITY INDUSTRIAL PARK 16TH PLAT SUBDIVISION	
REQUESTING DEPARTMENT	Community Development	
PRESENTER	Mark Trosen, Community Development Director	
FISCAL INFORMATION	Cost as recommended:	9 @ \$38.48/month
	Budget Line Item:	210-55-76600
	Balance Available	\$56,737.00
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	Provide lighting of the road and community safety	
BACKGROUND	These streetlights will be placed in the newly developed East Kansas City Industrial Park 16 th Plat Subdivision. Developer has paid the fees for these lights as part of the construction permit. The lights are located on NW East Kansas City Industrial Blvd. and Chrisman Farm Road.	
SPECIAL NOTES	N/A	
ANALYSIS	N/A	
PUBLIC INFORMATION PROCESS	N/A	
BOARD OR COMMISSION RECOMMENDATION	N/A	
DEPARTMENT RECOMMENDATION	Staff Recommends Approval	
REFERENCE DOCUMENTS ATTACHED	Resolution, Everyy Pricing List & Everyy diagrams	

September 26, 2022

RESOLUTION NUMBER
R22-62

**A RESOLUTION BY THE BOARD OF ALDERMEN OF THE CITY OF GRAIN VALLEY
AUTHORIZING THE INSTALLATION OF NINE NEW STREET LIGHTS IN THE EAST
KANSAS CITY INDUSTRIAL PARK 16th PLAT SUBDIVISION**

WHEREAS, the Board of Aldermen of Grain Valley, Missouri is dedicated to improving the safety of intersections and roadways with proper lighting; and

WHEREAS, development in Grain Valley is ongoing, and the need for streetlights is required on various streets; and

WHEREAS, The City has a lease agreement with Evergy for the installation and maintenance of streetlights and Evergy has studied the area and believe that it warrants additional lighting; and

WHEREAS, Evergy has recommended the installation of nine (9) streetlights as indicated on the attached authorization in the East Kansas City Industrial Park 16th Plat Subdivision.

NOW THEREFORE, BE IT RESOLVED by the Board of Aldermen of the City of Grain Valley, Missouri as follows:

SECTION 1: Authorization the installation of nine (9) new streetlights in the East Kansas City Industrial Park 16th Plat Subdivision provided in Exhibit "A" attached herein.

PASSED and APPROVED (-) this __ Day of _____, 2022.

Mike Todd
Mayor

ATTEST:

Jamie Logan
City Clerk



AUTHORIZATION FOR STREET LIGHT CHANGES

CITY OF GRAIN VALLEY, MO

The City has requested the following installation/removal or changes to the following lights, K Evergy WR#1041873
 The City understands and agrees to the billing changes as follows:

Add or Remove	STLT #	Watts/ Lumens	Type*	CIS+Rate Code (MON)	MRU Code #	UFLID #	Location	Monthly Cost
ADD	GV2523	7500	LED C STLT	MOMLL	OWA	1548762	1101 NW CHRISMAN FARM	\$ 21.77
ADD	GV2524	7500	LED C STLT	MOMLL	OWA	1548761	1113 NW CHRISMAN FARM	\$ 21.77
ADD	GV2525	7500	LED C STLT	MOMLL	OWA	1548760	1125 NW CHRISMAN FARM	\$ 21.77
ADD	GV2526	7500	LED C STLT	MOMLL	OWA	1548758	1200 NW CHRISMAN FARM	\$ 21.77
ADD	GV2527	7500	LED C STLT	MOMLL	OWA	1548759	1116 NW CHRISMAN FARM	\$ 21.77
ADD	GV2528	7500	LED C STLT	MOMLL	OWA	1548757	1000 NW E KC INDUSTRIAL	\$ 21.77
ADD	GV2529	7500	LED C STLT	MOMLL	OWA	1548756	1005 NW E KC INDUSTRIAL	\$ 21.77
ADD	GV2530	7500	LED C STLT	MOMLL	OWA	1548755	1010 NW E KC INDUSTRIAL	\$ 21.77
ADD	GV2531	7500	LED C STLT	MOMLL	OWA	1545274	1020 NW E KC INDUSTRIAL	\$ 21.77
ADD		POLES	STEEL				9 NEW STEEL POLES	\$ 46.35
ADD		WIRE	UG				7 SPANS OF UG WIRE SOD	\$ 33.88
ADD		WIRE	UG				3 SPANS OF UG UNDER STREET	\$ 70.20
							TOTAL MONTHLY	\$346.36

- EDP Existing Distribution Pole
- EG Enclosed Glassware
- L Lumens
- MV Mercury Vapor
- MVS Mercury Vapor Streamlined
- OG Open Glass
- OH Overhead Wiring
- SP Steel Pole Mounting
- SVL Sodium Vapor Lucalox
- SVU Sodium Vapor Unalux
- SVUS Sodium Vapor Unalux Streamlined
- TS Traffic Signal (Location)
- UG Underground Wiring
- WP Wood Pole Mounting

Signed: _____

City Approver

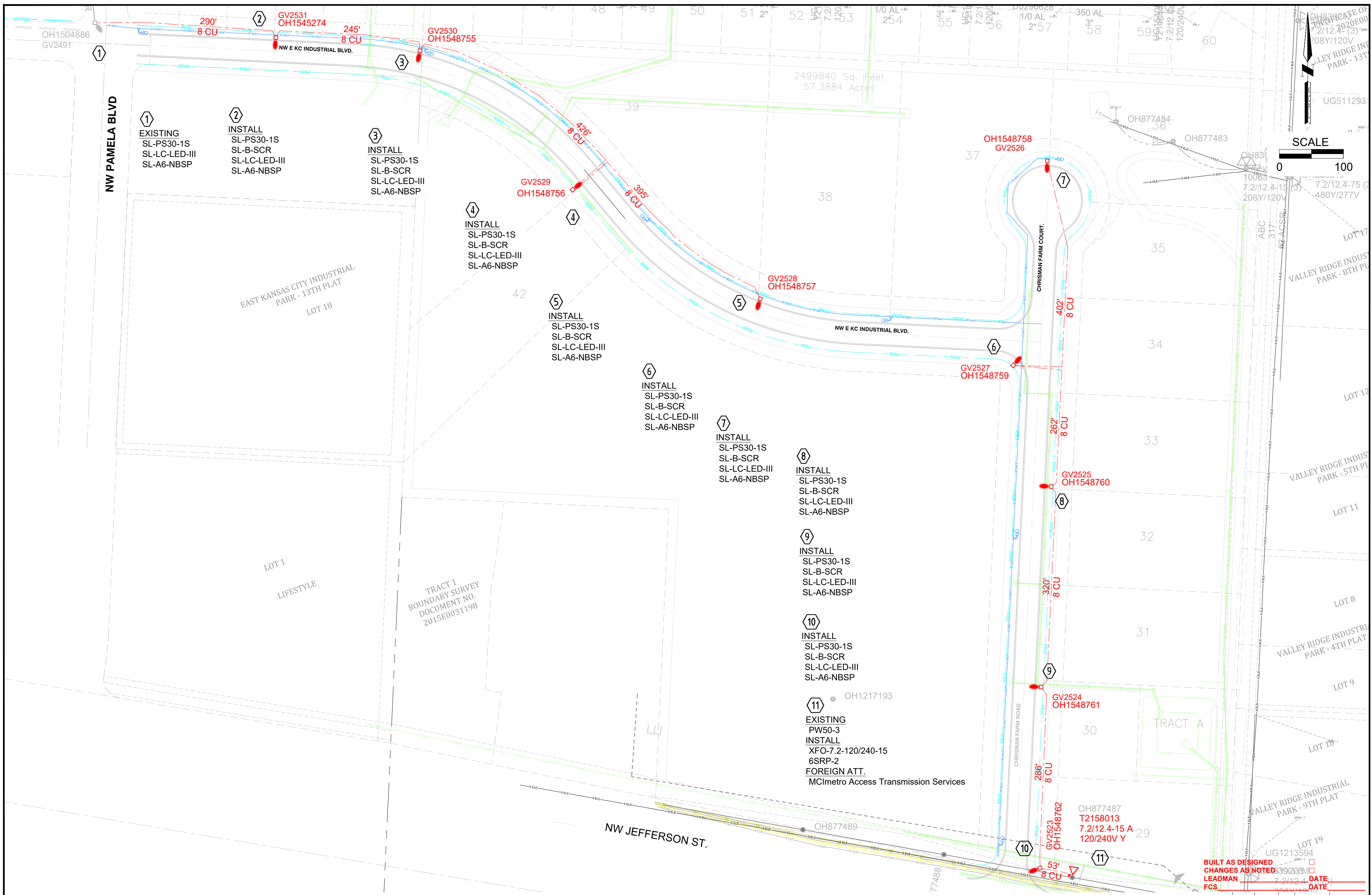
Title: _____

Phone: _____

Date: _____

FOR EVERGY USE ONLY	
CIS+ Updated By & Date:	_____
Acct #:	_____

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EXISTING - - - - -
 INSTALL - - - - -
 REMOVE - - - - -
 MODIFY - - - - -



CONTACTS

PROJECT DESIGNER: ERIC BOWEN
 PHONE #: 816-810-7623

CUSTOMER: DICK TUTTLE
 PHONE #: 816-847-6222

TITLE	CITY OF GRAIN VALLEY	PR.#	50032672
ADDRESS	NW E KC INDUSTRIAL AND NW JEFFERSON	WR#	1041873
CITY	GRAIN VALLEY	SEC. DIST.	----
COUNTY	JA STATE MO	CIRCUIT	11824
12 KV	JOB TYPE: 1STLT	SHEET	1 OF 1

REV.	DATE	BY	CHECKED	APPROVED
BLUE SPRINGS SERVICE CENTER				
DESIGNED BY: EBOWEN				
REVIEWED BY: EDB				
DATE: 8/22/22				
DWG FILE # 1041873-1				

SEC. 27 TWP. 49N RANGE 30W TAX DIST. _____

BUILT AS DESIGNED
 CHANGES AS NOTED
 LEADMAN: _____ DATE: _____
 FCS: _____ DATE: _____

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Ordinances

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**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	08/22/2022, 09/26/2022	
BILL NUMBER	B22-21	
AGENDA TITLE	AN ORDINANCE CHANGING THE ZONING ON APPROXIMATELY 7.53 ACRES FROM DISTRICT R-3 PUD (MULTI-FAMILY RESIDENTIAL DISTRICT – PLANNED UNIT DEVELOPMENT) TO DISTRICT R-3P (MULTI-FAMILY RESIDENTIAL DISTRICT – PLANNED OVERLAY DISTRICT) AND APPROVAL OF THE PRELIMINARY DEVELOPMENT PLAN/PLAT FOR THE LOFTS AT CREEKSIDE LANDING	
REQUESTING DEPARTMENT	COMMUNITY DEVELOPMENT DEPARTMENT	
PRESENTER	MARK TROSEN, DIRECTOR	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available	N/A
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	The proposed development will consist of four (4) apartment buildings containing 24 units in each building; three (3) four-plex buildings and one duplex. The total number of units on the property is 110. The development site is generally located east of NW Sni-A-Bar Parkway where NW Sni-A-Bar Blvd. dead ends to the east.	
BACKGROUND	The Preferred Land Use Map in the City's Comprehensive Plan illustrates this area as multi-family residential. The proposed change in zoning and development plan is consistent with the Comprehensive Plan. The Board of Aldermen approved Ordinance 1870 on December 18, 2006 changing the zoning from District A (Agriculture) to R-3 PUD (Multi-Family, Planned Unit Development). The approved PUD plan contained 17 buildings consisting of two, three and four units to a building with a total of 56 units for the total development.	
SPECIAL NOTES	According to Section 400.200 of the City's zoning regulations, a Planned Overlay District shall provide latitude and flexibility in location of buildings, structures, open spaces, play areas, parking, roads, drives, variations in setback and yard requirements.	

ANALYSIS	Please refer to Staff Report
PUBLIC INFORMATION PROCESS	Public Notice was given in the Examiner as required by State Statute and property owners of record within 185 feet of the rezoning area were notified by letter.
BOARD OR COMMISSION RECOMMENDATION	The Planning and Zoning Commission held a public hearing on Wednesday, June 8, 2022. The Commission recommended approval by a vote of 3 to 1 on the rezoning and the preliminary development plan and plat with Staff conditions and continue privacy fence along the east property line adjacent to the Royer property.
DEPARTMENT RECOMMENDATION	Staff Recommends Approval with the condition that a wall or privacy fence at least 6 feet in height is constructed along the north and west property lines in addition to an ornamental screen of trees and shrubs. Also, revisions are needed to the plat, as noted.
REFERENCE DOCUMENTS ATTACHED	Ordinance, Revised Preliminary Development Plan, Revised Preliminary Landscape Plan, Revised Plat, Building Elevations, Application, Staff Report

**CITY OF
GRAIN VALLEY**

**STATE OF
MISSOURI**

BILL NO. B22-21

ORDINANCE NO.
SECOND READING
FIRST READING

August 22, 2022 (3-3-1)

AN ORDINANCE CHANGING THE ZONING ON APPROXIMATELY 7.53 ACRES FROM DISTRICT R-3 PUD (MULTI-FAMILY RESIDENTIAL DISTRICT – PLANNED UNIT DEVELOPMENT) TO DISTRICT R-3P (MULTI-FAMILY RESIDENTIAL DISTRICT – PLANNED OVERLAY DISTRICT) AND APPROVAL OF PRELIMINARY DEVELOPMENT PLAN/PLAT FOR THE LOFTS AT CREEKSIDE LANDING

WHEREAS, the Mayor and the Board of Aldermen are committed to the development of the City: and

WHEREAS, a public hearing was held on June 8, 2022 in which the Planning and Zoning Commission recommended approval of the zoning change to District R-3p (Multi-Family Residential District – Planned Overlay District) on approximately 7.53 acres and approval of Preliminary Development Plan and Plat for the Lofts at Creekside Landing; and

WHEREAS, a public hearing concerning said matter was held at the Grain Valley City Hall in Grain Valley, Missouri at or around 7:00 p.m. on July 11, 2022; and

WHEREAS, in reviewing the City's 2014 Comprehensive Plan, the proposed rezoning and preliminary development plan would be consistent with the character and intent of the long range plan; and

WHEREAS, the Board of Aldermen of the City of Grain Valley, Missouri, has determined that it is desirable.

NOW THEREFORE, BE IT ORDAINED by the Board of Aldermen of the City of Grain Valley, Missouri as follows:

SECTION 1: The zoning for the property generally described below is hereby established as District R-3p (Multi-Family Residential District – Planned Overlay District).

Legal Description:

BEING PART OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 49, RANGE 30, JACKSON COUNTY, MISSOURI, DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 34; THENCE SOUTH 01 DEGREE 52 MINUTES 02 SECONDS WEST ALONG THE WEST LINE, 1210.78 FEET; THENCE SOUTH 88 DEGREES 07 MINUTES 58 SECONDS EAST, 21.34 FEET TO THE SOUTHWEST CORNER OF LOT 50, "CREEKSIDE LANDING" 2ND PLAT, A SUBDMSION OF LAND IN SECTION 34, TOWNSHIP 49, RANGE 30, GRAIN VALLEY, JACKSON COUNTY, MISSOURI; THENCE NORTH 82 DEGREES

06 MINUTES 52 SECONDS EAST, 142.60 FEET TO THE SOUTHEAST CORNER OF LOT 50 IN SAID "CREEKSIDO LANDING"; THENCE NORTH 10 DEGREES 27 MINUTES 14 SECONDS WEST ALONG THE EASTERLY LINE OF SAID LOT 50, 14.26 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE EASTERLY LINE OF SAID LOT 50, NORTH 10 DEGREES 27 MINUTES 14 SECONDS WEST, 42.20 FEET; THENCE NORTH 01 DEGREES 52 MINUTES 38 SECONDS EAST ALONG THE EAST LINE OF SAID CREEKSIDO LANDING, 393.73 FEET; THENCE SOUTH 89 DEGREES 13 MINUTES 26 SECONDS EAST ALONG THE SOUTH LINE OF SAID CREEKSIDO LANDING, 788.99 FEET; THENCE SOUTH 00 DEGREES 46 MINUTES 16 SECONDS WEST, 450.16 FEET TO THE NORTHERLY LINE OF A TRACT OF LAND AS RECORDED IN DOCUMENT NO. 2016E0085210 AT JACKSON COUNTY, MISSOURI RECORDER'S OFFICE; THENCE ALONG THE FOLLOWING FOUR COURSES OF SAID DOCUMENT NO. 2016E0085210, COURSE ONE (1): NORTH 45 DEGREES 27 MINUTES 07 SECONDS WEST, 139.32 FEET; COURSE TWO (2): SOUTH 77 DEGREES 41 MINUTES 49 SECONDS WEST, 307.54 FEET TO A POINT OF CURVATURE; COURSE THREE (3): ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 650.00 FEET AND A DISTANCE OF 162.78 FEET; COURSE FOUR (4): NORTH 87 DEGREES 57 MINUTES 16 SECONDS WEST, 226.77 FEET TO THE POINT OF BEGINNING. CONTAINING 7.53 ACRES, MORE OR LESS.

SECTION 2: The Board of Aldermen approves the preliminary development plan and plat for The Lofts at Creekside Landing with recommendation and conditions from the Planning and Zoning Commission.

SECTION 3: This ordinance shall be in full force and effect from and after its passage by the Board of Aldermen and approval by the Mayor.

Read two times and PASSED by the Board of Aldermen this ___ day of _____, 2022, the aye and nay votes being recorded as follows:

ALDERMAN BASS	_____	ALDERMAN CLEAVER	_____
ALDERMAN SKINNER	_____	ALDERMAN KNOX	_____
ALDERMAN ARNOLD	_____	ALDERMAN MILLS	_____

Mayor _____ (in the event of a tie only)

Approved as to form:

 Lauber Municipal Law
 City Attorney

 Mike Todd
 Mayor

ATTEST:

 Jamie Logan
 City Clerk



711 Main Street
 Grain Valley, MO 64029
 816.847.6220
 816.847.6206 fax
 www.cityofgrainvalley.org

PLANNING & ZONING APPLICATION

PROJECT INFORMATION

Location: NW Sni-A-Bar Parkway and NW Sni-A-Bar Blvd.

Subdivision: _____ **Lot #:** _____ **Zoning District:** _____

Description of Request: Rezoning to R3P and preliminary plat

APPLICANT INFORMATION

Name: Bryan Rahn

Company: Blue Springs Safety Storage South II LLC

Address: 1120 Eagles Ridge Blvd Grain Valley, Mo 64029

Telephone: 816-229-8115 **Fax:** _____ **E-mail:** bryan@countryclub-homes.com

Property Owner: Blue Springs Safety Storage South II LLC

Additional Contact(s): Tony Ward (tony@safetyministorage.com) Luke White (luke@safetyministorage.com)

Type of Application: Check Type & Submit Corresponding Requirements	Submittal Requirement List:	
<input checked="" type="checkbox"/> Rezoning 1 • 2 • 5 • 10 • 11 • 14	1	Legal description of subject property
<input type="checkbox"/> Ordinance Amendment 10	2	Map depicting general location of site
<input type="checkbox"/> Special/Conditional Use Permit 1 • 2 • 10 • 11 • 14	3	Summary Site Analysis depicting current character of site
<input type="checkbox"/> Temporary Use Permit 2 • 10 • 14	4	Preliminary Plat (3 full size copies)
<input checked="" type="checkbox"/> Preliminary Plat 1 • 3 • 4 • 14	5	Preliminary Development/ Site Plan (6 copies)
<input type="checkbox"/> Final Plat/ Lot Split 1 • 6 • 12 • 13 • 14 • 15	6	Final Plat (6 copies)
<input type="checkbox"/> Preliminary Development/Site Plan 1 • 3 • 5 • 8 • 9 • 14	7	Final Development/ Site Plan (6 copies)
<input type="checkbox"/> Final Development/Site plan 1 • 7 • 8 • 9 • 14 • 15	8	Landscaping Plan (6 copies)
<input type="checkbox"/> Site Plan 1 • 7 • 8 • 9 • 12 • 14 • 15	9	Building Elevations (6 copies)
<input type="checkbox"/> Vacation of Right-of-way or Easement 1 • 14 • 16 • 17	10	Written description of the proposal
<input type="checkbox"/> Future Land Use Map (Refer to page 9)	11	List of property owners within 185 feet
Note: Include at least one 8 ½ x 11 copy of all drawings and plans will all applications.	12	Construction plans for all public works improvements (6 copies)
	13	Copies of tax certificates from City and County
	14	Proof of ownership or control of property (deed, contract, lease) or permission from property owner
	15	Off-site easements if necessary
	16	Survey of vacation area
	17	Utility Comment Form - City will provide form

[Note: Applications must be completed in their entirety and all submittal requirements must be submitted at the time the application is submitted. Additional submittals may be requested as provided for in the Grain Valley City Code.]

