



Agenda

Neighborhood Planning and Development Committee

Chairperson Ryana Parks-Shaw

Vice Chair Eric Bunch

Councilmember Nathan Willett

Councilmember Melissa Patterson Hazley

Tuesday, July 16, 2024

1:30 PM

26th Floor, Council Chamber

Webinar Link: <https://us02web.zoom.us/j/84530222968>

PUBLIC OBSERVANCE OF MEETINGS

Members of the City Council may attend this meeting via videoconference.

Any closed session may be held via teleconference.

The public can observe this meeting at the links provided below.

Applicants and citizens wishing to participate have the option of attending each meeting or they may do so through the videoconference platform ZOOM, using this link:

<https://us02web.zoom.us/j/84530222968>

*****Public Testimony is Limited to Two Minutes*****

*****BEGINNING OF CONSENTS*****

Director of City Planning & Development

[240540](#)

Sponsor: Director of City Planning and Development Department

Approving the plat of I-49 Commerce Center, Second Plat, an addition in Jackson County, Missouri, on approximately 48 acres generally located at the northwest corner of East 155th Street and Hardesty Avenue, creating two lots and one tract for the purpose of an industrial development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2024-00009)

Director of City Planning & Development

[240521](#) Sponsor: Director of City Planning and Development Department

Approving the plat of KCI 29 Logistics Park Second Plat, an addition in Platte County, Missouri, on approximately 209 acres generally located at northeast corner of Mexico City Avenue and N.W. 132nd Street, creating three lots and two tracts for the purpose of an industrial development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2024-00007)

END OF CONSENTS

Director of Health

[240541](#) Sponsor: Director of Health Department

Authorizing the Director of Health to execute a \$343,666.00 contract amendment with the University of Missouri Kansas City for Violence Prevention Fund Evaluation Services from previously appropriated funds; and authorizing the Director of Health to extend the term of the contract to increase or decrease the total contract dollar amount upon need and appropriation without further Council approval.

Director of Health

[240555](#) Sponsor: Director of Health Department

Accepting and approving a one-year contract with the Missouri Department of Health and Senior Services to provide funding for children and youth with special health care needs; estimating and appropriating the additional sum of \$123,000.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

Director of Health

[240562](#) Sponsor: Director of Health Department

Authorizing the Director of Health to execute a \$150,000.00 contract amendment for Community Wellness Ambassador Program services from previously appropriated funds; and authorizing the Director of Health to extend the term of the contracts or increase or decrease the total contract dollar amounts upon need and appropriation without further Council approval.

Director of Health

[240514](#) Sponsor: Director of Health Department

Accepting and approving a grant award from the U.S. Department of Justice to provide funding for a community care program to support youth success; estimating and appropriating a total of \$450,000.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

Director of Health

[240549](#) Sponsor: Director of Health Department

Accepting and approving a grant award with the Missouri Department of Health and Senior Services to provide funding for the City's Public Health Preparedness program; and estimating and appropriating the sum of \$334,562.00.

Director of Health

[240511](#) Sponsor: Director of Health Department

Accepting and approving a grant award with the Missouri Department of Health and Senior Services to provide funding for the City's Cities Readiness program; estimating and appropriating the sum of \$190,160.00, not previously appropriated, in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

Director of Health

[240548](#) Sponsor: Director of Health Department

Accepting and approving a \$62,647.00 grant amendment from the Missouri Department of Health and Senior Services for developing and implementing programs tailored to ending the Human Immunodeficiency Virus (HIV) epidemic in the Kansas City, Missouri area; and estimating and appropriating the sum of \$62,647.00; and recognizing this ordinance as having an accelerated effective date.

Director of Health

[240561](#) Sponsor: Director of Health Department

Accepting and approving a one-year grant award amendment in the amount of \$3,200,164.00 from the U.S. Department of Health and Human Services to provide funding for Ryan White Part A and Minority AIDS Initiative services in Kansas City, Missouri, estimating and appropriating the sum of \$3,200,164.00 in the Ryan White HIV/AIDS Fund; authorizing the Director of Health to execute contract amendments for Ryan White Part A and Minority AIDS Initiative Services from previously appropriated funds; authorizing the Director of Health to extend the term of the contracts or increase or decrease the total contract dollar amounts upon need and appropriation without further Council approval; and recognizing this ordinance as having an accelerated effective date.

Director of City Planning & Development

[240564](#) Sponsor: Director of City Planning and Development Department

Approving a development plan on about 2.4 acres in District B3-3 generally located at N.W. Tiffany Springs Parkway and Interstate 29 to allow for the construction of a hotel. (CD-CPC-2024-00019) ***Held until 7/30/24***

Director of City Planning & Development

[240565](#) Sponsor: Director of City Planning and Development Department

Approving a development plan on about 1.1 acres in Districts M1-5 and B4-5 generally located at the northeast corner of E. 16th Street and Holmes Street to allow for the construction of a residential mixed-use building. (CD-CPC-2024-00012)

Lucas

[240566](#) Sponsor: Mayor Quinton Lucas

Rezoning an area of about 23.40 acres with the common address of 4520 Benton Boulevard, generally bounded by Agnes Avenue on the west, Emanuel Cleaver II Boulevard on the south, Indiana Avenue on the east, and East 45th Street on the north, from District R-2.5 to District UR, and approving a development plan. (CD-CPC-2024-00063). ***Held until 7.23.24***

Robinson and Patterson Hazley

[240569](#) Sponsor(s): Councilmembers Melissa Robinson and Melissa Patterson Hazley

Rezoning an area of about 50 acres generally located at Raytown Road and Blue Ridge Cutoff from Districts M1-5, R-7.5 and B3-2 to District MPD, and approving an MPD preliminary development plan which serves as a preliminary plat for a manufactured home community consisting of one lot and two tracts. (CD-CPC-2024-00018)

Patterson Hazley

[240572](#) Sponsor: Councilmember Melissa Patterson Hazley

Directing the City Manager to negotiate and enter into a contract with a non-profit organization to improve the efficiency, affordability, and durability of homes in disinvested neighborhoods.

Held until 7/23/2024

Rea

[240573](#) Sponsor: Councilperson Crispin Rea

RESOLUTION - Directing the City Manager to develop and implement an emergency response plan in response to life-threatening situations in multi-unit apartment buildings involving circumstances that may endanger health and safety; and report back to Council within 90 days.

Rea

[240574](#) Sponsor: Councilmember