The applicant hereby agrees that all information is provided as required with this application and the City

Code: _____
 Applicant's Signature _____

4/11/22
 Date _____

Applicant's Signature _____

Date _____

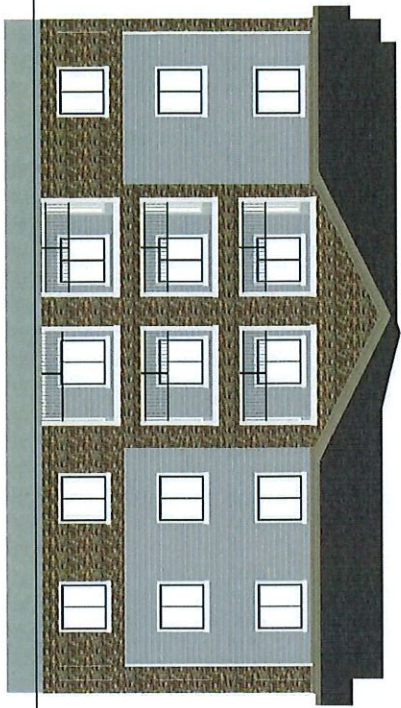
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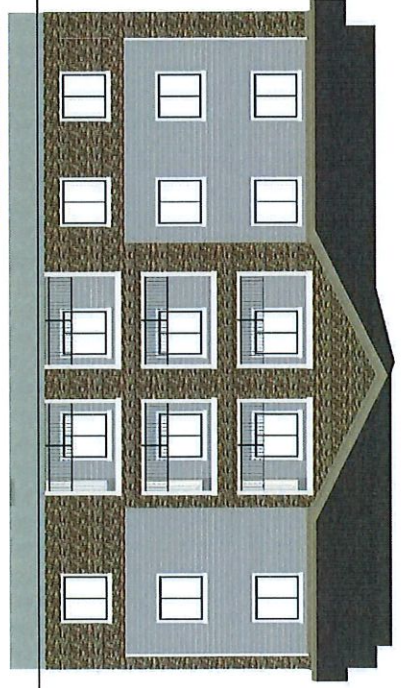
E-1	SHEET:	SCALE:	DATE: 5/20/2022	Ward Development 1120 Eagles Ridge Blvd Grain Valley, Mo 64029	24 UNIT BUILDING ELEVATIONS	CREEKSIDE GRAIN VALLEY, MO	<table border="1" style="font-size: 8px; border-collapse: collapse;"> <thead> <tr> <th colspan="3">REVISION TABLE</th> </tr> <tr> <th>NUMBER</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>	REVISION TABLE			NUMBER	DATE	DESCRIPTION															
REVISION TABLE																												
NUMBER	DATE	DESCRIPTION																										



BUILDING HEIGHT



ARTIST RENDERING - LEFT



ARTIST RENDERING - RIGHT

E-2

SHEET:

SCALE:

DATE:

5/20/2022

Ward Development

1120 Eagles Ridge Blvd

Grain Valley, Mo 64029

24 UNIT BUILDING ELEVATIONS

CREEKSIDE
GRAIN VALLEY, MO

REVISION TABLE		
NUMBER	DATE	DESCRIPTION



Exterior Elevation Front

TOWNHOMES



Exterior Elevation Front



Exterior Elevation Right

VILLA

NO.	DATE	BY	DESCRIPTION

CREEKSIDE
GRAIN VALLEY, MO

TOWNHOME & VILLA
ELEVATIONS

Ward Development
1120 Eagles Ridge Blvd
Grain Valley, Mo 64029

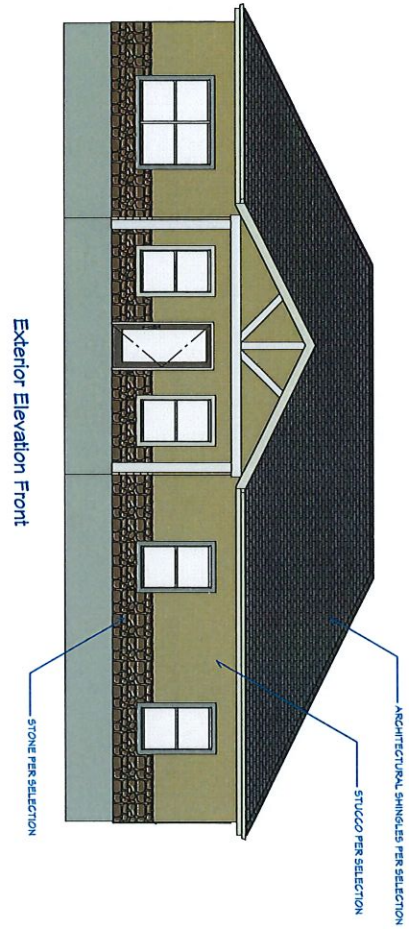
DATE:

5/20/2022

SCALE:

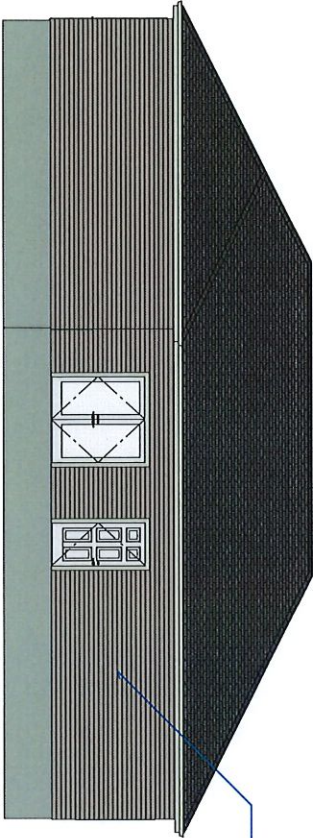
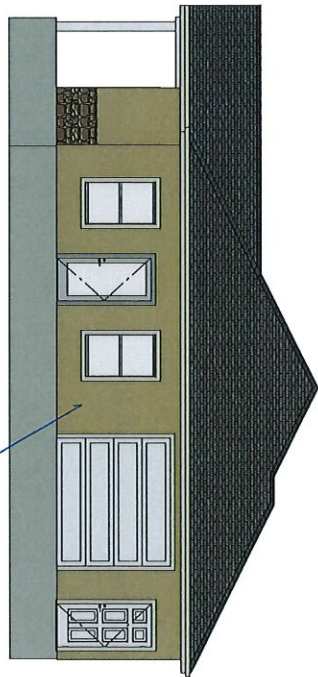
SHEET:

A-1

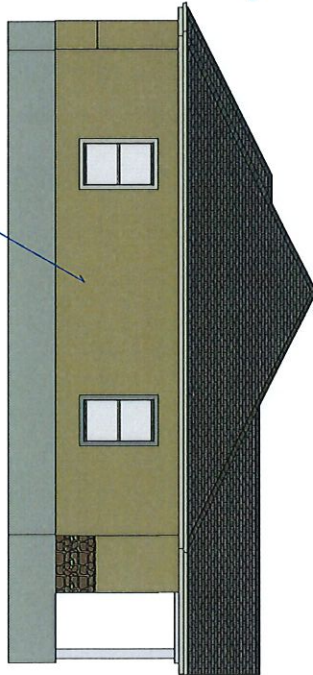


Exterior Elevation Front

Exterior Elevation Right



Exterior Elevation Back



Exterior Elevation Left

REVISION TABLE			
NUMBER	DATE	REVISED BY	DESCRIPTION

CREEKSIDE
GRAIN VALLEY, MO

CLUBHOUSE ELEVATIONS

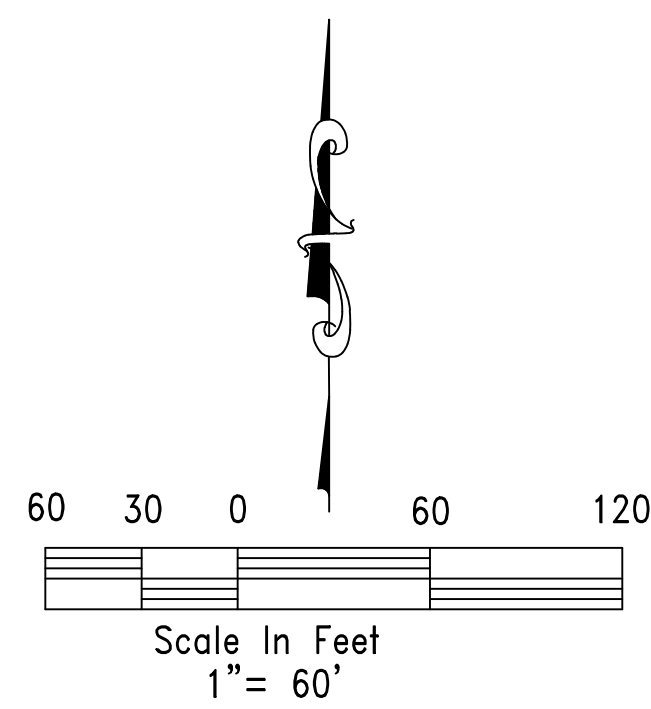
Ward Development
1120 Eagles Ridge Blvd
Grain Valley, Mo 64029

DATE: 5/20/2022
SCALE:
SHEET: A-2

FINAL PLAT

THE LOFTS AT CREEKSIDE LANDING

PART OF THE SW 1/4 SECTION 34 TOWNSHIP 49 RANGE 30 GRAIN VALLEY, JACKSON COUNTY, MISSOURI



LEGEND
M - MEASURED
R - RECORD
RAD - RADIUS
L - ARC LENGTH
U/E - UTILITY EASEMENT
L/E - LANDSCAPE EASEMENT
D/E - DRAINAGE EASEMENT
W/E - WATER EASEMENT
S/E - SEWER EASEMENT
B/L - BUILDING LINE
C/L - CENTERLINE
R/W - RIGHT OF WAY
ITB - INITIAL TANGENT BEARING

MONUMENT LEGEND
SET 1/2" REBAR AND CAP @ ALL REAR LOT CORNERS
RLS-2134, MO.
RLS-1069, KS.

CURB NOTCHES ARE ON AN EXTENSION OF THE SIDE LOT LINES.

MONUMENTATION WILL BE COMPLETED WITHIN 6 MONTHS AFTER COMPLETION OF ALL STREETS AND UTILITIES.

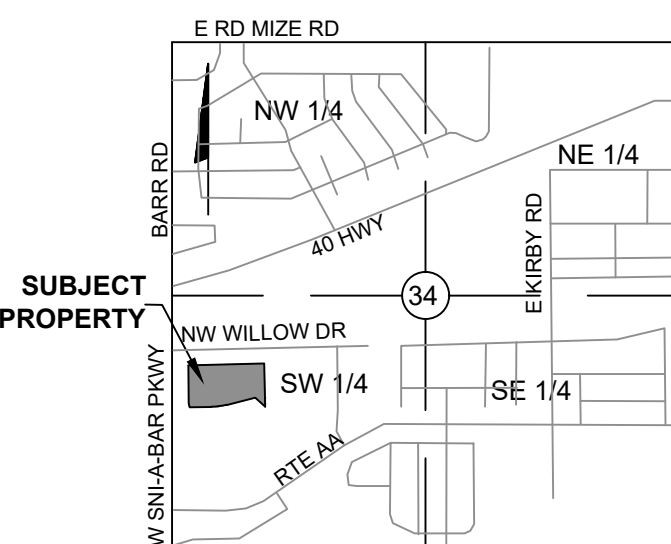
STATE PLANE COORDINATES

- ① 317304.438
874436.508
 - ② 317305.694
874396.362
 - ③ 317371.188
874398.410
 - ④ 317369.893
874438.963
 - ⑤ 317369.893
874438.963
- 1 METER = 3.28083333'
- KC METRO CONTROL STATION JA-62 WAS USED TO CREATE THE COORDINATES AS SHOWN AND IS BASED ON "MISSOURI COORDINATE SYSTEM OF 1983, WEST ZONE" USING A COMBINED GRID FACTOR OF 0.9999137.

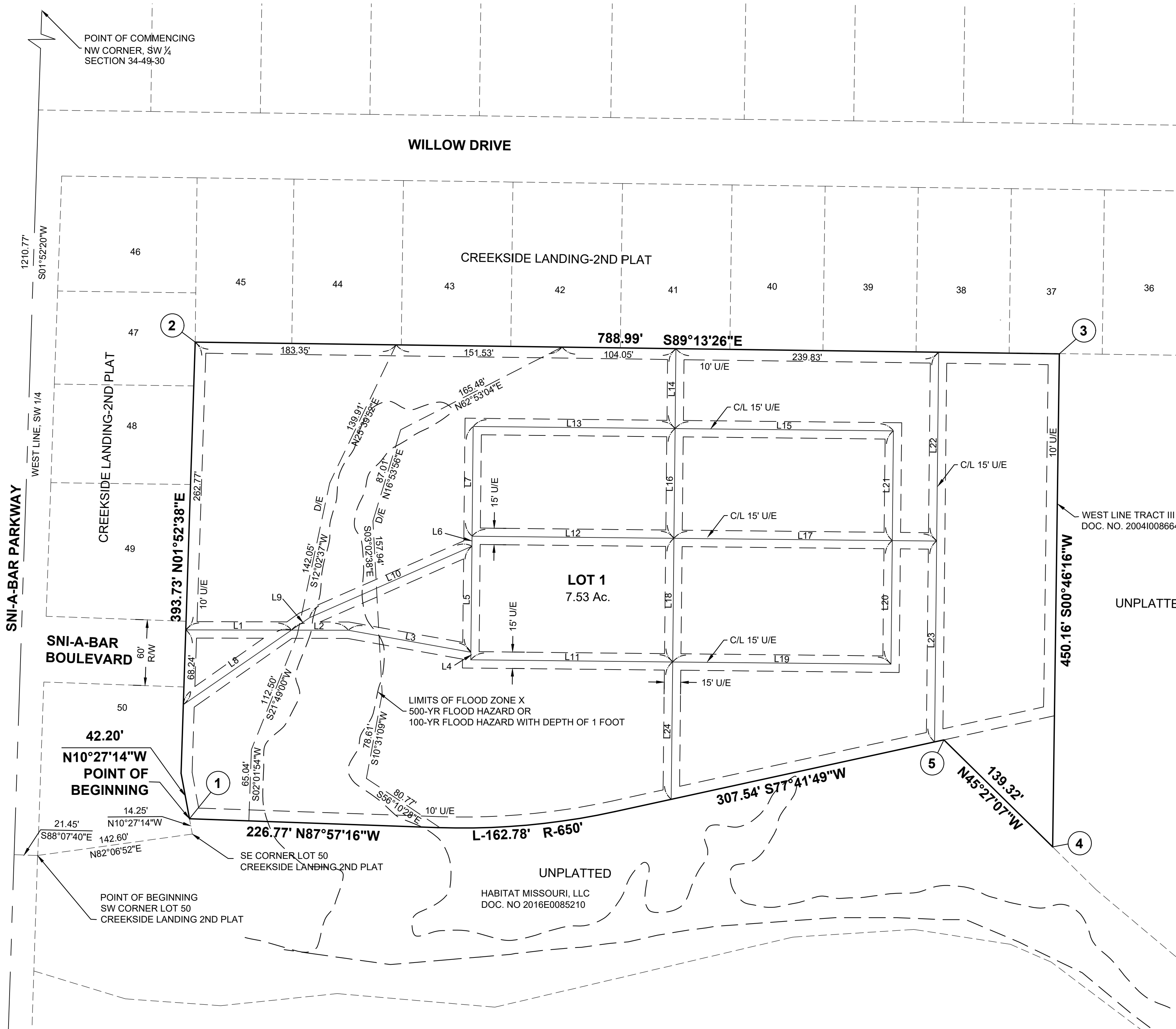
NOTES:
1. THE SUBJECT PROPERTY CONTAINS 7.53 ACRES MORE OR LESS.
2. PARENT TRACT AS RECORDED IN DOCUMENT NO. 2016E0014895.

FLOOD STATEMENT:
A PART OF THE SUBJECT PROPERTY LIES IN AN AREA LABELED ZONE "AE" (FLOODPLAIN WITH BASE FLOOD ELEVATION) AND IN AREA LABELED ZONE "X" (AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD) AS DETERMINED BY THE FEMA FLOOD INSURANCE RATE MAP NUMBERS 29095C0338G MAP REVISED DATE JANUARY 20, 2017 AND 29095C0339G REVISED DATE JANUARY 20, 2017.

BASIS OF BEARINGS:
BEARINGS SHOWN ARE GRID BEARINGS BASED ON MISSOURI STATE PLANE COORDINATE SYSTEM OF 1983, WEST ZONE.



LOCATION MAP
SCALE=1"=2000'
SECTION 34
TOWNSHIP 49 RANGE 30



LINE	LENGTH	BEARING
L1	96.47	S89°52'28"E
L2	51.87	S89°52'28"E
L3	113.72	S79°49'28"E
L4	8.94	N00°35'53"E
L5	96.76	N00°35'53"E
L6	9.17	N00°35'53"E
L7	100.14	N00°35'53"E
L8	119.86	N55°26'18"E
L9	20.12	N55°26'18"E
L10	161.91	N66°17'00"E
L11	184.33	N89°24'07"W
L12	184.33	S89°24'07"E
L13	184.33	S00°35'53"W
L14	72.99	S00°35'53"W
L15	199.33	S89°24'07"E
L16	100.14	S00°35'53"W
L17	239.83	S89°24'07"E
L18	112.86	S00°35'53"W
L19	199.33	N89°24'07"W
L20	112.86	S00°35'53"W
L21	100.14	S00°35'53"W
L22	172.38	S00°35'53"W
L23	183.38	S00°35'53"W
L24	125.45	S00°35'53"W

I HEREBY CERTIFY THAT THE PLAT OF "THE LOFTS AT CREEKSIDE LANDING" SUBDIVISION IS BASED ON AN ACTUAL SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT SAID SURVEY MEETS OR EXCEEDS THE CURRENT MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS ESTABLISHED BY THE DEPARTMENT OF NATURAL RESOURCES, DIVISION OF GEOLOGY AND LAND SURVEY OF THE STATE OF MISSOURI, AND MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS, ESTABLISHED BY THE MISSOURI BOARD FOR ARCHITECTS, PROFESSIONAL ENGINEERS AND LAND SURVEYORS. I FURTHER CERTIFY THAT I HAVE COMPLIED WITH ALL STATUTES, ORDINANCES, AND REGULATIONS GOVERNING THE PRACTICE OF SURVEYING AND PLATTING OF SUBDIVISIONS TO THE BEST OF MY BELIEF.

SURVEYOR: ROGER A. BACKUES, PLS. MO. NO. 2134

PLAT DEDICATION:
THE UNDERSIGNED PROPRIETORS OF THE ABOVE DESCRIBED TRACT OF LAND HAS CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER SHOWN ON THE ACCOMPANYING PLAT, WHICH SUBDIVISION SHALL BE HEREAFTER KNOWN AS "THE LOFTS AT CREEKSIDE LANDING".

BUILDING LINES:
BUILDING LINES OR SETBACK LINES WILL BE ESTABLISHED BY THE DEVELOPMENT PLAN AND NO BUILDING OR PORTION THEREOF SHALL BE BUILT BETWEEN THIS LINE AND THE LOT LINE NEAREST THERETO.

EASEMENT DEDICATION:
AN EASEMENT IS HEREBY GRANTED TO THE CITY OF GRAIN VALLEY, MISSOURI, FOR THE PURPOSE OF LOCATING, CONSTRUCTING, OPERATING, AND MAINTAINING FACILITIES FOR WATER, GAS, ELECTRICITY, SEWAGE, TELEPHONE, CABLE TV AND SURFACE DRAINAGE, INCLUDING, BUT NOT LIMITED TO, UNDERGROUND PIPES AND CONDUITS, PAD MOUNTED TRANSFORMERS, SERVICES PEDESTALS, ANY OR ALL OF THEM UPON, OVER, UNDER AND ALONG THE STRIPS OF LAND DESIGNATED UTILITY EASEMENTS (U/E), PROVIDED THAT THE EASEMENT GRANTED HEREIN IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS. ANY UTILITIES LOCATED WITHIN THE DESIGNATED UTILITY EASEMENTS, BY VIRTUE OF THEIR EXISTENCE, DO HEREBY COVENANT, CONSENT, AND AGREE THAT THEY SHALL BE SUBORDINATE TO SAID PUBLIC RIGHT OF WAY IN THE EVENT THAT ADDITIONAL PUBLIC RIGHT OF WAY IS DEDICATED OVER THE LOCATION OF THE UTILITY EASEMENT, WHERE OTHER EASEMENTS ARE DESIGNATED FOR A PARTICULAR PURPOSE, THE USE THEREOF SHALL BE LIMITED TO THAT PURPOSE ONLY. ALL OF THE ABOVE EASEMENTS SHALL BE KEPT FREE FROM ANY AND ALL OBSTRUCTIONS WHICH WOULD INTERFERE WITH THE CONSTRUCTION OR RECONSTRUCTION AND PROPER, SAFE AND CONTINUOUS MAINTENANCE OF THE AFORESAID USES AND SPECIFICALLY THERE SHALL NOT BE BUILT THEREON OR THEREOVER ANY STRUCTURE (EXCEPT DRIVEWAYS, PAVED AREAS, GRASS, SHRUBS AND FENCES) NOR SHALL THERE BE ANY OBSTRUCTION TO INTERFERE WITH THE AGENTS AND EMPLOYEES OF GRAIN VALLEY, MISSOURI, AND ITS FRANCHISED UTILITIES FROM GOING UPON SAID EASEMENT AND AS MUCH OF THE ADJOINING LANDS AS MAY BE REASONABLY NECESSARY IN EXERCISING THE RIGHTS GRANTED BY THE EASEMENT. NO EXCAVATION OF FILL SHALL BE MADE OR OPERATION OF ANY KIND OR NATURE SHALL BE PERFORMED WHICH WILL REDUCE OR INCREASE THE EARTH COVERAGE OVER THE UTILITIES ABOVE STATED OR THE APPURTENANCES THERETO WITHOUT A VALID PERMIT FROM THE DEPARTMENT OF PUBLIC WORKS AS TO UTILITY EASEMENTS.

STREET DEDICATION:
STREETS SHOWN HEREON AND NOT HERETOFORE DEDICATED FOR PUBLIC USE AS STREET RIGHT-OF-WAY ARE HEREBY DEDICATED.

LEGAL DESCRIPTION:
PART OF A TRACT OF LAND DESCRIBED IN BOOK I-2703, AT PAGE 2088 AND IN BOOK I-3082, AT PAGE 981 IN THE OFFICE OF THE RECORDER OF DEEDS IN JACKSON COUNTY, MISSOURI, BEING PART OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 49, RANGE 30, JACKSON COUNTY, MISSOURI, DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 34; THENCE ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER, SOUTH 01 DEGREE 52 MINUTES 20 SECONDS WEST ALONG THE WEST LINE, 1210.77 FEET; THENCE SOUTH 88 DEGREES 07 MINUTES 40 SECONDS EAST, 21.45 FEET TO THE SOUTHWEST CORNER OF LOT 50, "CREEKSIDE LANDING" 2ND PLAT, A SUBDIVISION OF LAND IN SECTION 34, TOWNSHIP 49, RANGE 30, GRAIN VALLEY, JACKSON COUNTY, MISSOURI; THENCE NORTH 82 DEGREES 06 MINUTES 52 SECONDS EAST, 142.60 FEET TO THE SOUTHEAST CORNER OF LOT 50 IN SAID "CREEKSIDE LANDING"; THENCE NORTH 10 DEGREES 27 MINUTES 14 SECONDS WEST ALONG THE EASTERLY LINE OF SAID LOT 50, 14.25 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE EASTERLY LINE OF SAID LOT 50, NORTH 10 DEGREES 27 MINUTES 14 SECONDS WEST, 42.20 FEET; THENCE NORTH 01 DEGREES 52 MINUTES 38 SECONDS EAST ALONG THE EAST LINE OF SAID CREEKSIDE LANDING, 393.73 FEET; THENCE SOUTH 89 DEGREES 13 MINUTES 26 SECONDS EAST ALONG THE SOUTH LINE OF SAID CREEKSIDE LANDING, 788.99 FEET; THENCE SOUTH 10 DEGREES 46 MINUTES 16 SECONDS WEST, 450.16 FEET TO THE NORTHERLY LINE OF A TRACT OF LAND AS RECORDED IN DOCUMENT NO. 2016E0085210 AT JACKSON COUNTY, MISSOURI RECORDER'S OFFICE; THENCE ALONG THE FOLLOWING FOUR COURSES OF SAID DOCUMENT NO. 2016E0085210, COURSE ONE (1): NORTH 45 DEGREES 27 MINUTES 07 SECONDS WEST, 139.32 FEET; COURSE TWO (2): SOUTH 77 DEGREES 41 MINUTES 49 SECONDS WEST, 307.54 FEET TO A POINT OF CURVATURE; COURSE THREE (3): ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 650.00 FEET AND A DISTANCE OF 162.78 FEET; COURSE FOUR (4): NORTH 87 DEGREES 57 MINUTES 16 SECONDS WEST, 226.77 FEET TO THE POINT OF BEGINNING, CONTAINING 7.53 ACRES, MORE OR LESS, PREPARED ON MARCH 30, 2022 BY ROGER A. BACKUES, PLS-2134.

ACKNOWLEDGEMENT:
IN WITNESS WHEREOF, BLUE SPRINGS SAFETY STORAGE SOUTH II, LLC, A MISSOURI LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MEMBER THIS ___ DAY OF ___, 202__.

MEMBER - _____
STATE OF MISSOURI)
COUNTY OF JACKSON)

ON THIS ___ DAY OF ___, 202__, BEFORE ME APPEARED _____, MEMBER OF BLUE SPRINGS SAFETY STORAGE SOUTH II, LLC, A MISSOURI LIMITED LIABILITY COMPANY TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT; AND ACKNOWLEDGED THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL IN THE COUNTY AND STATE AFORESAID THE DAY AND YEAR FIRST ABOVE WRITTEN.

SEAL _____
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY TERM EXPIRES _____

CITY ACKNOWLEDGEMENT:
THIS PLAT IS HEREBY APPROVED IN ACCORDANCE WITH SECTION 405.030B OF THE CITY OF GRAIN VALLEY, MISSOURI SUBDIVISION REGULATIONS.

COMMUNITY DEVELOPMENT DIRECTOR - MARK TROSEN _____ DATE _____

THESE EASEMENTS AND RIGHT OF WAY ACCEPTED BY THE GOVERNING BODY OF GRAIN VALLEY, MISSOURI THIS ___ DAY OF ___, 202__.

MAYOR - MIKE TODD _____ CITY CLERK - JAMIE LOGAN _____

COUNTY APPROVALS:
BY: _____ DATE _____
VINCENT E. BRICE _____
JACKSON COUNTY ASSESSMENT DEPARTMENT

	THE LOFTS AT CREEKSIDE LANDING GRAIN VALLEY, JACKSON COUNTY, MISSOURI
	BOUNDARY & CONSTRUCTION SURVEYING, INC. 821 NE COLUMBUS STREET SUITE 100, LEE'S SUMMIT, MO. 64063 PH.# 816/554-9798, FAX # 816/554-0337
DATE: JUNE 29, 2022 DEVELOPER BLUE SPRINGS SAFETY STORAGE SOUTH II LLC 1120 NW EAGLE RIDGE BLVD GRAIN VALLEY, MO 64029	PROJECT NO. 22-204 SHEET 1 OF 1 THE LOFTS AT CREEKSIDE LANDING, GRAIN VALLEY, MO

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**BOA STAFF REPORT
THE LOFTS AT CREEKSIDE LANDING
JULY 11, 2022**

ACTION: Blue Springs Safety Storage South II LLC is requesting a change of zoning on approximately 7.53 acres from District R-3 PUD (Multi-Family Residential – Planned Unit Development) to R-3p (Multi-Family Residential District – Planned Overlay District) and approval of the preliminary development plan/plat for The Lofts at Creekside Landing. The development site is generally located east of NW Sni-A-Bar Parkway where NW Sni-A- Bar Blvd. dead ends to the east.

CITY’S COMPREHENSIVE PLAN: The Preferred Land Use Map in the City’s Comprehensive Plan illustrates this area as multi-family residential.

BACKGROUND: The Board of Aldermen approved Ordinance 1870 on December 18, 2006 changing the zoning from District A (Agriculture) to R-3 PUD (Multi-Family, Planned Unit Development). The proposed PUD contained 17 buildings consisting of two, three and four units to a building with a total of 56 units for the total development. The buildings would have access on a proposed looped public street that would intersect with NW Sni-A-Bar Parkway.

PURPOSE: The applicant has filed an application that maintains the underlying zoning of R-3 (Multi-Family Residential) but proposes an overlay zoning to a District “P”. A Planned Overlay District shall be for the purpose of permitting and regulating the zoning districts in the zoning regulations such as District R-3 (Multi-Family Residential) but provide latitude and flexibility in location of buildings, structures, open spaces, parking, roads, drives, and variations in setbacks and yard requirements. The Planning and Zoning Commission shall consider each plan and make its recommendation to the Board of Aldermen, which shall then decide as to approval or disapproval of the plan.

ANALYSIS: The following are observations regarding the preliminary development plan for the Lofts at Creekside Landing:

- 1) There are four buildings that will contain 24 units in each building, three 4-plexes and one duplex for a total of 110 units. The total land area is 7.53 acres. This yields 14.6 units per acre. The City zoning regulations allows up to 19.6 units per acre for R-3.
- 2) The development proposes a community building, swimming pool, playground, and pickle ball courts. There is also a courtyard in the center of the four three-story building. There are proposed sidewalks within the development for residents to access these amenities. There is approximately 51% of the site that will be pervious or green space.

PAGE 2

STAFF REPORT, THE LOFTS AT CREEKSIDE LANDING

- 3) The City regulations require that 220 parking spaces be provided for the number of units proposed. With the garages, the proposed development plan illustrates 255 spaces. There are 8 spaces that will be designated as ADA around the three-story buildings. There are also two designated ADA spaces at the community building.
- 4) There is no longer a proposed looped public street to serve the buildings. The interior parking lot will be private and maintained by the property owner.
- 5) The minimum landscaping requirements for multi-family developments are one (1) tree and two (2) shrubs per 7,500 square feet of total lot area. Based on this calculation, the code requirement would be 44 trees and 88 shrubs. The preliminary development plan illustrates 44 trees and 89 shrubs. The plan also proposes the required parking lot landscaping of 11 trees.
- 6) In District P, the development shall be screened from abutting or adjoining properties zoned for residential use by a wall or fence at least six (6) feet in height. The area adjacent to such wall or fence shall be planted with trees and shrubs to form an ornamental screen and trees and shrubs shall be maintained by the developer. The property to the north and west is zoned District R-2 (Duplex Residential). **The preliminary landscaping plan will need to be amended to show the type of fence or wall and ornamental screening along the north and west property lines.**
- 7) The applicant has submitted the building elevations showing the general style, size and exterior construction materials of the buildings proposed. The proposed height of the three-story building is approximately 40 feet. In District R-3, the maximum height allowed is 45 feet. The exterior building materials are stucco, stone, and siding. These materials are acceptable exterior building materials per city regulations.
- 8) In reviewing the plat, the following revisions are needed:
 - The distance from the point of commencing to the second course don't match between the drawing and description.
 - Where the west line is referenced in the first course should state "along the west line of said SW ¼".
 - The drawing needs to show the bearing and distance for the south line of Lot 50.
 - In the City Acknowledgements, the Mayor is now Mike Todd.

STAFF RECOMMENDATION: After the preliminary development plan and plat is revised to reflect the comments in items 6 and 8 above, Staff would then recommend approval.

PLANNING AND ZONING COMMISSION: The Commission held a public hearing on June 8, 2022. Frances Royer addressed the Commission. Mr. Royer owns the property to the east.



PAGE 3

STAFF REPORT, THE LOFTS AT CREEKSIDE LANDING

Mr. Royer sold this property to the developer. Mr. Royer asked where the fence and screening is proposed. Mr. Royer asked if a barrier could be installed between his property and this development. He requested that the same privacy fence that is installed along the north property line be installed along the east property line.

The Commission by a vote of 3 to 1 recommends approval to the Board of Aldermen with the staff recommendations and with the condition to continue the same privacy fence along the east property line adjacent to the Royer property.

The applicant has revised the preliminary development plan, preliminary landscaping plan and the plat to include the recommendations above. These plans and plat were included in the BOA July 11th meeting packet.

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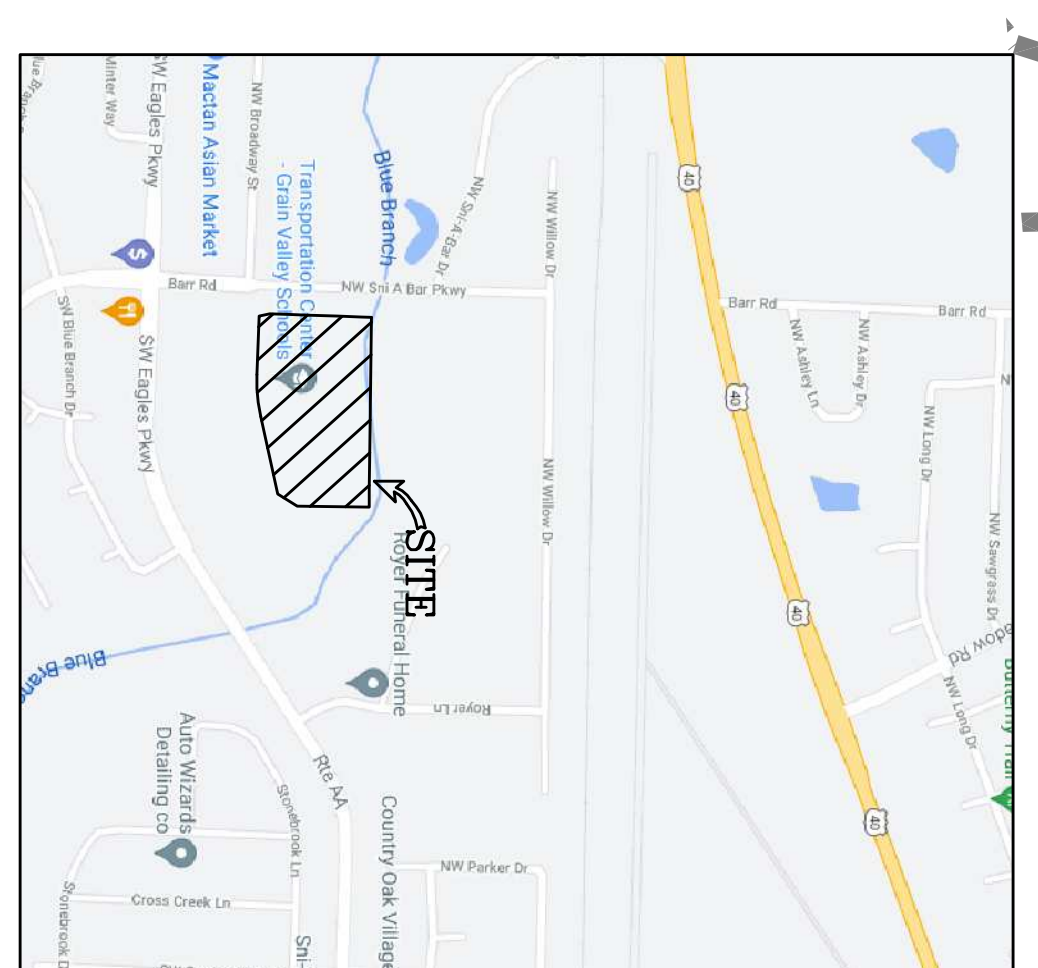
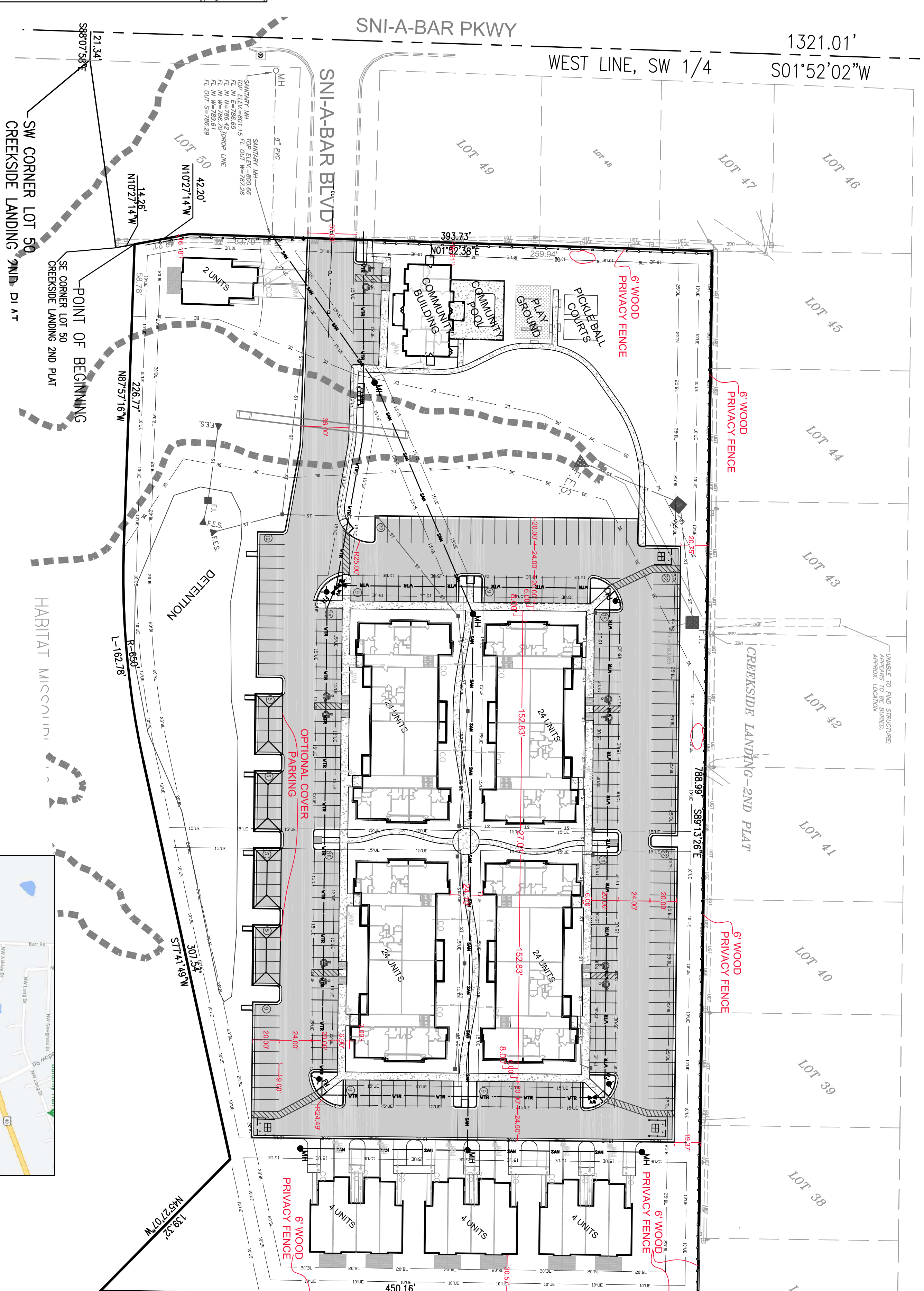
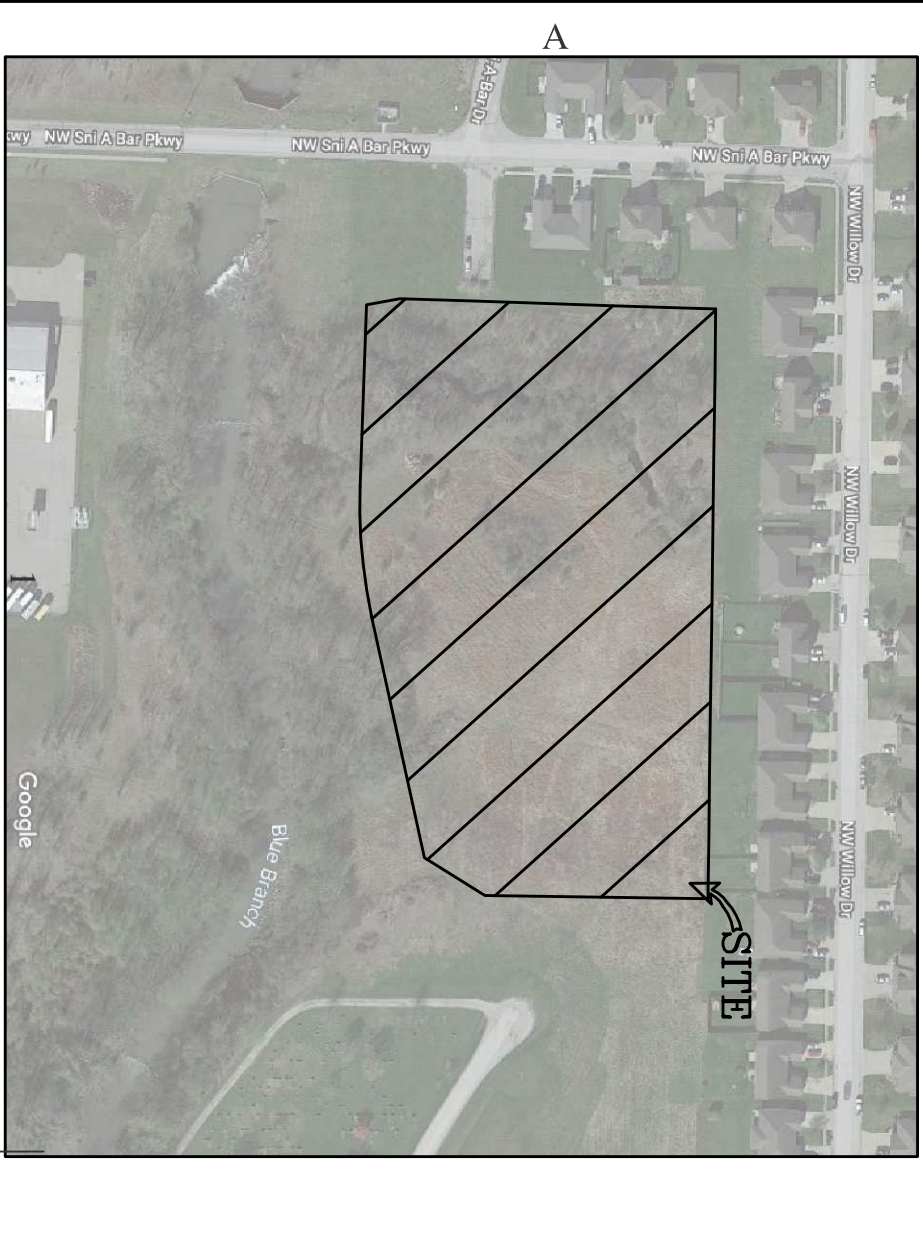
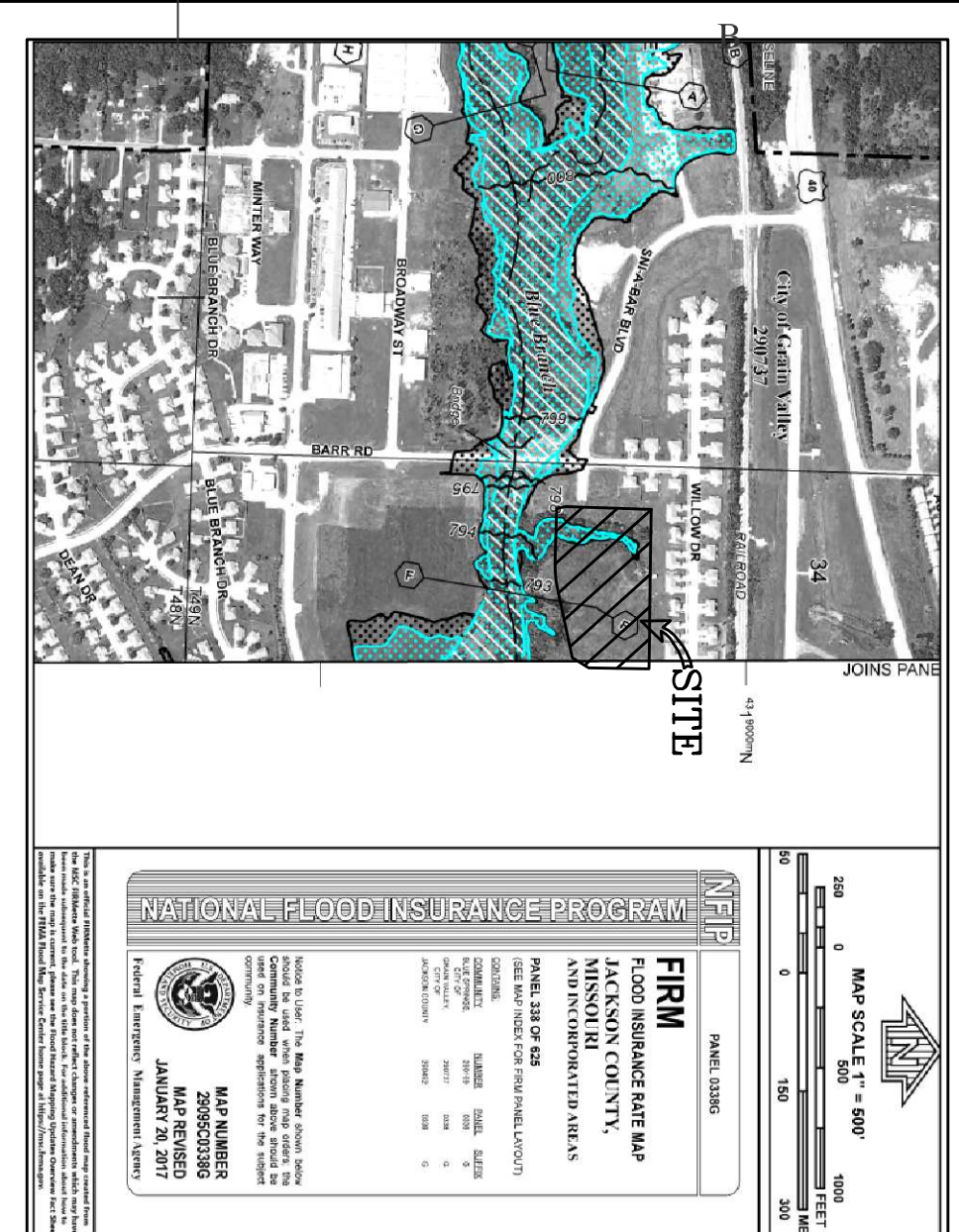
PRELIMINARY DEVELOPMENT PLAN FOR THE LOFTS AT CREEKSIDE LANDING GRAIN VALLEY, JACKSON COUNTY, MISSOURI

POINT OF COMMENCING
NW CORNER, SW 1/4
SECTION 34-49-30

WILLOW DRIVE

SYMBOL LEGEND	
PROPOSED	EXISTING
MH ● Manhole	MH ○ Manhole
CI ◯ Curb Inlet	CI ◯ Curb Inlet
JB ◻ Junction Box	JB ◻ Junction Box
FI ◻ Field Inlet	FI ◻ Field Inlet
FES ▲ Flood End Section	FES ▲ Flood End Section
FH ● Fire Hydrant	○ Fire Hydrant
BO ● Blow Off	○ Blow Off
WO ● Water Valve	○ Water Valve
WM ○ Water Meter	○ Water Meter
WM ○ Straddle	○ Straddle
WM ○ Utility Pole	○ Utility Pole
WM ○ Guy Wire	○ Guy Wire
Electric Transformer	Electric Transformer
Telephone Pedestal	Telephone Pedestal
Cable Pedestal	Cable Pedestal
Clean Out	Clean Out

LINE LEGEND	
PROPOSED	EXISTING
Storm Line	Storm Line
Sanitary Line	Sanitary Line
Water Line	Water Line
Building Line	Building Line
Easement Line	Easement Line
4" Sidewalk	4" Sidewalk
2' Curb	2' Curb
Contour	Contour
Tree Line	Tree Line
Fence Line	Fence Line
Gas Line	Gas Line
Overhead Telephone Line	Overhead Telephone Line
Underground Telephone Line	Underground Telephone Line
Overhead Electrical Line	Overhead Electrical Line
Underground Electrical Line	Underground Electrical Line



PRELIMINARY DEVELOPMENT PLAN

PUBLIC IMPROVEMENTS

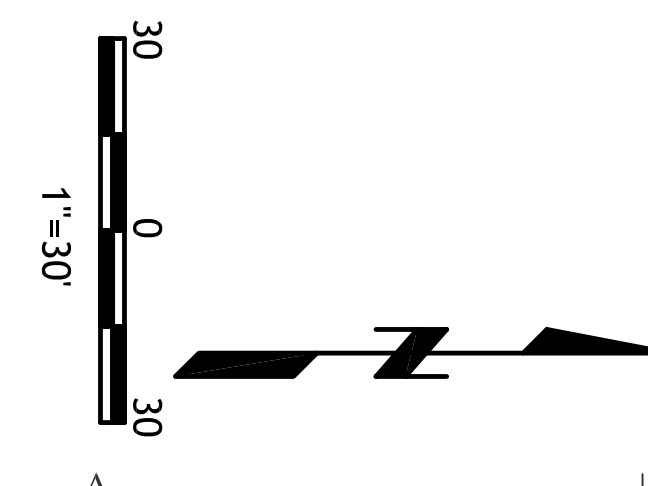
- CITY SANITARY MAIN "PUBLIC"
- WATER MAIN "PUBLIC"

PERVIOUS VS IMPERVIOUS CALCULATIONS

LOT SIZE	328,221 SF
IMPERVIOUS SURFACES	328,221 SF
BUILDINGS, PORCHES, DRIVES, ROADS AND PARKING	= 61,909sf
WALKSMISC.	= 64,197sf
TOTAL	= 126,106sf
CALCULATIONS	162,044sf
-/- = 49% IMPERVIOUS	
51% PERVIOUS (GREEN)	

- PLANNING NOTES:**
- TOTAL LAND AREA = 7.53 ac = 328,221sf
 - TOTAL UNITS = 110 UNITS
 - PROPOSED 24-PLEXES = 4 - UNITS = 96
 - PROPOSED 4-PLEXES = 3 - UNITS = 12
 - TOTAL UNITS PER ACRE = 14.6 UNITS PER ac
 - TOTAL OPEN SPACE / COMMON AREA = 51%
 - 1ST FLOOR RATIO
 - 24-PLEX = 7,911sf X 4 = 31,644sf
 - 4-PLEX = 3,508sf X 4 = 14,032sf
 - 2-PLEX = 1,708sf = 2,448sf
 - COMMUNITY BUILDING = 2,448sf
 - TOTAL = 49,832sf
 - TOTAL RATIO = 49.832 / 328,221 = 0.15<0.4
 - MIN. SEPARATION BETWEEN BUILDINGS = 20'
 - PARKING REQUIREMENTS
 - CITY CODE
 - 24-PLEXES
 - 2 STALLS PER 2-BEDROOM UNITS = 96 X 2 = 192
 - PROPOSED PARKING
 - REGULAR STALLS = 207
 - ADA STALLS = 8
 - TOTAL STALLS = 215
 - 4-PLEXES
 - 2 STALLS PER 2-BEDROOM UNITS = 12 X 2 = 24
 - PROPOSED PARKING
 - TOTAL STALLS INCLUDING GARAGE = 96
 - 2-PLEXES
 - 2 STALLS PER 2-BEDROOM UNITS = 2 X 2 = 4 STALLS
 - PROPOSED PARKING
 - TOTAL STALLS INCLUDING GARAGE = 4

- NOTE:**
- DETENTION / BMP AREAS ALONG WITH OPEN SPACE WILL BE MAINTAINED BY THE HOA PER CITY REQUIREMENTS.
 - WE HAVE PROVIDED DETENTION / BMP AREA FOR ALL DRAINAGE OUTFALLS OF THIS SITE. DETAILED STUDIES WILL BE SUBMITTED AND APPROVED DURING THE CONSTRUCTION DOCUMENT STAGE OF DEVELOPMENT.



PROJECT CONTACTS: ROBERT WALQUIST, P.E.
821 NE COLUMBUS ST
LEE'S SUMMIT, MISSOURI 64063
Phone: (816) 550-5675

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1ST ISSUE
1-23-22
REVISIONS
4-21-22
5-23-22
6-30-22
SHEET NO.
C200
JOB NO.
E22-321

Quist Engineering, Inc
Civil Engineering for Residential & Commercial Site Development
821 NE Columbus St.
Lee's Summit, Missouri 64063
Phone: (816) 550-5675
email: rwalquist@quistengineering.com

THE LOFTS AT CREEKSIDE LANDING GRAIN VALLEY, JACKSON COUNTY, MISSOURI

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PRELIMINARY LANDSCAPING PLAN FOR THE LOFTS AT CREEKSIDE LANDING GRAIN VALLEY, JACKSON COUNTY, MISSOURI

SYMBOL LEGEND

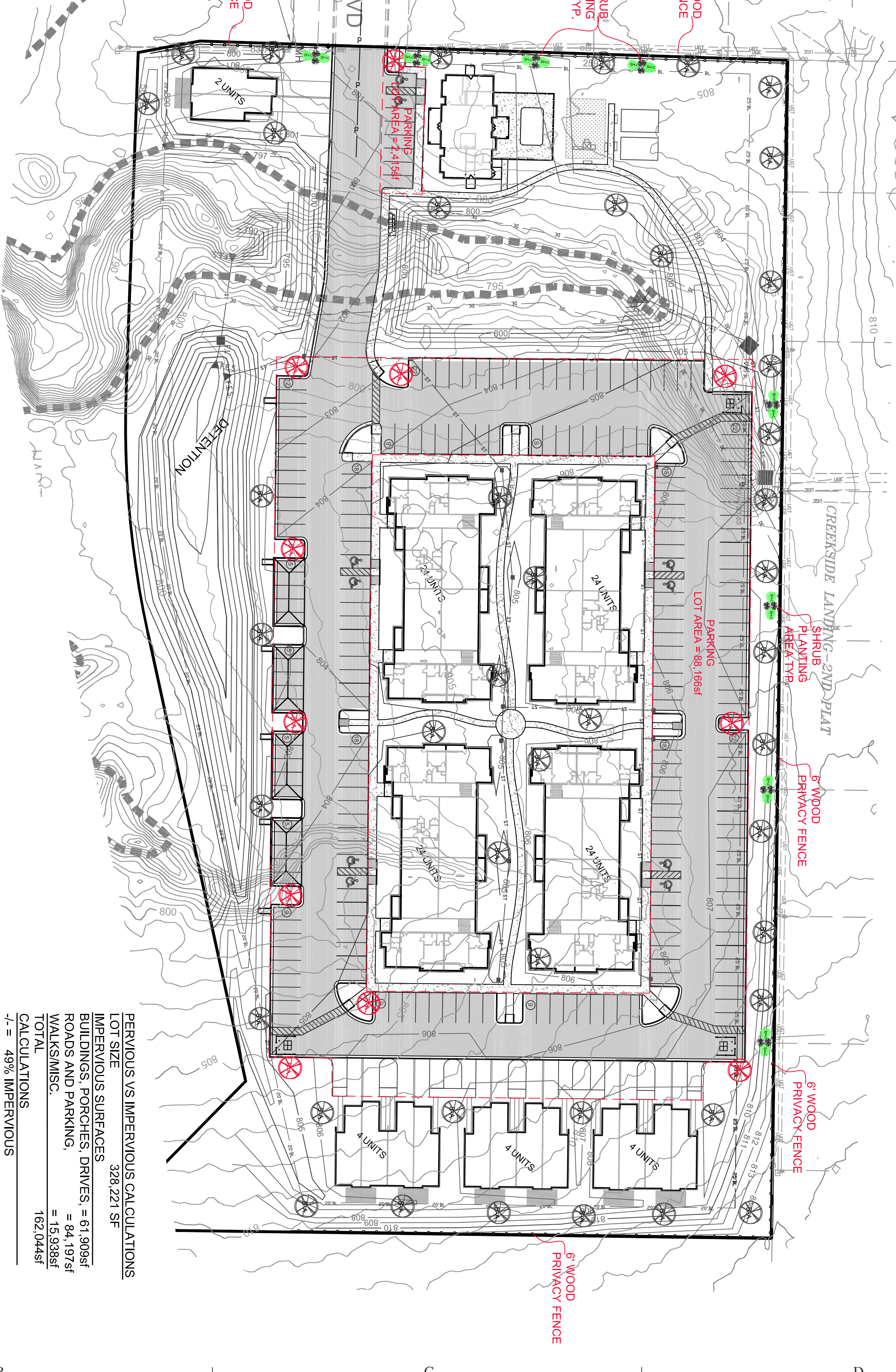
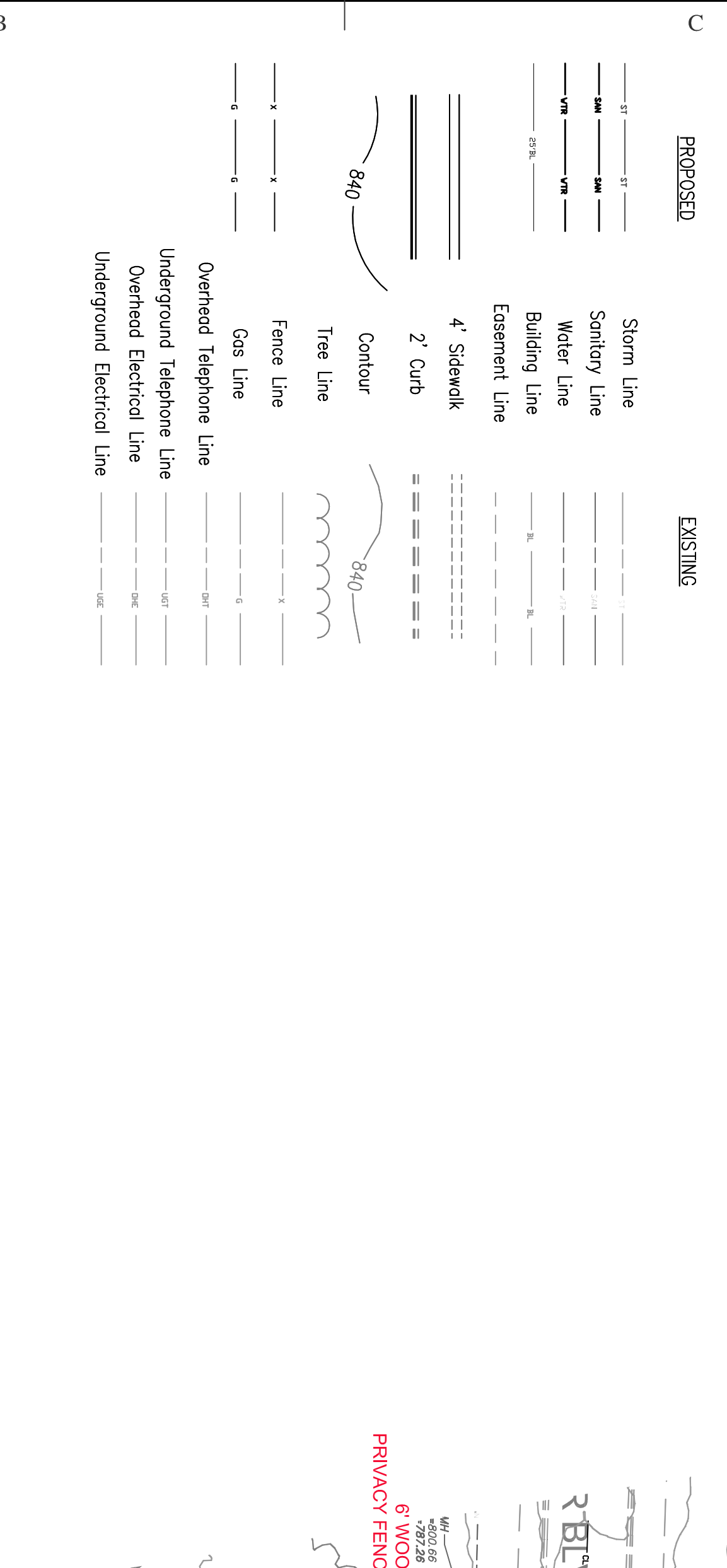
PROPOSED	EXISTING
MH ● Manhole	MH ○ Manhole
CI □ Curb Inlet	CI □ Curb Inlet
JB ■ Junction Box	JB □ Junction Box
FI ■ Field Inlet	FI □ Field Inlet
FES ▲ Fire End Section	FES A Fire End Section
FH ● Fire Hydrant	○ Fire Hydrant
BO ● Blow Off	○ Blow Off
WO ● Water Valve	○ Water Valve
WM ● Water Meter	○ Water Meter
WMO ● Straddle	○ Straddle
● Utility Pole	○ Utility Pole
● Guy Wire	○ Guy Wire
● Electric Transformer	○ Electric Transformer
● Telephone Pedestal	○ Telephone Pedestal
● Cable Pedestal	○ Cable Pedestal
● Clean Out	○ Clean Out

OPEN SPACE PLANTING SCHEDULE

COMMON NAME	SCIENTIFIC NAME	CALIPER	TOTAL PROPOSED
SA 44 STATE STREET MAPLE	ACER NYRAEBI	1-1/2" CAL.	44
SHA 89 SCARLET STORM QUINCE	CHAENOMELES SPECIOSA	16AL	89
SHA 11 STATE STREET MAPLE	ACER NYRAEBI	1-1/2" CAL.	11
SCREENING PLANTING SCHEDULE			
COMMON NAME	SCIENTIFIC NAME	CALIPER	TOTAL PROPOSED
SHA 89 SCARLET STORM QUINCE	CHAENOMELES SPECIOSA	16AL	89
SHA 11 STATE STREET MAPLE	ACER NYRAEBI	1-1/2" CAL.	11
PLANT AREA TYPICAL			
SHA 89 SCARLET STORM QUINCE	CHAENOMELES SPECIOSA	16AL	89
SHA 11 STATE STREET MAPLE	ACER NYRAEBI	1-1/2" CAL.	11
SHA 16 SEA GREEN JUNIPER	JUNIPERUS COMMUNIS	16	16
SHA 16 ADARGIO MANDEN GRASS	ADARGIO MANDEN GRASS	16	16

LINE LEGEND

PROPOSED	EXISTING
— Storm Line	— Storm Line
— Sanitary Line	— Sanitary Line
— Water Line	— Water Line
— Sewer Line	— Sewer Line
— Building Line	— Building Line
— Easement Line	— Easement Line
— 4" Sidewalk	— 4" Sidewalk
— 2' Curb	— 2' Curb
— Contour	— Contour
— Tree Line	— Tree Line
— Fence Line	— Fence Line
— Gas Line	— Gas Line
— Overhead Telephone Line	— Overhead Telephone Line
— Underground Telephone Line	— Underground Telephone Line
— Overhead Electrical Line	— Overhead Electrical Line
— Underground Electrical Line	— Underground Electrical Line



PERVIOUS VS IMPERVIOUS CALCULATIONS

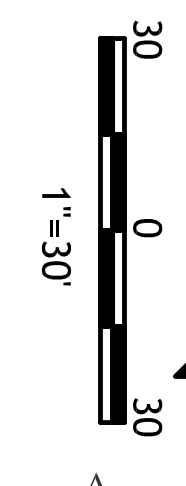
PERVIOUS SURFACES	328,221 SF
IMPERVIOUS SURFACES	61,909 SF
BUILDINGS, PORCHES, DRIVERS, ROADS AND PARKING, WALKSMISC.	84,197 SF
TOTAL	162,044 SF

CALCULATIONS

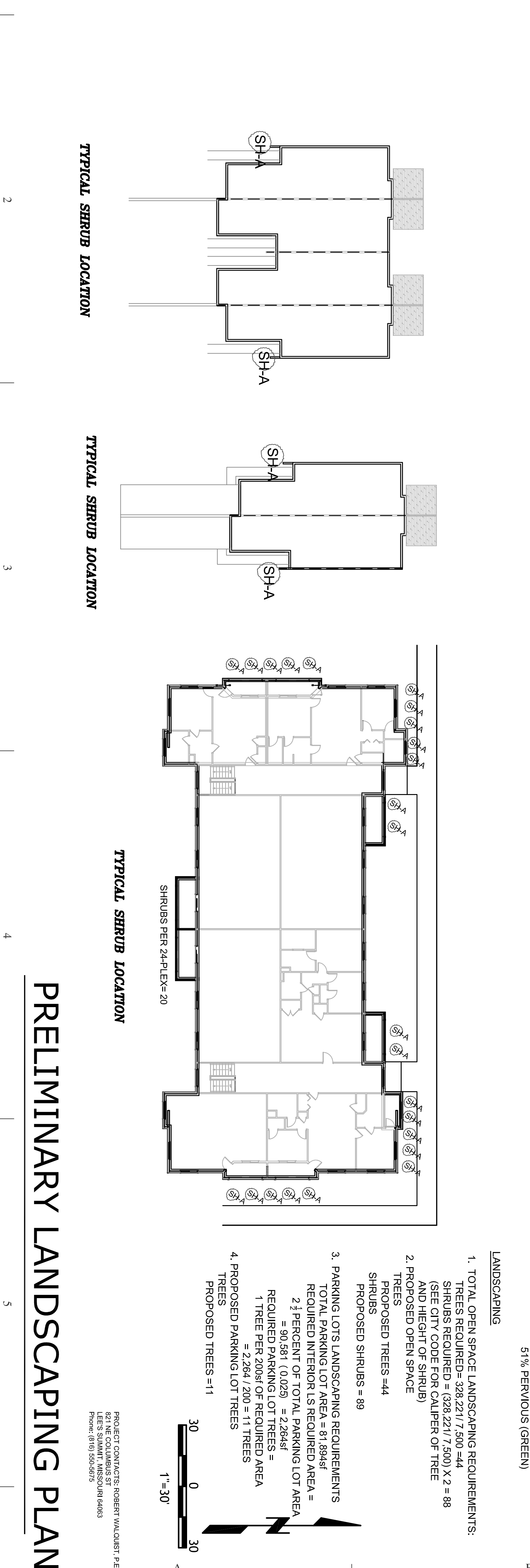
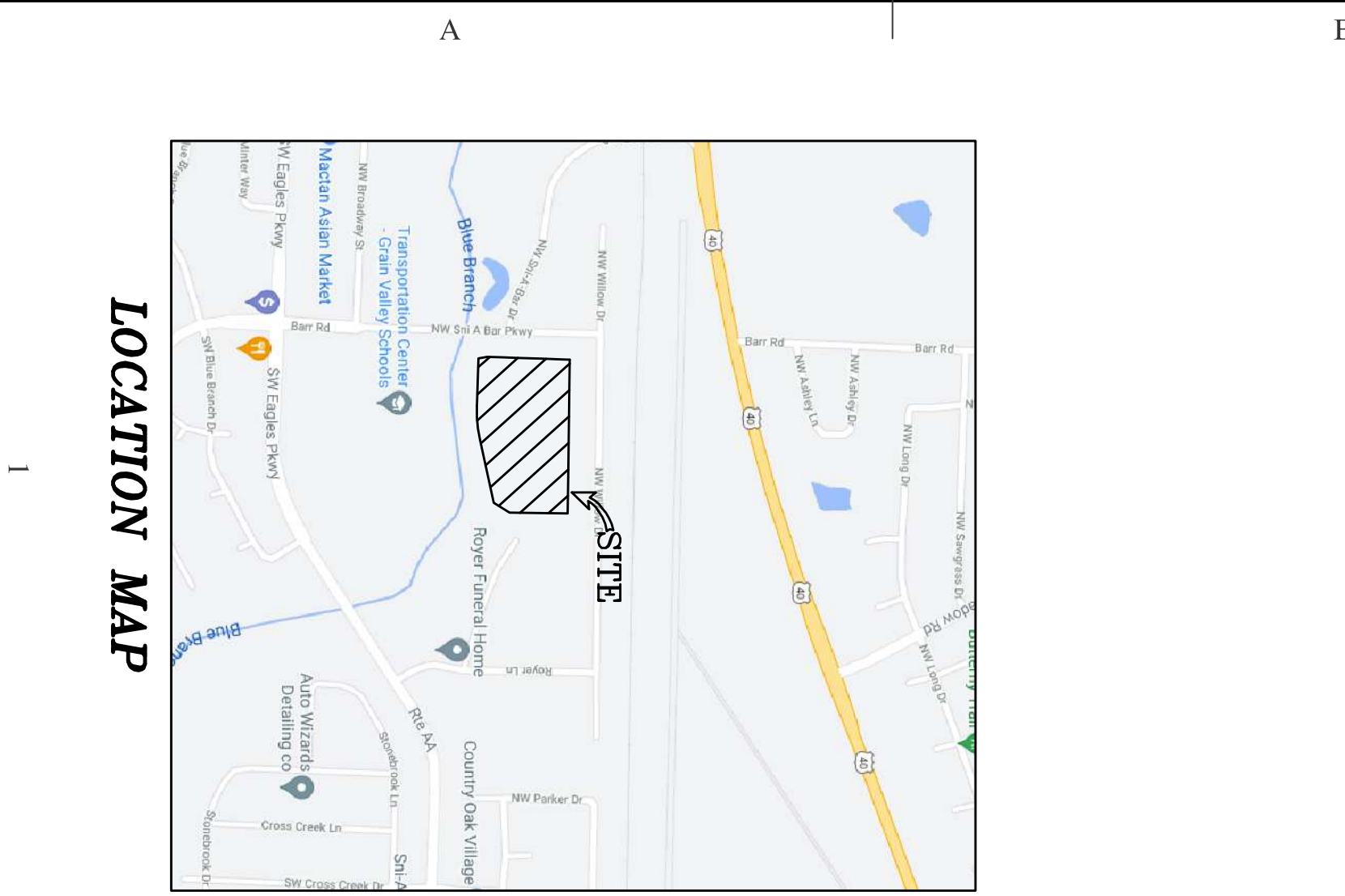
4% PERVIOUS = 6,482 SF

5% PERVIOUS (GREEN) = 8,102 SF

- LANDSCAPING**
- TOTAL OPEN SPACE LANDSCAPING REQUIREMENTS:
TREES REQUIRED = 328,221 / 7,500 = 44
SHRUBS REQUIRED = (328,221 / 7,500) X 2 = 88
(SEE CITY CODE FOR CALIPER OF TREE AND HEIGHT OF SHRUB)
 - PROPOSED OPEN SPACE TREES = 44
SHRUBS = 89
 - PARKING LOTS LANDSCAPING REQUIREMENTS
TOTAL PARKING LOT AREA = 81,894 SF
REQUIRED INTERIOR LS REQUIRED AREA = 2 1/2 PERCENT OF TOTAL PARKING LOT AREA = 90,381 (0.029) = 2,264 SF
REQUIRED PARKING LOT TREES = 1 TREE PER 200 SF OF REQUIRED AREA = 2,264 / 200 = 11 TREES
4. PROPOSED PARKING LOT TREES = 11



PROJECT CONTACTS: ROBERT WALQUIST, P.E.
821 NE COLUMBUS ST
LEE'S SUMMIT, MO 64063
PHONE: (816) 550-5675



Quist Engineering, Inc
Civil Engineering for Residential & Commercial Site Development

821 NE Columbus St.
Lee's Summit, Missouri 64063
Phone: (816) 550-5675
email: rwalquist@quistengineering.com

THE LOFTS AT CREEKSIDE LANDING

GRAIN VALLEY, JACKSON COUNTY, MISSOURI

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1ST ISSUE: 1-23-22

REVISIONS:

- 2-7-22
- 4-26-22
- 5-23-22
- 6-30-22

SHEET NO. **C200**

JOB NO. E22-321

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MEMORANDUM

TO: Mayor Mike Todd and Board of Aldermen
From: Mark Trosen, Community Development Director
Date: August 15, 2022
RE: Parking Requirements for Multi-Family Residences

At the Board of Aldermen meeting on July 25, 2022, Mayor Mike Todd asked Staff to review with the Planning and Zoning Commission the parking requirements for multi-family residences.

During the Planning and Zoning Commission meeting on August 10, 2022, Staff presented the following information on other city ordinances for the number of parking spaces required for multi-family residences.

Grain Valley requires:	1-2 bedroom – 2 parking spaces per unit 3 or more bedrooms – 3 parking spaces per unit
Lee’s Summit:	1-2 bedroom – 1.5 parking spaces 3 or more bedrooms – 2 parking spaces Plus 0.5 parking spaces per unit for visitor parking
Blue Springs:	1 bedroom – 1.5 parking spaces 2 or more bedrooms – 2 spaces
Overland Park:	1 bedroom – 1.5 spaces per unit 2 bedroom – 1.8 spaces per unit More than 2 bedrooms – 2 spaces per unit
Lenexa:	1 bedroom – 1.5 spaces per unit 2 bedroom – 1.75 spaces per unit 3 + bedroom units – 2 spaces Plus 0.25 spaces per unit for visitor parking if parking spaces are located in common parking areas.



Page 2, MEMORANDUM 8/15/2022

Staff also reviewed with the Commission the parking requirements for the Lofts at Old Town Market Place development based on the number of one bedroom, two bedroom, and three-bedroom units. Grain Valley requires 323 parking spaces. The City of Lee's Summit would require 315.5 spaces, Blue Springs would require 231 spaces, Overland Park regulations require 275 spaces and Lenexa would require 308 spaces.

In reviewing the Lofts at Creekside Landing, where all 110 units are proposed 2-bedroom units, our city parking requirements are 220 spaces, and the developer is providing 255 spaces. Blue Springs, Lee's Summit, and Lenexa, all would require 220 spaces while Overland Park would only require 198 parking spaces.

Our requirements are remarkably similar to other communities and the Commissioners concluded that in some cases based on the number of bedrooms, Grain Valley was more stringent than the other communities.

The Commissioners decided that there should be no changes to the parking requirements for multi-family.

**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	8/22/2022, 9/26/2022	
BILL NUMBER	B22-24	
AGENDA TITLE	AN ORDINANCE APPROVING THE FINAL PLAT OF EAGLE RIDGE ESTATES – 6th PLAT	
REQUESTING DEPARTMENT	COMMUNITY DEVELOPMENT DEPARTMENT	
PRESENTER	MARK TROSEN, DIRECTOR	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available	N/A
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	To gain final plat approval for Eagle Ridge Estates – 6 th Plat consisting of lots 143-166 and 182-197.	
BACKGROUND	The preliminary plat was approved by the Planning and Zoning Commission on November 18,2020. The property is zoned District R-1 (Single Family Residential). There are 40 lots in this plat.	
SPECIAL NOTES	None	
ANALYSIS	This final plat is an extension of the existing Eagle Ridge subdivision and will contain 40 lots. The structures will be single family residences and will be very similar in style/ size as the existing homes on NW Hilltop Lane and NW High View Drive. This final plat is in conformance with City standards and engineering civil plans have been approved by City Engineer.	
PUBLIC INFORMATION PROCESS	N/A	
BOARD OR COMMISSION RECOMMENDATION	The Planning and Zoning Commission recommended approval at the August 10, 2022 meeting.	
DEPARTMENT RECOMMENDATION	Staff Recommends Approval	

**REFERENCE DOCUMENTS
ATTACHED**

Ordinance, Final Plat, Staff Report, Application

**CITY OF
GRAIN VALLEY**

**STATE OF
MISSOURI**

BILL NO. B22-24

ORDINANCE NO.
SECOND READING
FIRST READING

August 22, 2022 (6-0)

**AN ORDINANCE APPROVING THE FINAL PLAT OF EAGLE RIDGE ESTATES –
6th PLAT**

WHEREAS, the Mayor and the Board of Aldermen are committed to the development of the City.

WHEREAS, a meeting was held on August 10, 2022 in which the Planning and Zoning Commission recommended that the Board of Aldermen approve the final plat; and

WHEREAS, the Board of Aldermen is in acceptance of the final plat, easements and right-of-way that are dedicated for public purposes.

NOW THEREFORE, BE IT ORDAINED by the Board of Aldermen of the City of Grain Valley, Missouri as follows:

SECTION 1: The final plat of Eagle Ridge Estates 6th Plat is approved.

SECTION 2: The property legally described below as Eagle Ridge Estates 6th Plat:

A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 49 NORTH, RANGE 30 WEST, CITY OF GRAIN VALLEY, JACKSON COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 27; THENCE ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER OF SAID SECTION 27, SOUTH 88°06'39" EAST, 618.18 FEET, TO THE POINT OF BEGINNING:

THENCE FROM THE POINT OF BEGINNING, ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER, SOUTH 88°06'39" EAST, 653.84 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF WOODBURY DRIVE, AS ESTABLISHED BY THE CONVEYANCE OF RIGHT-OF-WAY RECORDED UNDER DOCUMENT NUMBER 2018E0096650 OF THE JACKSON COUNTY RECORDS; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 43°30'13" EAST, 59.85 FEET TO A POINT ON THE EAST LINE OF SAID NORTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 01°33'24" WEST, 520.26 FEET TO THE NORTHEAST CORNER OF EAGLES RIDGE MULTI-FAMILY - 3RD PLAT AS RECORDED AT THE JACKSON COUNTRY, MISSOURI RECORDER OF DEEDS OFFICE; THENCE ALONG THE NORTH LINE OF SAID EAGLE RIDGE MULTI-FAMILY – 3RD PLAT, NORTH 88°12'23" WEST, 165.42 FEET; THENCE CONTINUING ALONG SAID NORTH LINE, NORTH 01°47'37" EAST, 15.00 FEET; THENCE CONTINUING ALONG SAID NORTH LINE, NORTH 88°12'23" WEST, 547.75 FEET TO THE SOUTHEAST CORNER OF EAGLE RIDGE ESTATES 5TH PLAT AS RECORDED AT THE JACKSON COUNTY, MISSOURI RECORDER OF DEEDS OFFICE;

[B22-24]

THENCE ALONG THE EAST LINE OF SAID EAGLE RIDGE 5TH PLAT, NORTH 01°47'37" EAST 380.00 FEET; THENCE CONTINUING ALONG SAID EAST LINE, SOUTH 88°12'23" EAST, 14.63 FEET; THENCE CONTINUING ALONG SAID EAST LINE, NORTH 01°47'37" EAST, 168.45 FEET, TO THE POINT OF BEGINNING AND CONTAINS 8.93 ACRES MORE OR LESS.

Read two times and PASSED by the Board of Aldermen this ___ day of _____, 2022, the aye and nay votes being recorded as follows:

ALDERMAN ARNOLD	_____	ALDERMAN BASS	_____
ALDERMAN CLEAVER	_____	ALDERMAN KNOX	_____
ALDERMAN MILLS	_____	ALDERMAN SKINNER	_____

Mayor _____ (in the event of a tie only)

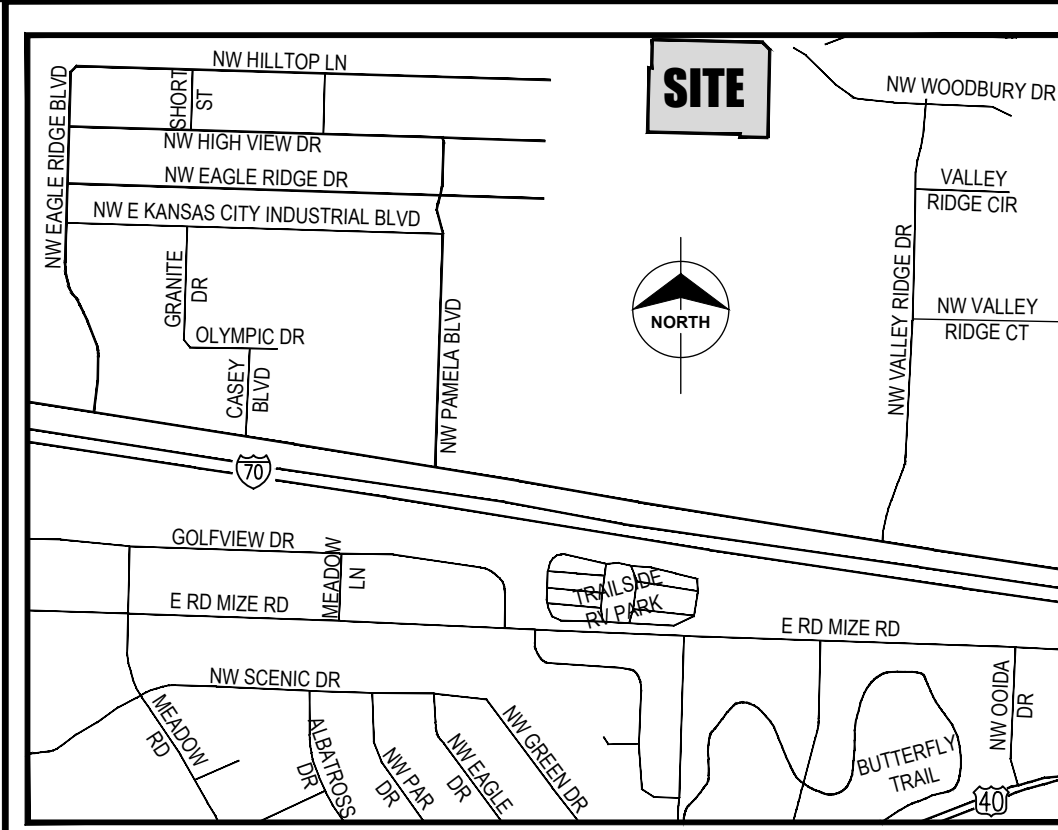
Approved as to form:

Lauber Municipal Law
City Attorney

Mike Todd
Mayor

ATTEST:

Jamie Logan
City Clerk



SITE LOCATION MAP
NOT TO SCALE

FINAL PLAT
EAGLE RIDGE ESTATES - 6TH PLAT
PART OF SECTION 27, TOWNSHIP 49 NORTH, RANGE 30 WEST
CITY OF GRAIN VALLEY, JACKSON COUNTY, MISSOURI

POINT OF COMMENCEMENT
FND. 1" REBAR
AT THE CENTER OF
SECTION 27-T49N-R30W
CORNER FORM NO.600-40556

POINT OF BEGINNING

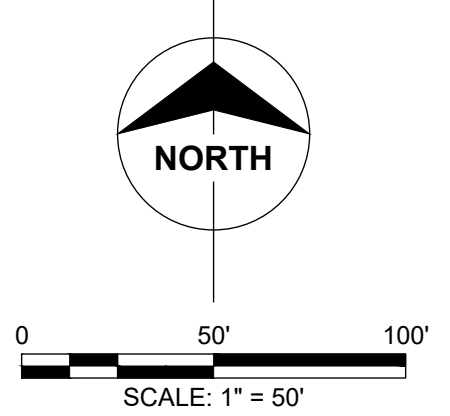
N:317694.626
E:874972.077

N:317525.958
E:872084.481

N:317688.416
E:875160.380

N:317681.846
E:875359.545

FND. 5/8" REBAR W/
2" ALUMINUM ID CAP L52580
AT THE EAST QUARTER CORNER
OF SECTION 27-T49N-R30W
MATCHES TIES FROM CORNER
FORM NO. 600-30035
COPPERWELD NOT FOUND



- LEGEND:**
- FOUND MONUMENT, 1/2" REBAR WITH ID CAP "POWELL CWM MO-123 KS-36" UNLESS OTHERWISE NOTED
 - SET 1/2" REBAR WITH ID CAP "POWELL CWM MO-123 KS-36"
 - PM SET 5/8" REBAR WITH 2" ALUMINUM CAP STAMPED "POWELL CWM MO-123 KS-36"
 - FND. FOUND
 - R RECORD DIMENSION
 - M MEASURED DIMENSION
 - RA RADIUS
 - L CURVE LENGTH
 - SWK SIDEWALK
 - R/W RIGHT-OF-WAY
 - B/L BUILDING SETBACK LINE
 - U/E UTILITY EASEMENT
 - N.T.S. NOT TO SCALE

REFERENCE BEARING:

BEARINGS SHOWN HEREON ARE GRID BEARINGS BASED ON THE MISSOURI COORDINATE SYSTEM OF 1983, WEST ZONE AND TIED TO CONTROL MONUMENT "JA-140", 2003 ADJUSTMENT (N: 317525.857 METERS, E: 872084.480 METERS) OF THE MISSOURI GEOGRAPHIC REFERENCE SYSTEM, AS DEVELOPED FROM GPS OBSERVATIONS, A GRID FACTOR OF 0.9999084 WAS USED.

FLOOD INFORMATION:

THIS PROPERTY IS LOCATED WITHIN ZONE X OF THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 2909C0339G, WHICH BEARS AN EFFECTIVE DATE OF JANUARY 20, 2017 AND IS IN AN AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

- NOTES:**
1. THE WORD "CERTIFY" OR "CERTIFICATION", AS SHOWN AND USED HEREON, MEANS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS OF THE SURVEY AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED.
 2. DECLARATION IS MADE TO THE PARTIES NAMED HEREON AND IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 3. NO TITLE REPORT WAS PROVIDED BY THE CLIENT. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY POWELL CWM, INC. AND AS SUCH WE ARE NOT RESPONSIBLE FOR THE INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, UNRECORDED EASEMENTS, AUGMENTING EASEMENTS, IMPLIED OR PRESRIPTIVE EASEMENTS, OR ANY OTHER FACTS.
 4. THE RECORD SOURCE OF THE SUBJECT PREMISES IS RECORDED AS DOCUMENT NO. 2020E125499 OF THE JACKSON COUNTY, MISSOURI RECORDS.
 5. EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED TO THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD WHICH WOULD AFFECT THIS PROPERTY.
 6. NO ATTEMPT HAS BEEN MADE AS A PART OF THIS BOUNDARY SURVEY TO OBTAIN OR SHOW DATA CONCERNING EXISTENCE, SIZE, DEPTH, CONDITION, CAPACITY, OR LOCATION OF ANY UTILITY OR MUNICIPAL / PUBLIC SERVICE FACILITY. FOR INFORMATION REGARDING THESE UTILITIES OR FACILITIES PLEASE CONTACT THE APPROPRIATE AGENCIES OR OTHER SURVEYS.
 7. ALL PROPERTY CORNERS AND CURB CUTS TO BE SET AFTER ALL CONSTRUCTION IS COMPLETED, BUT NO LATER THAN 12 MONTHS AFTER RECORDING.
 8. PLAT CONTAINS A TOTAL AREA OF 8.93± ACRES.

EASEMENTS:

AN EASEMENT OR LICENSES IS HEREBY GRANTED TO THE CITY OF GRAIN VALLEY TO LOCATE, CONSTRUCT AND MAINTAIN OR TO AUTHORIZE THE LOCATION, CONSTRUCTION AND MAINTENANCE OF CONDUITS, GAS, WATER, SEWER LINES, POLES, WIRES, ANCHORS AND SURFACE DRAINAGE AND ALL OR ANY OF THEM OVER, UNDER AND ALONG THE STRIPS OF LAND DESIGNATED AS "UTILITY EASEMENT" OR BY ABBREVIATION "U/E" ON THE ACCOMPANYING PLAT. AREAS DESIGNATED AS "GRADING EASEMENTS" AND "DRAINAGE EASEMENT" OR BY THE ABBREVIATION "G/E" AND "D/E" SHALL BE RESERVED EXCLUSIVELY FOR THE PURPOSE OF STORM WATER DRAINAGEWAYS, GRADING, OR FOR THE PURPOSE OF CONSTRUCTING, MAINTAINING, OPERATING, REMOVING AND REPLACING STORM WATER DRAINAGE FACILITIES IN ACCORDANCE WITH PLANS AND SPECIFICATIONS APPROVED BY THE CITY ENGINEER OF THE CITY OF GRAIN VALLEY. NO FENCE, WALL, PLANTING, BUILDING OR OTHER OBSTRUCTION MAY BE PLACED OR MAINTAINED IN SAID EASEMENT HEREBY DEDICATED AND THERE SHALL BE NO ALTERATION OF THE GRADES OR CONTOURS IN SAID EASEMENT WITHOUT THE APPROVAL OF THE CITY OF GRAIN VALLEY.

STREETS:

THE STREETS SHOWN ON THIS PLAT AND NOT HERETOFORE DEDICATED TO PUBLIC USE ARE HEREBY SO DEDICATED.

BUILDING LINES:

BUILDING LINES OR SETBACK LINES ARE HEREBY ESTABLISHED AS SHOWN ON THE ACCOMPANYING PLAT AND NO BUILDING OR PORTION THEREOF SHALL BE CONSTRUCTED BETWEEN THIS LINE AND THE STREET RIGHT-OF-WAY.

DEDICATION:

THE UNDERSIGNED PROPRIETOR(S) OF THE ABOVE DESCRIBED TRACT OF LAND HAS CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER SHOWN ON THE ACCOMPANYING PLAT. THIS PLAT SHALL HEREAFTER BE KNOWN AS "EAGLE RIDGE ESTATES - 6TH PLAT".

IN TESTIMONY WHEREOF: THE UNDERSIGNED PROPRIETOR(S) OF THE DESCRIBED TRACT ON THE FACE OF THIS SURVEY HAVE CAUSED THESE PRESENTS TO BE SIGNED THIS ____ DAY OF _____, 2022.

DAVID L. WARD, MEMBER

STATE OF MISSOURI }
COUNTY OF _____ } SS:

ON THIS ____ DAY OF _____, 2022, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED DAVID L. WARD, MEMBER OF BLUE SPRINGS SAFETY STORAGE SOUTH, LLC, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND THAT SAID INSTRUMENT WAS SIGNED IN BEHALF OF SAID LIMITED LIABILITY COMPANY AND ACKNOWLEDGED SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID COMPANY.

IN WITNESS THEREOF: I HAVE HEREUNTO SET MY HAND AND AFFIXED BY NOTARIES SEAL AT MY OFFICE IN SAID COUNTY AND STATE, THE DAY AND YEAR LAST ABOVE WRITTEN.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

ACKNOWLEDGMENTS:

THIS PLAT OF "EAGLE RIDGE ESTATES - 6TH PLAT" HAS BEEN SUBMITTED TO AND APPROVED BY THE GRAIN VALLEY PLANNING AND ZONING COMMISSION THIS ____ DAY OF _____, 2022.

CRAIG M. SHELTON CHAIRMAN

DEBBIE SAFFELL SECRETARY

THESE EASEMENTS AND RIGHTS-OF-WAY ACCEPTED BY THE GOVERNING BODY OF GRAIN VALLEY, MISSOURI THIS ____ DAY OF _____, 2022.

MIKE TODD MAYOR

JAMIE LOGAN CITY CLERK

COUNTY APPROVAL:

VINCENT E. BRICE
JACKSON COUNTY ASSESSMENT DEPARTMENT

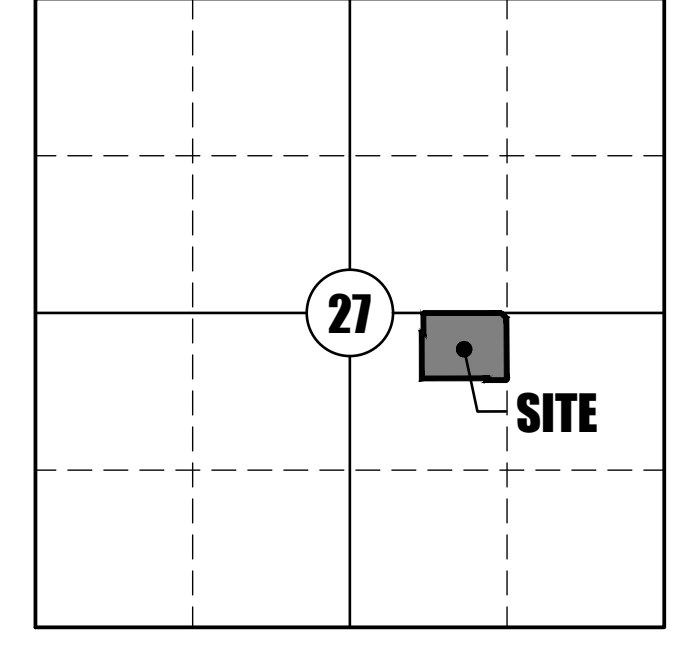
DATE _____

DESCRIPTION:

A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 49 NORTH, RANGE 30 WEST, CITY OF GRAIN VALLEY, JACKSON COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 27; THENCE ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER OF SAID SECTION 27, SOUTH 88°06'39" EAST, 618.18 FEET, TO THE POINT OF BEGINNING;

THENCE FROM THE POINT OF BEGINNING, ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER, SOUTH 88°06'39" EAST, 653.84 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF WOODBURY DRIVE, AS ESTABLISHED BY THE CONVEYANCE OF RIGHT-OF-WAY RECORDED UNDER DOCUMENT NUMBER 2018E009650 OF THE JACKSON COUNTY RECORDS; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 43°30'13" EAST, 59.85 FEET TO A POINT ON THE EAST LINE OF SAID NORTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 01°47'37" WEST, 520.26 FEET TO THE NORTHEAST CORNER OF EAGLES RIDGE MULTI-FAMILY - 3RD PLAT AS RECORDED AT THE JACKSON COUNTY, MISSOURI RECORDER OF DEEDS OFFICE; THENCE ALONG THE NORTH LINE OF SAID EAGLE RIDGE MULTI-FAMILY - 3RD PLAT, NORTH 88°12'23" WEST, 165.42 FEET; THENCE CONTINUING ALONG SAID NORTH LINE, NORTH 01°47'37" EAST, 15.00 FEET; THENCE CONTINUING ALONG SAID NORTH LINE, NORTH 88°12'23" WEST, 547.75 FEET TO THE SOUTHEAST CORNER OF EAGLE RIDGE ESTATES 5TH PLAT AS RECORDED AT THE JACKSON COUNTY, MISSOURI RECORDER OF DEEDS OFFICE; THENCE ALONG THE EAST LINE OF SAID EAGLE RIDGE 5TH PLAT, NORTH 01°47'37" EAST, 380.00 FEET; THENCE CONTINUING ALONG SAID EAST LINE, SOUTH 88°12'23" EAST, 14.63 FEET; THENCE CONTINUING ALONG SAID EAST LINE, NORTH 01°47'37" EAST, 168.45 FEET, TO THE POINT OF BEGINNING AND CONTAINS 8.93 ACRES MORE OR LESS.



PREPARED FOR		FINAL PLAT EAGLE RIDGE ESTATES - 6TH PLAT PART OF SECTION 27, TOWNSHIP 49 NORTH, RANGE 30 WEST CITY OF GRAIN VALLEY, JACKSON COUNTY, MISSOURI				
WARD DEVELOPMENT 1120 EAGLE RIDGE BLVD. GRAIN VALLEY, MO		I HEREBY CERTIFY: THAT THIS FINAL PLAT IS BASED ON AN ACTUAL SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT SAID SURVEY MEETS OR EXCEEDS THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS, AS ESTABLISHED BY THE MISSOURI BOARD FOR ARCHITECTS, PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND THE DEPARTMENT OF AGRICULTURE LAND SURVEY PROGRAM OF THE STATE OF MISSOURI.				
REVIEW		POWELL C W M ARCHITECTURE/ENGINEERING/SURVEYING				
		3200 S. State Route 291, Bldg. 1 Independence, MO 64657 816.373.4800 powellcwm.com Certificates of Authority Architecture: MO 310 KS 73 Engineering: MO 4 KS 241 Land Surveying: MO 123 KS 36				
NICHOLAS R. MILLER MO LS 2016000167	DATE	JOB NO.	FIELD BY	DRAWN BY	CHECKED BY	CLASSIFICATION
	07/19/2022	20-1797	MAS/WDR	VMG	NRN	URBAN
						SHEET NO. 1 OF 1

JOB NO: 20-1797

IF THE SURVEYOR'S SIGNATURE IS NOT SHOWN IN COLOR, THEN THE SURVEY IS A COPY THAT SHOULD BE ASSUMED TO CONTAIN UNAUTHORIZED ALTERATIONS. THUS THE CERTIFICATION CONTAINED ON THIS DOCUMENT SHALL NOT APPLY.

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BOA Staff Report
Eagle Ridge Estates – 6th Plat
August 22, 2022

PURPOSE: The purpose of this request is to gain final plat approval for Eagle Ridge Estates – 6th Plat consisting of lots 143-166 and 182-197.

BACKGROUND: This property is approximately 8.93 acres in size. The property is located south of Woodbury Drive and east of NW Hilltop Lane and east of NW High View Drive. The land is zoned District R-1 (Single Family Residential). There are 40 lots in this plat.

The preliminary plat for the Eagle Ridge Estates subdivision that includes these lots was previously approved by the Planning and Zoning Commission on November 18, 2020. Also, at the November 18th meeting, the Planning and Zoning Commission meeting held a public hearing and recommended that this area be rezoned from District M-1 (Light Industrial) to District R-1 (Single Family Residential). The Board of Aldermen passed Ordinance 2536 on January 11, 2021, approving the change of zoning.

ANALYSIS: This final plat is an extension of the existing Eagle Ridge subdivision. The structures will be single family residences and will be remarkably similar in style/size as the existing homes on NW Hilltop Lane and NW High View Drive. This final plat is in conformance with City standards and engineering civil plans have been approved by City Engineer.

PLANNING AND ZONING COMMISSION: The Commission reviewed the final plat at their August 10, 2022 meeting and recommended approval to the Board of Aldermen.

STAFF RECOMMENDATION: Staff recommends approval.

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711 Main Street
 Grain Valley, MO 64029
 816.847.6220
 816.847.6206 fax
 www.cityofgrainvalley.org

PLANNING & ZONING APPLICATION

PROJECT INFORMATION

Location: PART OF THE W 1/2 OF THE SOUTHEAST 1/4, SECTION 27-T49N-R30W

Subdivision: EAGLE RIDGE ESTATES Lot #: 40 Zoning District: R-1

Description of Request: FINAL PLAT OF EAGLE RIDGE ESTATES-6TH PLAT
LOTS 143-166, AND 182-197

APPLICANT INFORMATION

Name: TONY WARD

Company: WARD DEVELOPMENT

Address: 1120 EAGLE RIDGE BLVD. GRAIN VALLEY, MO. 64029

Telephone: 816-229-5012 Fax: _____ E-mail: tony@safetyministorage.com

Property Owner: BLUE SPRINGS SAFETY STORAGE SOUTH, LLC

Additional Contact(s): NICHOLAS MILLER, PLS-LAND SURVEYOR-816-373-4800
nmiller@powellcwm.com

Type of Application: Check Type & Submit Corresponding Requirements	Submittal Requirement List:
<input type="checkbox"/> Rezoning 1 • 2 • 5 • 10 • 11 • 14	1 X Legal description of subject property
<input type="checkbox"/> Ordinance Amendment 10	2 Map depicting general location of site
<input type="checkbox"/> Special/Conditional Use Permit 1 • 2 • 10 • 11 • 14	3 Summary Site Analysis depicting current character of site
<input type="checkbox"/> Temporary Use Permit 2 • 10 • 14	4 Preliminary Plat (3 full size copies)
<input type="checkbox"/> Preliminary Plat 1 • 3 • 4 • 14	5 Preliminary Development/ Site Plan (6 copies)
X Final Plat/ Lot Split 1 • 6 • 12 • 13 • 14 • 15	6 X Final Plat (6 copies)
<input type="checkbox"/> Preliminary Development/Site Plan 1 • 3 • 5 • 8 • 9 • 14	7 Final Development/ Site Plan (6 copies)
<input type="checkbox"/> Final Development/Site plan 1 • 7 • 8 • 9 • 14 • 15	8 Landscaping Plan (6 copies)
<input type="checkbox"/> Site Plan 1 • 7 • 8 • 9 • 12 • 14 • 15	9 Building Elevations (6 copies)
<input type="checkbox"/> Vacation of Right-of-way or Easement 1 • 14 • 16 • 17	10 Written description of the proposal
<input type="checkbox"/> Future Land Use Map (Refer to page 9)	11 List of property owners within 185 feet
Note: Include at least one 8 ½ x 11 copy of all drawings and plans with all applications.	12 X Construction plans for all public works improvements (6 copies)
	13 X Copies of tax certificates from City and County
	14 X Proof of ownership or control of property (deed, contract, lease) or permission from property owner
	15 X Off-site easements if necessary
	16 Survey of vacation area
	17 Utility Comment Form - City will provide form

[Note: Applications must be completed in their entirety and all submittal requirements must be submitted at the time the application is submitted. Additional submittals may be requested as provided for in the Grain Valley City Code.]

The applicant hereby agrees that all information is provided as required with this application and the City

Code: _____
 Applicant's Signature: [Signature]

Date: 7/5/22

Applicant's Signature _____

Date _____

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**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	8/22/2022 , 9/26/2022	
BILL NUMBER	B22-25	
AGENDA TITLE	AN ORDINANCE APPROVING A WATER PURCHASE CONTRACT WITH THE TRI-COUNTY WATER AUTHORITY	
REQUESTING DEPARTMENT	ADMINISTRATION	
PRESENTER	Ken Murphy, City Administrator	
FISCAL INFORMATION	Cost as recommended:	N/A or \$
	Budget Line Item:	N/A or item number
	Balance Available	N/A or available amount
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	To renew our contract for water purchase with Tri-County Water Authority.	
BACKGROUND	The city purchases water from Independence Water and Tri-County Water Authority. Per statute, a city can only enter into a contract for a set number of years. The time has come to enter into a new contract.	
SPECIAL NOTES	As a member of Tri-County Water Authority the city has a seat on the Board of Directors. The members of Water Authority are, Grain Valley, Blue Springs, PWSD #1, #12, #13 and #17 of Jackson County, City of East Lynne, Pleasant Hill, Lake Winnebago, Drexel, PWSD #4, #5, #9, #11 and #12 of Cass County.	
ANALYSIS	n/a	
PUBLIC INFORMATION PROCESS	Upon approval of the ordinance, the contract will be held by the City Clerk for a period of thirty days prior to execution.	
BOARD OR COMMISSION RECOMMENDATION	N/A	
DEPARTMENT RECOMMENDATION	Staff Recommends Approval	

**REFERENCE DOCUMENTS
ATTACHED**

Ordinance, Contract

**CITY OF
GRAIN VALLEY**

**STATE OF
MISSOURI**

BILL NO. B22-25

ORDINANCE NO.
SECOND READING
FIRST READING

August 22, 2022 (6-0)

**AN ORDINANCE APPROVING A WATER PURCHASE CONTRACT WITH THE TRI-COUNTY
WATER AUTHORITY**

WHEREAS, the City of Grain Valley, Missouri (the “City”) is a city of the fourth class duly created and existing under and by virtue of the laws of the State of Missouri; and

WHEREAS, the Tri-County Water Authority (the “Authority”) is a Missouri Not-For-Profit Corporation that owns and operates a waterworks system (the “System”) for the production and sale of water to purchasers, including the City; and

WHEREAS, the City now desires to enter into a Water Purchase Contract (the “Water Purchase Contract”) with the Authority outlining certain terms, obligations and rights relating to the purchase and sale of water;

NOW THEREFORE, BE IT ORDAINED by the Board of Aldermen of the Grain Valley, Missouri, as follows:

Section 1. The City hereby authorizes and approves the Water Purchase Contract in substantially the form attached hereto as **Exhibit A**.

Section 2. The Mayor and City Clerk of the City shall be and are hereby authorized, empowered and directed to execute, enter into and deliver the Water Purchase Contract, for and in the name and on behalf of the City, so long as 25% or more of the voters of the City, as appears from the number of voters who voted for mayor at the last preceding municipal election, do not file with the city clerk, within thirty days after the passing of this ordinance, a petition, in the form provided in Section 88.251 of the Revised Statutes of Missouri, calling for the submission of the question of approval or disapproval of the Water Purchase Contract to the voters of such city at a special election or at a regular municipal election.

Section 3. The City shall, and the officials, agents and employees of the City are hereby authorized to, take such further action, and execute such other documents, certificates and instruments as may be necessary or desirable to carry out and comply with the intent of this Ordinance and to carry out, comply with and perform the duties of the City with respect to the Water Purchase Contract.

Section 4. This ordinance shall take effect and be in full force immediately upon its adoption by the Board of Aldermen of the City.

Read two times and PASSED by the Board of Aldermen of the City of Grain Valley, Missouri this this _____ day of _____, 2022, the aye and day votes being recorded as follows:

ALDERMAN ARNOLD _____
ALDERMAN CLEAVER _____
ALDERMAN MILLS _____

ALDERMAN BASS _____
ALDERMAN KNOX _____
ALDERMAN SKINNER _____

Mayor _____ (in the event of a tie only)

Approved as to form:

Lauber Municipal Law
City Attorney

Mike Todd
Mayor

ATTEST:

Jamie Logan
City Clerk

WATER PURCHASE CONTRACT

This Water Purchase Contract (the “Contract” or “Water Purchase Contract”) made and entered into effective as of the __ day of _____, 2022, by and between TRI-COUNTY WATER AUTHORITY (Seller), and CITY OF GRAIN VALLEY, MISSOURI (Purchaser).

WITNESSETH:

WHEREAS, Seller is a Missouri Not-For-Profit Corporation and Purchaser is city of the fourth class duly created and existing under and by virtue of the laws of the State of Missouri; and

WHEREAS, the Board of Aldermen of Purchaser did authorize the Purchaser to enter into a contract for the purchase of potable water; and

WHEREAS, the Board of Aldermen of Purchaser did approve this Contract, and authorized and directed the execution hereof by its Mayor and attested by its City Clerk by Ordinance adopted on _____, 2022.

NOW, THEREFORE, in consideration of the foregoing and of the mutual agreements and covenants herein contained, Seller and Purchaser hereby agree as follows:

Section 1. Definitions.

PART I

As used herein, the terms hereinafter set forth shall have the meanings hereinafter given.

(a) “Bond Indenture” means a n indenture of trust, resolution, ordinance or other agreement authorizing the issuance of bonds, notes or other obligations of Seller, providing proceeds to construct a project or other improvements to the Seller’s System.

(b) “Bonds” means any bonds, notes or other obligations issued by or on behalf of the Seller to finance or refinance the cost of projects for the Seller.

(c) “Commodity Cost” means all of the costs of production, transmission and storage of treated water, exclusive of any Debt Service associated with facilities use for such purposes, but including operating reserve payments and other payment obligations required by the Bond Indentures and the Loan Agreements.

(d) “Commodity Rate” means the rate to be charged by the Seller for each 1,000 gallons of water delivered by Seller, or other allocation of a proportion of the Commodity Costs, established by the Seller’s Board of Directors from time to time in an amount sufficient to recover Seller’s Commodity Cost.

(e) “Contract” or “Water Purchase Contract” shall mean this Water Purchase Contract between the Seller and the Purchaser as the same may be amended from time to time pursuant hereto.

(f) “Contract Year” shall mean the twelve (12) month period commencing at 12:01 a.m. on January 1 of each year and ending at 12:00 midnight on the following December 31.

(g) “Consulting Engineer” means one or more engineers or engineering firms designated by the Seller, having demonstrated expertise in the field of water production, treatment, distribution and waterworks facility operations, rates and feasibility studies.

(h) “Debt Service” means, with respect to any period, the aggregate of the amounts required to be paid during such period into any fund or funds for the purpose of paying the principal of, premium, if any, and net interest or interest like payments on the Bonds from time to time outstanding when due, excluding from the determination of Debt Service to the extent that such principal of, premium, if any, or net interest or interest like payments on Bonds are payable from amounts deposited in trust, escrowed or otherwise set aside for the payment thereof, but including amounts sufficient to provide debt service coverages as required by the Bond Indentures and Loan Agreements. Debt Service will be allocated to the Purchaser, Participating Members and others purchasing Water from the Seller equal to the sum of the following:

- (1) the product of (A) the percentage benefit assigned to a Purchaser and (B) the amount of System Debt Service required to be deposited by the Seller during the Month into any fund or account established by the Bond Indentures and the Loan Agreements; *and*
- (2) the product of (A) the percentage benefit assigned to a Purchaser, and (B) the amount of Project Debt Service required to be deposited by the Seller during the Month into any fund or account established by the Bond Indentures and the Loan Agreements.

(i) “Entitlement Share” shall mean that amount of water available for purchase from Seller as shown on the attached Schedule B. This amount may be amended, based on future expansion projects that Buyer may agree to participate in, which are and mutually agreed upon by both Buyer and Seller.

(j) “Loan Agreement” means the loan agreement or other obligation providing proceeds from Bonds or a Bond Indenture to construct a project or other improvements to the Seller’s System.

(k) “Month” shall mean a calendar month.

(l) “Net Revenues Available for Debt Service” means, for the period of determination for either the Seller or the Purchaser, all income, revenues and receipts derived from the operation of the System less all reasonable and necessary expenses of operation, maintenance and repair of the System and keeping the System in good repair and working order (other than interest

paid on outstanding indebtedness, depreciation, amortization and other similar noncash charges during the period of determination) and other proper charges, all as determined in accordance with accounting principles generally accepted in the United States, but excluding any profits or losses on the early extinguishment of debt or on the sale or other disposition, not in the ordinary course of business, of investments or fixed or capital assets.

(m) "Participating Members" means the municipal corporations and public water supply districts who have entered into Water Supply Contracts with the Seller in substantially the same form as this Contract. The Participating Members as of the date this Contract is signed are set forth on Schedule "A" attached hereto.

(n) "Point(s) of Delivery" shall mean the point or points of interconnection between the facilities of, or available to, the Purchaser and the terminal facilities of the Seller, as shown on the attached Schedule B.

(o) "Project" shall mean the System or portions of the System constructed and equipped for the purpose of providing water by the Seller to the Point of Delivery for benefit of the Purchaser, including all related structures, facilities and equipment, together with any major renewals, replacements, repairs, additions, improvements, betterments and modifications necessary, in the opinion of the Seller's Consulting Engineer, to keep the System in good operating condition or to prevent a loss of revenues therefrom, or required by any governmental agency having jurisdiction over the Project.

(p) "Project Debt Service" means that portion of the Debt Service to be paid during such period that is allocated to Purchaser specially benefited by an expansion or improvement of the System.

(q) "Project Bonds" means any bonds, notes or other obligations issued under the Bond Indentures, Loan Agreements or otherwise to provide funds to finance the costs of the Project or other improvements to the Seller's System for the benefit of the Purchaser.

(r) "Prudent Utility Practice" shall mean a particular time (i) any of the practices, methods and acts engaged in or approved by a significant portion of the water supply industry at such time, or within which (ii) in the exercise of reasonable judgment in light of facts known at such time, could have been expected to accomplish the desired results at the lowest reasonable cost consistent with good business practices, reliability, safety and timeliness considering the fact that the Seller is a Missouri Not-For-Profit corporation. Prudent Utility Practice is not intended to be limited to the optimum practice, method or act to the exclusion of all others, but rather to a spectrum of possible practices, methods and acts, having due regard for manufacturers warranties and the requirements of governmental agencies of competent jurisdiction and shall apply not only to functional parts of the System but also to appropriate structures, landscaping, painting, signs, lighting or other facilities and to public relations programs reasonably designed to promote public enjoyment, understanding and acceptance of the System.

(s) "Sellers Rules and Regulations" shall mean those rules and/or regulations

established from time to time by the governing body of Seller for the operation of the Seller's System.

(t) "System Debt Service" means that portion of the Debt Service to be paid during such period that is allocated to the Purchaser, Participating Members and any others purchasing Water from the Seller.

(u) "Trustee" means the bank or trust company acting as trustee under any Bond Indenture.

(v) "Uncontrollable Forces" shall mean any cause beyond the control of the Seller and which by the exercise of due diligence of the Seller is unable to prevent or overcome, including but not limited to an act of God, fire, flood, explosion, earthquake, strike, sabotage, pestilence, or an act of the public enemy, civil or military authority, including court orders, injunctions and orders of governmental agencies with proper jurisdiction, insurrection of governmental agencies with proper jurisdiction, insurrection or riot, an act of the elements, pandemics, failure of equipment, inability of the Seller or any contractor engaged in work on the System to obtain or ship materials or equipment because of the effect of similar causes on suppliers or carriers, or inability of the Seller to sell or issue Bonds.

(w) "Water" shall mean potable treated water meeting applicable purity standards of the State of Missouri Department of Natural Resources, or any other agency having jurisdiction over the same.

(x) "Water Rate" shall mean the amount established by Seller (that may be stated as a rate per each 1,000 gallons of water sold by Seller) taking into consideration the Commodity Costs of the Seller to be charged to the Purchaser.

(y) "Water Supply Contracts" shall mean this Contract and the Water Supply Contracts substantially similar hereto (with such changes as may be necessary to reflect the municipal or corporate nature of the water Purchaser) between the Seller and a Participating Member or other purchaser providing for the purchase and sale of Water from the Seller, as the same may be amended from time to time pursuant thereto.

(z) "System" means, with respect to the Seller, the entire waterworks system owned and operated by the Seller for the needs of the Participating Members, the Purchaser and others, including all appurtenances and facilities connected therewith or relating thereto, together with all extensions, improvements, additions and enlargements thereto hereafter made or acquired by the Seller, and, with respect to the Purchaser, the entire waterworks system or combined waterworks and sewerage system owned and operated by the Purchaser for the needs of the Purchaser and its inhabitants and others, including all appurtenances and facilities connected therewith or relating thereto, together with all extensions, improvements, additions and enlargements thereto hereafter made or acquired by the Purchaser.

Section 2. Effective Date, Term.

This Contract shall be in full force and effect as of _____, 2022, and shall continue for the term through and including December 31, 2041.

PART II

Section 3. Delivery Pressure

Seller agrees to sell and furnish, and Purchaser agrees to purchase, and is entitled to receive Water at a reasonably constant pressure and of a constant rate of flow sufficient to deliver the Purchaser's Entitlement Share to the Purchaser's Point of Delivery from the Seller's System. Emergency failure of pressure or supply due to main supply line breaks, power failures, fire and use of Water to fight fire, earthquake or other catastrophe shall excuse the Seller from this provision for such reasonable period of time that may be necessary to restore service.

Section 4. Delivery of Output, Notification.

Water required to be delivered to Purchaser shall be delivered at the Point(s) of Delivery and at authorized service meter connections in accordance with Seller's Rules and Regulations. Seller agrees to notify Purchaser in writing at least thirty (30) days in advance of the estimated date of initial delivery of water to the Purchaser. The Point(s) of Delivery to be provided by Seller are identified on Schedule B attached hereto.

PART III

Section 5. Connection Charge.

The charge for all agreed upon Points of Delivery to the Project, as shown on Schedule B shall be paid by the Purchaser. The cost of any additional or other Points of Delivery requested by Purchaser at any future date shall also be paid by Purchaser. All connections shall be made in accordance with Seller's Rules and Regulations, but in no event shall a connection charge for additional or other connections be less than the actual cost of making such connection, as determined by Seller.

Section 6. Budget; Monthly Billing and Payment.

(a) At least sixty (60) days before the commencement of each Contract Year, the Seller shall prepare and provide to each Purchaser a budget presenting a detailed estimate of the Commodity Costs and Debt Service for such Contract Year. At the end of each Month of each Contract Year, the Seller shall review its budget of Commodity Costs for the Contract Year, including credits thereto. If the budget does not substantially correspond with actual receipts or expenditures or if there have been or are expected to be at any time during any Contract Year extraordinary receipts, credits or payments of costs substantially affecting the Commodity Costs, the Seller shall prepare and provide to each Purchaser a revised budget of Commodity Costs incorporating adjustments to reflect such receipts, credits, or payments and any payments

required to replenish working capital, which revised budget shall supersede the previous budget of Commodity Costs.

(b) On or before the tenth (10th) day of each Month beginning with the month following the initial Month of the first Contract Year, the Seller shall render to the Purchaser a monthly statement representing Purchaser's share of the Commodity Costs for the prior month.

(c) Any other provisions in this Contract to the contrary notwithstanding, the payments to be made pursuant to paragraph (b) above shall be due and payable by Purchaser at the office of Seller specified in Section 29 of this Contract on or before the 20th day of each Month.

(d) Amounts due and not paid by the Purchaser on or before the 30th day of the Month on which they are due shall bear an additional charge equal to the lesser of one and one-half percent (1.5%) per month, compounded monthly, or the maximum amount permitted under applicable law, until such amount and such additional charge are paid in full.

(e) In the event of any dispute as to any portion of any monthly statement, the Purchaser shall nevertheless pay the full amount shown on such statement when due and shall, within sixty (60) days from the date of such statement give written notice of the dispute to Seller. Such notice shall identify the disputed statement, state the amount in dispute and set forth a full statement on the grounds on which such dispute is based. No adjustment shall be considered or made for disputed charges unless notice is given as aforesaid. The Seller shall give consideration to such dispute and shall advise the Purchaser with regard to the Seller's position relative thereto within thirty (30) days following receipt of such written notice. Upon determination of the correct amount, any difference between such correct amount and such full amount shall be adjusted on the statement next submitted to the Purchaser after such determination pursuant to paragraph (a) above.

PART IV

Section 7. Characteristics of Service.

(a) The Seller will, at all times, operate and maintain its System in an efficient manner and will take such action as may be necessary to furnish the Purchaser with Water in such quantity and quality as is specified herein. Temporary or partial failure to deliver Water shall be remedied with all possible dispatch. In the event of an extended shortage of Water, or if the supply of Water available to the Seller is otherwise diminished over an extended period of time, the supply of Water to Purchaser shall be reduced or diminished in the same ratio or proportion as the supply to all Participating Members or other purchasers of Water from the Seller is reduced or diminished to the extent possible.

(b) This Contract is subject to such rules, regulations or other laws as may be applicable to similar agreements in the State of Missouri, including Seller's Rules and Regulations, and so long as the same are applicable, Seller and Purchaser will collaborate in obtaining such permits, certificates or the like as may be required to comply therewith.

(c) The Seller will establish, to the extent practicable, scheduled periods when the Project shall be shut down for maintenance and will give the Purchaser, whenever possible, at least one hundred twenty (120) days' notice of such periods.

(d) The Seller may temporarily interrupt or reduce delivery of Water from the System if the Seller determines that such interruption or reduction is necessary in case of emergencies affecting the ability of Seller to produce or deliver Water from the Project and in order to install equipment, make repairs and replacements to and make investigations and inspections of or perform maintenance work on the Project.

Except as interrupted or reduced by Uncontrollable Forces, or as otherwise provided in this Contract, the Seller shall operate the System and deliver Water therefrom to the Purchaser in accordance with this Contract and Seller's Rules and Regulations at all times during the term of this Contract.

(e) Nothing contained in this Contract shall be construed to prohibit the Seller from contracting with others for the operation, maintenance or dispatch of its System.

Section 8. Measurement of Water Supply.

The Seller will furnish, install, operate and maintain at Point(s) of Delivery at Purchaser's cost, the necessary metering equipment including a meter house or pit and required devices of standard type for properly measuring the quantity of Water delivered to the Purchaser and such flow controls, valves, and backflow prevention devices as may be required by Seller's Rules and Regulations subject to the approval of the Seller's Consulting Engineer, and the same shall belong to Seller. Seller shall calibrate or test such metering equipment at least annually whenever requested by Purchaser, but not more frequently than every twelve (12) months. A meter not measuring more than two percent (2%) above or below the test result shall be deemed to be accurate. The previous readings of any meter disclosed by test to be inaccurate shall be corrected for the three (3) months previous to such test in accordance with the percentage of inaccuracy found by such test, and billings for such three (3) months shall be adjusted accordingly. If any meter fails to register for any period, the amount of Water furnished during such period shall be deemed to be the amount of Water delivered in the same period of the preceding year or such other amount as may be agreed upon by Seller and Purchaser. In the event that testing is performed at the written request of Purchaser and no inaccuracy of more than two percent (2%) is found, then all costs of such testing shall be paid by Purchaser; otherwise, such costs shall be paid by Seller. Any adjustment when made shall constitute full adjustment of any claim between the Seller and the Purchaser arising out of such inaccuracy of metering equipment. The metering equipment shall be read on or about the last day of each Month.

PART V

Section 9. Standard of Construction and Operation.

The Seller shall operate, maintain and manage its System in an efficient and economical manner consistent with Prudent Utility Practice. The Seller will establish, maintain and collect

rates and charges for Water sold through its System so as to provide revenues at least sufficient, together with available reserves to enable the Seller to make all payments required to be made by it under any Bond Indentures and Loan Agreements and all other lawful charges against or liens on the revenues of the System. The Seller shall use its best efforts to obtain financing through grants or loans and will issue and sell Bonds at such time and from time to time in an aggregate amount sufficient to provide funds for payment of improvements to the System. In connection therewith, each Purchaser shall furnish at its own expense such information and documents, including financial statements, legal opinions and engineering reports, as the Seller shall reasonably request to complete the issuance of Bonds. The Seller shall proceed in accordance with Prudent Utility Practice to obtain all licenses, permits and other rights and regulatory approvals necessary to the construction and operation of the System and shall prosecute such construction with due diligence to completion in accordance with Prudent Utility Practice and plans and specifications prepared or approved by the Consulting Engineer.

Section 10. Records and Accounts.

The Seller shall keep accurate records and accounts of the System and each Project. Said records and accounts shall be subjected to an audit as of the end of and for each Contract Year by a firm of independent certified public accountants selected by the Seller, which firm shall be experienced in waterworks utility accounting. Such firm's audit report shall be submitted to the Seller, with copies to the Purchaser within 180 days after the end of such Contract Year, or when such documents are completed and available.

PART VI

Section 11. Consulting Engineer.

The Seller will retain the Consulting Engineer to make the determinations required by this Contract, any Bond Indentures and any Loan Agreements.

Section 12. Purchaser's Rate Covenant.

Purchaser will, or will take all necessary action to, establish, maintain and collect rates and charges for its System so as to provide revenues at least sufficient to enable the Purchaser to make all payments required by it under this Contract and to pay all other lawful charges or liens on the revenues of its System.

Section 13. Facilities to be provided by the Purchaser and Operation of the Purchaser's System.

(a) The Purchaser shall contract for or provide, operate and maintain, all without cost or expense to the Seller, such water lines, pumps and other facilities as may be necessary to enable it to receive and use Water purchased under this Contract at and from the Point(s) of Delivery, including such protective devices as may be necessary in the reasonable judgment of the Seller to protect the Project and the Seller's System and the System of all other Participating Members from disturbance thereto caused by the Purchaser. Promptly after the end of each fiscal year of the Purchaser, the Purchaser will cause an audit of its System for the preceding fiscal year to be made

by a certified public accountant or firm of certified public accountants employed for that purpose and paid from the revenues generated from the operation of the Purchaser's System. The annual audit will cover in reasonable detail the operation of the Purchaser's System during the fiscal year. Within 30 days after the completion of the annual audit, a copy will be filed in the administrative office of the Purchaser and a copy of the audit will be mailed to the Seller.

(b) The Purchaser will maintain its System in efficient operating condition, will make such improvements, enlargements, extensions and repairs thereto as may be necessary or advisable in accordance with Prudent Utility Practice, will engage experienced and competent management personnel, and will continue to own and operate its System, all in a manner that will enable it to purchase Water from the Seller in accordance with this Contract throughout its term and any extensions thereof.

(c) The Purchaser will duly observe and comply with all valid requirements of any governmental authority relative to any part of its System. The Purchaser will neither create nor suffer to be created any lien or charge upon its System or upon the revenues therefrom that would cause the Purchaser to fail to perform any of its obligations hereunder.

(d) To the extent permitted by law, the Purchaser, in the operation of its System, will carry or cause to be carried such types of insurance as are in accordance with Prudent Utility Practice and as are required by all agreements to which the Purchaser is a party.

(e) The Purchaser will maintain its corporate identity and existence so long as this Contract is in effect, unless another political subdivision or political corporation by operation of law succeeds to the powers, privileges, rights, liabilities, duties and obligations of the Purchaser hereunder.

Section 14. Source of Purchaser's Payments.

The obligation of the Purchaser to make payments to the Seller under this Contract shall be limited to the obligation to make payments from revenues of the Purchaser's System and available utility system reserves. All payments made by the Purchaser pursuant to this Contract shall constitute operation and maintenance expenses of its System. The Purchaser shall not be obligated to levy any taxes, general or special, for the purpose of paying to the Seller any sum due hereunder.

PART VII

Section 15. Sale of Water Not Taken by the Purchaser.

Any Water which the Purchaser is entitled to receive under this Contract but does not take, may be sold by the Seller to any party under such terms and conditions as the Seller in its sole discretion shall determine. The Purchaser shall have no right, by offset, credit or otherwise, to any amounts realized by the Seller in connection with such sale.

Section 16. Other Sales of Water.

It is understood that, as between the Purchaser and the Seller, subject to the provisions of any Bond Indentures and Loan Agreements, the Seller may sell Water which the Purchaser is not entitled to receive pursuant to this Contract on such terms and conditions as the Seller in its discretion shall determine. No sales of Water by Purchaser shall be allowed which might adversely affect the tax exempt status of the interest on Bonds issued by or for the benefit of the Seller or the property of the Seller.

Purchaser may not resell any of the Water purchased under the terms of this Contract except by retail to its regular customers, including any cities or public water supply districts being served at the time this Contract is executed. No other such sale(s) shall be made to any other public water supply district, city, or any other entity operating a water distribution system, except with the prior written consent of Seller, which consent shall not be unreasonably withheld, except those made during emergency conditions. Under those conditions, Purchaser shall notify Seller of such sales within 24 hours.

Section 17. Additional Bonds.

Bonds may be issued and sold by or for the benefit of the Seller in accordance with the provisions of any Bond Indentures and any Loan Agreements at any time and from time to time in the event funds are required to pay all or a portion of the cost of (i) any major renewals, replacements, repairs, additions, improvements, betterments and modifications to the Seller's System necessary, in the opinion of the Consulting Engineer, to keep the Seller's System in good operating condition or to prevent a loss of revenue therefrom, (ii) any major additions, improvements, repairs or modifications to the Seller's System required by any governmental agency having jurisdiction over the Seller's System or for which Seller shall be responsible by virtue of any obligation of the Seller arising out of the contract to which the Seller may be a party relative to the ownership of the Seller's System and (iii) additional water supplies for the Seller's System in any Contract Year to the extent that sufficient funds are not available in any reserves for such purpose under any Bond Indentures or any Loan Agreements. It is the Seller's intent that, if Bonds are sold to finance a project that will benefit only certain members purchasing additional water as a result of the project and not all Purchasers, the revenues derived from newly-contracted Water shall be adequate to pay the principal and interest on the Bonds. The Debt Service paid by all Purchasers (referred to in this document as System Debt Service) will not be increased to pay the costs of a project financed with Bonds where the project benefits only certain Purchasers (referred to in this document as Project Debt Service) notwithstanding any incidental benefit that may accrue to other water purchasers. In the event the proceeds derived from the sale of Bonds exceed in the aggregate the amount of funds required for the purposes for which such Bonds were issued, the excess shall be applied in the manner permitted under the Bond Indentures and Loan Agreements authorizing the issuance of such Bonds.

Section 18. Refunding Bonds.

In the event that the Commodity Costs and/or Debt Service may be reduced by the

refunding at any time of all or from time to time of any Bonds then outstanding or in the event it shall otherwise be advantageous in the opinion of the Seller to refund any Bonds, the Seller may issue and sell, or cause to be issued and sold, refunding bonds.

PART VIII

Section 19. Default by Purchaser, Remedies of the Seller.

(a) In the event Purchaser shall fail to perform any obligation under its Water Purchase Contract, including failure to make to the Seller when due any payment for which provision is made therein, the Seller shall have, in addition to any other rights or remedies it may have under law, the following rights and remedies:

(1) the Seller may bring any suit, action or proceedings in law or in equity, including mandamus and action for specific performance, as may be necessary and appropriate to enforce against Purchaser any covenant, agreement or obligation to make any payment for which provision is made in its Water Purchase Contract, or to collect amounts due pursuant to the Water Purchase Contract;

(2) if such failure shall continue for fifteen (15) days following written notice to Purchaser, upon ten (10) days written notice to such Purchaser, cease and discontinue delivering Water to Purchaser so long as such failure shall continue; provided, however, that any such cessation and discontinuance shall not relieve Purchaser of any obligation under its Water Purchase Contract, including the obligation to pay amounts becoming due on and after the date of such cessation and discontinuance; and

(3) whether or not the Seller shall have ceased and discontinued delivering Water pursuant to clause (2) above, if such failure shall continue for six months following written notice to Purchaser from the Seller specifying such failure, the Seller may at any time thereafter while such failure shall be continuing, upon written notice to Purchaser, terminate such Water Purchase Contract; provided, however, that any such termination shall not relieve Purchaser of the obligation to pay any amounts required to be paid under its Water Purchase Contract with respect to any Month ending on or prior to such termination and for the Month in which such termination shall occur, without proration.

(b) The cessation and discontinuance of the delivery of Water to Purchaser, or the termination of the Water Purchase Contract, shall not change the Entitlement Share of any other Purchaser under contract with Seller.

(c) Each Purchaser agrees to be held jointly and severally liable if another Purchaser defaults in the payments pursuant to this Contract. If a Purchaser defaults in the payment of Debt Service, the Seller may:

- (1) Notify all other Purchasers in writing of the default and stating the Seller's intent to bill each remaining Purchaser as a result of the default; and
- (2) So long as the default continues, bill each remaining Purchaser for a proportionate

amount of the Debt Service that remains unpaid, based on each remaining Purchaser's Entitlement Share.

The remaining Purchasers shall be required to accept and pay for and shall be entitled proportionately to use or otherwise dispose of the Water that was to have been purchased by the defaulting Purchaser.

(d) If a Purchaser defaults in the payment of any other amount due under this Contract, the Seller may:

(1) notify all other Purchasers in writing of the default and stating the Seller's intent to bill each remaining Purchaser as a result of the default; and

(2) adjust the Commodity Costs or portion of Debt Service to account for the unpaid amount.

If the Seller recovers any amount from a defaulting Purchaser, the Seller shall (1) if the recovery is attributable to Debt Service, credit each Purchaser proportionately according to its Entitlement Share, or (2) if the recovery is attributable to any other amount, adjust the Commodity Costs to account for the recovered amount.

Section 20. Default by Seller.

In the event of any default by the Seller in the performance of any of its obligations under this Contract, the Purchaser may bring any suit, action or proceeding in law or in equity, including mandamus, injunction, and action for specific performance as may be necessary or appropriate to enforce such obligation against the Seller, but the same shall not give the Purchaser the right to discontinue the performance of its obligations under this Contract.

Section 21. Abandonment of Remedy, No Waiver.

In the event any action or proceeding taken by the Seller or the Purchaser in connection with any default by the other shall have been discontinued or abandoned for any reason, the Seller and the Purchaser shall be restored to their former positions under this Contract, and all rights, remedies, powers and obligations of the Seller and the Purchaser shall continue as though no such action or proceeding has been taken. The failure of either party to insist in any one or more instances upon strict performance by the other of the Contract or to take advantage of any of its rights hereunder shall not be construed as a waiver of relinquishment.

PART IX

Section 22. Assignment, Sale of Purchaser's System.

(a) This Contract shall inure to the benefit of and be binding upon the respective successors and assigns of the parties to this Contract; provided, however, that except as otherwise provided in this Contract in the event of a default and except for the assignment by the Seller authorized in paragraph (b) below, neither this Contract nor any interest herein shall be transferred or assigned by either party hereto except with the consent in writing of the other. No assignment

or transfer shall relieve the assigning or transferring party of any obligation contained in this Contract. The Purchaser acknowledges that the rights of the Seller to transfer or assign its interest in this Contract may be limited by any Bond Indentures and/or any Loan Agreements.

(b) The Purchaser acknowledges and agrees that the Seller may pledge and assign to the Trustee designated in any Bond Indenture all of the Seller's right, title and interest in and to this Contract and all payments to be made to the Seller by the Purchaser under this Contract as security for the payment of the principal (including sinking fund installments) of and premium, if any, and interest on the Bonds and, upon the execution of such pledge and assignment such Trustee shall have all of the rights and remedies provided to the Seller with respect thereto.

(c) The Purchaser agrees that it will not sell, lease, contract to sell, convey, grant an option to purchase or lease, or otherwise dispose of its System except with prior written consent of the Seller and the delivery of an opinion of nationally recognized bond counsel that such sale or other disposition will not affect the tax-exempt status of the interest on outstanding Bonds. The Purchaser will not cooperate in any effort to detach or exclude any part of the Purchaser from service from the Purchaser's System pursuant to Sections 247.160 or 247.170, RSMo, 1986, as amended, or otherwise.

Section 23. Termination, Amendment.

(a) This Contract may not be terminated by either party hereto under any circumstances, including upon the default of the other party, except as otherwise specifically provided in this Contract.

(b) This Contract may not be amended, modified or otherwise altered in any manner except in writing signed by both parties. The Purchaser acknowledges that Seller's Bond Indentures and/or the Loan Agreements may contain provisions restricting the right of the Seller to amend, modify or alter this Contract, and the Seller shall not amend, modify or alter this Contract except as provided in Seller's Bond Indentures and Loan Agreements.

Section 24. Compliance With Laws.

The Purchaser shall not dispose of Water to which it is entitled pursuant to this Contract in any manner which would cause the sale thereof by the Seller to the Purchaser to contravene any provision of law at the time applicable thereto.

Section 25. Taxes.

In the event that any Federal, State or local tax shall be levied upon the sale and delivery of Water to the Purchaser pursuant to this Contract or upon the Seller measured by the Water sold to the Purchaser or the revenue received by the Seller therefrom, the amount of such tax shall be

added to the next statement rendered to the Purchaser pursuant to Section 6.

Section 26. Governing Law.

This Contract shall be governed by and construed in accordance with the laws of the State of Missouri.

Section 27. Notices and Computation of Time.

Any notice which may be or is required to be given under this Contract shall be deemed properly given if mailed postage prepaid and addressed to the Seller at 28405 East Blue Valley Road Independence, Missouri 64058, (P.O. Box 170, Buckner, Missouri 64016), and to the Purchaser at 711 Main Street, Grain Valley, Missouri 64029. In computing any period of time from such notice, such period shall commence at 12:01 a.m. on the day following the date such notice was mailed. The foregoing designations and addresses to which notices shall be addressed may be changed at any time and from time to time by giving notice as provided above.

Section 28. Addresses for Statements and Payments.

(a) Statements rendered by the Seller pursuant to Section 6 shall be mailed to the Purchaser, addressed as follows: City of Grain Valley, Missouri, 711 Main Street, Grain Valley, Missouri 64029.

(b) Payment of statements rendered by the Seller pursuant to Section 6 shall be made to the Seller by the Purchaser as follows: Tri-County Water Authority P.O. Box 170, Buckner, Missouri 64016 in a manner so that the Seller will have funds available at the opening of business on the day such payment shall become due. Alternative methods of payment to the Seller may be made as directed from time to time by the Seller to the Purchaser.

(c) In the event that any day on which any payment under this Contract shall become due shall be a Saturday or Sunday or a holiday recognized by the Seller, the payment shall be made on the next preceding day which is not a Saturday, Sunday or such holiday.

Section 29. Severability.

In the event that any provision in this Contract is declared illegal or no longer in force by reason of any judgment or order issued by any court or regulatory body of jurisdiction, all remaining provisions of this Contract not affected by such judgment or order shall continue in full force and effect.

Section 30. Reports and Information.

Each party hereto shall furnish to the other party such reports and information concerning its operations as the other party may reasonably request from time to time.

Section 31. Right of Access.

Each party grants to the other party right of access to its premises, at the Points of Delivery initially established as provided in Schedule B, or as may hereafter be established, to install, maintain, operate, repair, and renew any and all equipment, apparatus and devices owned or operated by such other party and necessary in the performance of this Contract.

Section 32. Liability of Seller.

The Seller shall not be liable to the Purchaser for any failure of the Seller to perform its obligations to the Purchaser due to Uncontrollable Forces and in no event shall be liable to the Purchaser for any consequential damages.

Section 33. Cooperative Agreement.

The parties do hereby agree to cooperate in obtaining waterline easements or other interests in real estate to enable Seller to fulfill its obligations hereunder in the construction of the transmission lines or other appurtenances, if any be required. The parties do further agree to execute such additional agreements evidencing this obligation as may be reasonably required by Seller, to enable Seller to acquire easements or other interests in real estate necessary or convenient to it to fulfill its obligations under this agreement.

Section 34. Electronic Storage of Documents.

The Seller and Purchaser agree that the transaction described herein may be conducted and related documents may be sent, received or stored by electronic means. Copies, telecopies, facsimiles, electronic files and other reproductions of original executed documents shall be deemed to be authentic and valid counterparts of such original documents for all purposes, including the filing of any claim, action or suit in the appropriate court of law.

CITY OF GRAIN VALLEY, MISSOURI

By _

ATTEST:

STATE OF MISSOURI)

)

COUNTY OF _____)

On this _____ day of _____, 2022, before me the undersigned Notary Public personally appeared Mike Todd, to me personally known, who being by me duly sworn did say that he is the Mayor of the City of Grain Valley, Missouri, and that Jamie Logan is the City Clerk of the City of Grain Valley, Missouri; that the seal affixed to the foregoing instrument is the official seal of said entity, and that the instrument was signed and sealed in behalf of said entity by authority of its governing body, and the said Mayor and City Clerk acknowledged said instrument to be the free act and deed of said entity.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal at my office in _____, Missouri, on the day and year last above written.

Notary Public

SCHEDULE A

Participating Members

Cass County:

PWSD #4 of Cass County
PWSD #5 of Cass County
PWSD #9 of Cass County
PWSD #11 of Cass County
PWSD #12 of Cass County

City of East Lynne
City of Pleasant Hill
City of Lake Winnebago
City of Drexel

Jackson County:

PWSD #12 of Jackson County
PWSD #13 of Jackson County
PWSD #17 of Jackson County
City of Grain Valley
City of Blue Springs
PWSD #1 of Jackson County

SCHEDULE B

Maximum Daily Water Purchase amount shall not exceed 2,000,000 gallons, unless otherwise approved by Seller. There is no Minimum Daily Water Purchase required under this agreement. Debt Service Payments are due monthly, regardless of daily purchases.

The initial connection points for City of Grain Valley shall be:

- (1) Meter Station at Water Tower, 1301 Tyer Road, Grain Valley, Missouri. SEC-28 TWP-49 RNG-30
- (2) Meter Station at Minter Road Water Tower, 6600 Minter Road, Grain Valley, Missouri

The percentage benefit for purposes of calculating allocations of Commodity Costs, Project Debt Service and System Debt Service are:

- (1) Commodity Costs: 9.95%
- (2) Project Debt Service
 - a. 2005 A&C SRF: 27.57%
 - b. 2015 EIARA: 0.00%
 - c. 2016 SRF: 0.00%
- (3) System Debt Service: 0.00%

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**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	09/26/2022	
BILL NUMBER	B22-26	
AGENDA TITLE	AN ORDINANCE TO ESTABLISH THE CITY OF GRAIN VALLEY, MISSOURI'S ANNUAL TAX LEVIES FOR THE 2022 CALENDAR YEAR FOR GENERAL MUNICIPAL GOVERNMENT OPERATIONS; THE RETIREMENT OF GENERAL OBLIGATION DEBT; PARK MAINTENANCE; AND PUBLIC HEALTH PURPOSES	
REQUESTING DEPARTMENT	Administration & Finance	
PRESENTER	Ken Murphy, City Administrator Steven Craig, Finance Director	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available:	
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	To meet the required timelines for establishing the tax rate within Jackson County, Missouri. The tax generated provides revenue for operating the city and making the debt service payments.	
BACKGROUND	N/A	
SPECIAL NOTES	N/A	
ANALYSIS	N/A	
PUBLIC INFORMATION PROCESS	Newspaper publication on 9/13/2022 and public hearing on 9/26/2022	
BOARD OR COMMISSION RECOMMENDATION	N/A	
DEPARTMENT RECOMMENDATION	Staff Recommends Approval	
REFERENCE DOCUMENTS ATTACHED	N/A	

**CITY OF
GRAIN VALLEY**

**STATE OF
MISSOURI**

BILL NO. B22-26

ORDINANCE NO. _____
SECOND READING _____
FIRST READING _____

**AN ORDINANCE TO ESTABLISH THE CITY OF GRAIN VALLEY,
MISSOURI'S ANNUAL TAX LEVIES FOR THE 2022 CALENDAR YEAR FOR GENERAL MUNICIPAL
GOVERNMENT OPERATIONS; THE RETIREMENT OF GENERAL OBLIGATION DEBT; PARK
MAINTENANCE; AND PUBLIC HEALTH PURPOSES**

WHEREAS, the Board of Aldermen, City of Grain Valley, Missouri are required by statute to adopt an annual budget and establish a tax rate sufficient to meet the planned expenditures for the upcoming fiscal year; and

WHEREAS, the Board conducted a public hearing on September 26, 2021, to solicit and listen to public input for the City tax levies for the upcoming year.

NOW THEREFORE, BE IT ORDAINED by the Board of Aldermen of the City of Grain Valley, Missouri as follows:

SECTION 1: The City of Grain Valley's annual tax levies for 2022 shall be levied on each one hundred dollars (\$100) assessed valuation of all taxable real estate, personal property, including individual and business personal property, and all locally assessed railroad and other utility real estate and personal property in the City of Grain Valley, Missouri at the following rates:

- A. General Municipal Government Operations - \$0.4685 for general municipal government operations to be deposited in General Fund.
- B. Retirement of General Obligation Debt - \$0.8362 for the retirement of general obligation debt, including the payment of principal and interest, to be deposited in the Debt Service Fund.
- C. Park Fund - \$0.1035 for park maintenance to be deposited in the Park Fund.
- D. Public Health - \$0.0412 for public health purposes to be deposited in the Public Health Fund.

Total City Levy - \$1.4494

Read two times and PASSED by the Board of Aldermen of the City of Grain Valley, Missouri this this _____ day of _____, 2022, the aye and day votes being recorded as follows:

ALDERMAN ARNOLD _____
ALDERMAN CLEAVER _____
ALDERMAN MILLS _____

ALDERMAN BASS _____
ALDERMAN KNOX _____
ALDERMAN SKINNER _____

Mayor _____ (in the event of a tie only)

Approved as to form:

Lauber Municipal Law
City Attorney

Mike Todd
Mayor

ATTEST:

Jamie Logan
City Clerk

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PUBLIC NOTICE

On MAY 9, 2022 a small estate affidavit was filed by the distributees for the decedent under Section 473.097, RSMo, with the Probate Division of the Circuit Court of Jackson County, Missouri.

All creditors of the decedent, who died on MARCH 6, 2022, are notified that Section 473.444, RSMo, sets a limitation period that would bar claims one year after the death of the decedent. A creditor may request that this estate be opened for administration.

Receipt of this notice should not be construed by the recipient to indicate that the recipient may possibly have a beneficial interest in the estate. The nature and extent of any person's interest, if any, may possibly be determined from the affidavit on this estate filed in the Probate Division of the Circuit Court of Jackson County, Missouri.

Date of first publication is JULY 6, 2022.

Mary A. Marquez,
Court Administrator

By: /s/ Michael J. Mullen Jr.
Deputy Court Administrator

Published in the Examiner, Sep 13, 20, 27, Oct 4, 2022

432520

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PUBLIC NOTICE

PUBLIC NOTICE

NOTICE OF PUBLIC HEARING

A public hearing will be held at 6:00 p.m., September 20, 2022, at the Inter City Fire Protection District station, 1702 Blue Ridge Blvd, Blue Summit, Missouri at which time citizens may be heard on the proposed 2022 property tax levies for the Inter City Fire Protection District.

ASSESSED VALUATION	Preliminary 2022	2021
Real Estate	\$6,980,296	\$6,822,934
Personal Property	\$2,707,257	\$2,009,800
State Assessed Railroad & Utility Real Estate	\$2,136,500	\$1,919,741
State Assessed Railroad & Utility Personal	<u>\$1,056,448</u>	<u>\$1,010,905</u>
Total	\$12,880,501	\$11,763,380

TAX RATES

General Fund	\$0.3236	\$0.0022
(after sales tax reduction)		
Ambulance Fund	\$.3000	\$0.3000
Ambulance/EMS	\$.4000	\$0.4000
Debt	\$.3504	\$0.3942
Service		
Total	\$1.3740	\$1.0964

REVENUE:

General Fund	\$41,681	\$258
Ambulance Fund	\$38,641	\$35,290
Ambulance/EMS	\$51,522	\$47,053
Debt Service	\$45,133	\$46,371

Increase in General tax revenue due to reassessment/new construction: (increase in revenue is due to lower sales tax reduction from prior year /\$5353)

Increase in Ambulance tax revenue due to reassessment/new construction: (\$697 (1.97%) /\$2636)

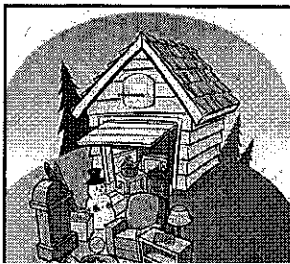
Increase in Ambulance/EMS tax revenue due to reassessment/new construction: (\$929 (1.97%) /\$3514)

Kendra Laudenslager
Secretary

Published in the Examiner, Sep 13, 2022

431170

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PUBLIC NOTICE

PUBLIC NOTICE

PUBLIC NOTICE

PUBLIC NOTICE

**NOTICE OF PUBLIC HEARING
TO SET TAX LEVY FOR 2022**

A hearing will be held at 7:00 P.M., Monday, September 26, 2022, at the Grain Valley City Hall, located at 711 Main Street, in the City of Grain Valley, Missouri, at which citizens may be heard on the property tax rates proposed to be set by the City of Grain Valley, Missouri. The levy amount is per \$100 of assessed value.

	Prior Year 2021	Current Year 2022	Change Assessed Valuation
Assessed Valuation (by categories)*			
Real Estate including Railroad & Utility	229,024,385	239,576,279	4.6%
Personal Property including Railroad & Utility	45,134,295	62,762,524	39.1%
Total	274,158,680	302,338,803	10.3%
New Construction	7,232,140	10,079,188	

	2021 Tax Levy	2022 Revenue	Proposed Tax Levy	Estimated Revenue	Change in Revenue
General Fund	0.4685	1,284,433	0.4685	1,416,457	10.3%
Debt Service Fund	0.8362	2,292,515	0.8362	2,528,157	10.3%
Parks & Recreation	0.1035	283,754	0.1035	312,921	10.3%
Public Health	<u>0.0412</u>	<u>112,953</u>	<u>0.0412</u>	<u>124,564</u>	10.3%
Total	1.4494	3,973,655	1.4494	4,382,099	

*This notice was prepared utilizing the latest data available from Jackson county. Changes in figures from the county or state offices may result in changes in some or all the estimates.

Published in The Examiner September 13, 2022

**CENTRAL JACKSON COUNTY FIRE PROTECTION DISTRICT
NOTICE OF PUBLIC HEARING & BOARD MEETING**

The Central Jackson County Fire Protection District will hold a public hearing at 1:00 p.m., September 26, 2022, at Fire Station #3, located at 805 N.E. Jefferson Street, Blue Springs, MO, for the purpose of considering and taking action on establishing the property tax rate for the Central Jackson County Fire Protection District, a political subdivision. Tax rates are set to produce the revenues from property taxes required by the budget for the fiscal year beginning October 1, 2022, as a result of the current assessed valuation, dated August 30, 2022, from the Clerk of Jackson County. The setting of the tax rates is governed by Article X, Section 22 of the Constitution of Missouri, and Sections 137.073, and 67.110 RSMo. Each tax rate is determined by dividing the amount of revenue required by the current assessed valuation. The result is multiplied by 100 so the tax rate will be expressed in cents per \$100 valuation.

Assessed Valuation (AV) by Categories	Current Tax Year 2022*	Prior Tax Year 2021
Real Estate	\$1,183,095,338	\$1,155,566,581
Personal Property	294,502,931	228,456,646

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**CITY OF GRAIN VALLEY
2022 ESTIMATED TAX LEVY**

	General		Park		Public Health		Debt Service		Total
2021 LEVY	0.4685		0.1035		0.0412		0.8362		1.4494
Revenue (2022 budget)	\$ 1,284,433	\$	283,754	\$	112,953	\$	2,292,515	\$	3,973,656
2022 Levy	0.4685		0.1035		0.0412		0.8362		1.4494
Revenue (2023 budget)	\$ 1,416,457	\$	312,921	\$	124,564	\$	2,528,157	\$	4,382,099
2022 Levy - ceiling allowed rate	0.4685		0.1035		0.0412		0.9335		1.5467
Revenue (2023 budget)	\$ 1,416,457	\$	312,921	\$	124,564	\$	2,822,333	\$	4,676,274

Each penny in levy represents 30,234 in total revenue.

Difference -revenue-	\$ 132,024	\$	29,166	\$	11,610	\$	235,642	\$	408,443
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2019 Assessed Valuation	\$274,158,680
2019 Sept Assessed Valuation	\$302,338,803
Increase by %	10.3%

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**CITY OF GRAIN VALLEY
BOARD OF ALDERMEN AGENDA ITEM**

MEETING DATE	09/26/2022	
BILL NUMBER	B22-27	
AGENDA TITLE	AN ORDINANCE AMENDING SECTION 700.070 OF THE CODE OF ORDINANCES OF THE CITY OF GRAIN VALLEY, MISSOURI, PERTAINING TO THE DISCONNECTION IN THE EVENT OF DELINQUENCY—DEPOSITS FOR RECONNECTION—DELINQUENT BILL IN GENERAL	
REQUESTING DEPARTMENT	Finance	
PRESENTER	Steven Craig, Finance Director	
FISCAL INFORMATION	Cost as recommended:	N/A
	Budget Line Item:	N/A
	Balance Available	N/A
	New Appropriation Required:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
PURPOSE	To correct a clerical error in the Municipal Code	
BACKGROUND	There is a discrepancy in sections 700.050 and 700.070 related to delinquent water account shut off dates. 700.070 notes that service shall be disconnected on the 9 th and the 24 th . However, section 700.050 states that service shall be disconnected on the 8 th and the 23 rd . Staff would prefer shut offs to occur on the 8 th and 23 rd of each month.	
SPECIAL NOTES	N/A	
ANALYSIS	N/A	
PUBLIC INFORMATION PROCESS	N/A	
BOARD OR COMMISSION RECOMMENDATION	N/A	
DEPARTMENT RECOMMENDATION	Staff Recommends Approval	

REFERENCE DOCUMENTS ATTACHED	Ordinance
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CITY OF
GRAIN VALLEY

STATE OF
MISSOURI

BILL NO. B22-27

ORDINANCE NO.
SECOND READING
FIRST READING

AN ORDINANCE AMENDING SECTION 700.070 OF THE CODE OF ORDINANCES OF THE CITY OF GRAIN VALLEY, MISSOURI, PERTAINING TO THE DISCONNECTION IN THE EVENT OF DELINQUENCY—DEPOSITS FOR RECONNECTION—DELINQUENT BILL IN GENERAL

WHEREAS, Section 700.070, defines delinquent accounts and establishes procedures for processing delinquent accounts; and

WHEREAS, Chapter 700, Code of Ordinances, City of Grain Valley, Missouri (“City”) contains the administration of the municipal utility; and

WHEREAS, the Board of Aldermen of the City has determined it to be in the best interest of the citizens of the City to amend Section 700.070 to clearly define the disconnection date.

NOW THEREFORE, BE IT ORDAINED by the Board of Aldermen of the Grain Valley, Missouri, as follows:

SECTION 1: Chapter 700, Water, Section 700.070 of the City of Grain Valley, Missouri Municipal Code of Ordinance is amended to read as follows:

Section 700.070 Disconnection in Event of Delinquency — Deposits for Reconnection-Delinquent Bills, in General.

A. If any bill for water service shall be and remain due and unpaid in excess of twenty dollars (\$20.00) after the delinquent date, service for Cycle 1 customers shall be disconnected on the eight (8th) and for Cycle 2 customers shall be disconnected the twenty-third (23rd). Service shall not be reconnected until all past due bills are paid in full, including a service fee of twenty-five dollars (\$25.00). The service fee is for the costs associated with processing delinquent accounts. It shall be the duty of the Utility Clerk to notify the Superintendent of the City's waterworks system, or anyone so designated by the Board of Aldermen, of such delinquency and such person shall proceed immediately to disconnect water service.

B. If any person, including lessees or occupants, shall vacate any premises wherein there are unpaid charges for water and sewer service, the owner of such premises shall be held responsible for payment of such charges, together with all delinquent payment charges, disconnection and reconnection fees, after first deducting the deposit made thereon.

C. In the event the owner, occupant or lessee fails to pay all amounts due and owing thereby forcing the City to place such amounts in the hands of an attorney for collection, the owner, occupant or lessee also shall be responsible for payment of a reasonable attorney's fee and court costs.

Read two times and PASSED by the Board of Aldermen of the City of Grain Valley, Missouri this _____ day of _____, 2022, the aye and day votes being recorded as follows:

ALDERMAN ARNOLD _____
ALDERMAN CLEAVER _____
ALDERMAN MILLS _____

ALDERMAN BASS _____
ALDERMAN KNOX _____
ALDERMAN SKINNER _____

Mayor _____ (in the event of a tie only)

Approved as to form:

Lauber Municipal Law
City Attorney

Mike Todd
Mayor

ATTEST:

Jamie Logan
City Clerk

*Staff
Reports*

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Community Development
Mark Trosen, Director

Board of Aldermen Report
September 26, 2022

(For the Month of August; 2022 YTD)

Permits Issued – 95; YTD 527

Single Family – 24; YTD 67
Duplex – 0; YTD 20
Four-plex – 13; YTD 13
Commercial New – 0; YTD 5
Commercial Other – 2; YTD 10
Residential Other – 16; YTD 130
Fence – 18; YTD 96
Roof -8; YTD 91
Pools – 2; YTD 2
Irrigation – 4; YTD 11
Right-of-Way – 6; YTD 50
Construction – 0; YTD 2
Signs – 0; YTD 19
Planning/Zoning – 2; YTD 11

Codes Enforcement & Inspections – 452; YTD 3,102

Total Building Inspections – 172; YTD 1,306
 Residential – 163; YTD 1,160
 Commercial – 9; YTD 84
 Misc. Stops- 0; YTD 62
Code Violation Inspections – 200; YTD 1,438
 New – 150; YTD 1,011
 Closed- 50; YTD 427
Utility Inspections – 80; YTD 358
 Sewer – 12; YTD 70
 Water – 15; YTD 47
 Sidewalks – 6; YTD 38
 Driveways – 10; YTD 56
 Right-of-Way – 0; YTD 0
 Final Grade – 7; YTD 31
 PW Finals – 30; YTD 116

Public Works

Work Orders Completed – 94; YTD 723
Utility Locate Requests – 493; YTD 3,558
Water Main Taps – 10; YTD 50
Water Meters –
 New Construction Install – 13; YTD 75
 Repairs – 28; YTD 159

Additional Items – Completed lead and copper samples which is done every 3 years for the state

Generator contractor performed the quarterly inspections and maintenance
Concrete contractor continued with curb replacements and started on the sidewalks that were currently missing in Countryside subdivision
Fences at the PRV stations were completed by Elite Fence
Contractor completed three pedestrian cross walks on Duncan
Fixed the school light on Dillingham
Job prep for the Sni-a-bar main line tie in for new bus barn building.

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HUMAN RESOURCES

MEMORANDUM

TO: Mayor & Board of Aldermen
FROM: Khalilah Holland, Human Resources Administrator
CC: Ken Murphy, City Administrator
DATE: September 13, 2022
SUBJECT: Human Resources Update

August in Review

- Mid-year performance evaluation completion
• Human Resources/Payroll Coordinator new hire role and responsibilities training
• Payroll/Incode and NeoGov software and processes
• Employee Experience Assessment meeting summary – final draft
• Safety Committee Meeting – Health & Safety Fair October 7th
• MotivateMe health and wellness program recognition lunch
• Human Resources 2023 budget preparation
• CPR/AED/First Aid training scheduling
• Updating Human Resources materials with new logo (ongoing)
• Updating (44) Expired Driver’s Licenses

Current Positions Available

Full-Time

Table with 4 columns: Position, Date Open, Applicants, Status. Rows include Police Officer (1), Police Clerk, Public Works Maintenance Worker, and Recreation Supervisor.

Part-Time

Table with 4 columns: Position, Date Open, Applicants, Status. Row includes Front Desk Attendant.

Seasonal

Table with 4 columns: Position, Date Open, Applicants, Status. Row includes Public Works Maintenance.



HUMAN RESOURCES

Promotions

- None

Recently Filled Positions

- None

September Anniversaries

<u>Name</u>	<u>Department</u>	<u>Years of Service</u>
Kari Boardman	ADMIN	18
Melissa Strader	FIN	12
Joe Welch	P&R	4

MUNICIPAL DIVISION SUMMARY REPORTING FORM

I. COURT INFORMATION	Municipality: GRAIN VALLEY	Reporting Period: August, 2022
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V. DISBURSEMENTS

Excess Revenue (minor traffic and municipal ordinance violations, subject to the excess revenue percentage limitation)		Other Disbursements cont.	
		<i>IN CODE</i>	
Fines - Excess Revenue	\$ 0.00		\$
Clerk Fee - Excess Revenue	\$ 0.00		\$
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Excess Revenue	\$ 0.00		\$
Bond forfeitures (paid to city) - Excess Revenue	\$ 0.00		\$
Total Excess Revenue	\$ 0.00		\$
Other Revenue (non-minor traffic and ordinance violations not subject to the excess revenue percentage limitation)			\$
Fines - Other	\$ 1,109.00		\$
Clerk Fee - Other	\$ 60.00		\$
Judicial Education Fund (JEF) <input checked="" type="checkbox"/> Court does not retain funds for JEF	\$ 0.00		\$
Peace Officer Standard and Training (POST) Commission surcharge	\$ 5.00		\$
Crime Victims Compensation (CVC) Fund surcharge - Paid to State	\$ 35.65		\$
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Other	\$ 1.48		\$
Law Enforcement Training (LET) Fund surcharge	\$ 9.37		\$
Domestic Violence Shelter surcharge	\$ 16.00		\$
Inmate Prisoner Detainee Security Fund surcharge	\$ 0.00		\$
Sheriff's Retirement Fund (SRF) surcharge	\$ 0.00		\$
Restitution	\$ 38.00		\$
Parking ticket revenue (including penalties)	\$ 0.00		\$
Bond forfeitures (paid to city) - Other	\$ 0.00		\$
Total Other Revenue	\$ 1,274.50	Total Other Disbursements	\$ 0.00
Other Disbursements: Enter below additional surcharges and/or fees not listed above. Designate if subject to the excess revenue percentage limitation. Examples include, but are not limited to, arrest costs, witness fees, and board bill/jail costs.		Total Disbursements of Costs, Fees, Surcharges and Bonds Forfeited	\$ 1,274.50
	\$	Bond Refunds	\$ 0.00
	\$	Total Disbursements	\$ 1,274.50

MUNICIPAL DIVISION SUMMARY REPORTING FORM
Instructions for directions and term definitions. Complete a report each month even if there has not been any court activity

JURISDICTION INFORMATION		Contact information same as last report <input type="checkbox"/>	
Municipality: GRAIN VALLEY		Reporting Period: August, 2022	
Billing Address: 711 MAIN		Software Vendor: Tyler Technologies	
Physical Address: 711 MAIN		County JACKSON	Circuit: 16
Telephone Number: (816) 847-6240		Fax Number: (816) 847-6209	
Prepared By: Kari Boardman	E-mail Address kboardman@cityofgrainvalley.org		iNotes <input type="checkbox"/>
Municipal Judge(s): SUSAN WATKINS		Prosecuting Attorney: JEREMY COVER	

II. MONTHLY CASELOAD INFORMATION	Alcohol & Drug related Traffic	Other Traffic	Non-Traffic Ordinance
A. Cases (citations / informations) pending at start of month	76	1,764	336
B. Cases (citations / informations) filed	0	0	0
C. Cases (citations / informations) disposed			
1. jury trial (Springfield, Jefferson County, and St. Louis County only)	0	0	0
2. court / bench trial - GUILTY	0	0	0
3. court / bench trial - NOT GUILTY	0	0	0
4. plea of GUILTY in court	0	7	2
5. Violations Bureau Citations (i.e., written plea of guilty) and bond forfeitures by court order (as payment of fines / costs)	0	0	1
6. dismissed by court	0	0	3
7. nolle prosequi	0	0	0
8. certified for jury trial(not heard in the Municipal Division)	0	0	0
9. TOTAL CASE DISPOSITIONS	0	7	6
D. Cases (citations / informations) pending at end of month [pending caseload = (A + B) - C9]	76	1,757	330
E. Trial de Novo and / or appeal applications filed	0	0	0

III. WARRANT INFORMATION (pre- & post-disposition)	IV. PARKING TICKETS
1. # Issued during reporting period	4
2. # Served/withdrawn during reporting period	12
3. # Outstanding at end of reporting period	441
<input type="checkbox"/> Court staff does not process parking tickets	

MUNICIPAL DIVISION SUMMARY REPORTING FORM

Refer to instructions for directions and term definitions. Complete a report each month even if there has not been any court activity.

<u>I. COURT INFORMATION</u>		Municipality: GRAIN VALLEY	Reporting Period: Aug 3, 2022 - Sep 9, 2022	
Mailing Address: 711 MAIN STREET, GRAIN VALLEY, MO 64029				
Physical Address: 711 MAIN STREET, GRAIN VALLEY, MO 64029			County: Jackson County	Circuit: 16
Telephone Number:		Fax Number:		
Prepared by: KARI BOARDMAN		E-mail Address:		
Municipal Judge:				
<u>II. MONTHLY CASELOAD INFORMATION</u>				
		Alcohol & Drug Related Traffic	Other Traffic	Non-Traffic Ordinance
A. Cases (citations/informations) pending at start of month		5	89	107
B. Cases (citations/informations) filed		3	61	29
C. Cases (citations/informations) disposed				
1. jury trial (Springfield, Jefferson County, and St. Louis County only)		0	0	0
2. court/bench trial - GUILTY		0	0	0
3. court/bench trial - NOT GUILTY		0	0	0
4. plea of GUILTY in court		0	13	2
5. Violations Bureau Citations (i.e. written plea of guilty) and bond forfeiture by court order (as payment of fines/costs)		0	7	0
6. dismissed by court		0	0	2
7. <i>nolle prosequi</i>		0	0	0
8. certified for jury trial (not heard in Municipal Division)		0	0	0
9. TOTAL CASE DISPOSITIONS		0	21	4
D. Cases (citations/informations) pending at end of month [pending caseload = (A+B)-C9]		8	129	132
E. Trial de Novo and/or appeal applications filed		0	0	0
<u>III. WARRANT INFORMATION (pre- & post-disposition)</u>		<u>IV. PARKING TICKETS</u>		
1. # Issued during reporting period	20	1. # Issued during period	0	
2. # Served/withdrawn during reporting period	8	<input type="checkbox"/> Court staff does not process parking tickets		
3. # Outstanding at end of reporting period	39			

MUNICIPAL DIVISION SUMMARY REPORTING FORM

COURT INFORMATION	Municipality: GRAIN VALLEY	Reporting Period: Aug 3, 2022 - Sep 9, 2022
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<u>V. DISBURSEMENTS</u>			
Excess Revenue (minor traffic and municipal ordinance violations, subject to the excess revenue percentage limitation)		Other Disbursements: Enter below additional surcharges and/or fees not listed above. Designate if subject to the excess revenue percentage limitation. Examples include, but are not limited to, arrest costs and witness fees.	
Fines - Excess Revenue	\$2,016.50	Court Automation	\$155.91
Clerk Fee - Excess Revenue	\$231.27	Total Other Disbursements	\$155.91
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Excess Revenue	\$7.13	Total Disbursements of Costs, Fees, Surcharges and Bonds Forfeited	\$3,233.50
Bond forfeitures (paid to city) - Excess Revenue	\$0.00	Bond Refunds	\$0.00
Total Excess Revenue	\$2,254.90	Total Disbursements	\$3,233.50
Other Revenue (non-minor traffic and ordinance violations, not subject to the excess revenue percentage limitation)			
Fines - Other	\$466.50		
Clerk Fee - Other	\$36.00		
Judicial Education Fund (JEF) <input checked="" type="checkbox"/> Court does not retain funds for JEF	\$0.00		
Peace Officer Standards and Training (POST) Commission surcharge	\$22.28		
Crime Victims Compensation (CVC) Fund surcharge - Paid to State	\$158.80		
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Other	\$1.11		
Law Enforcement Training (LET) Fund surcharge	\$46.00		
Domestic Violence Shelter surcharge	\$92.00		
Inmate Prisoner Detainee Security Fund surcharge	\$0.00		
Restitution	\$0.00		
Parking ticket revenue (including penalties)	\$0.00		
Bond forfeitures (paid to city) - Other	\$0.00		
Total Other Revenue	\$822.69		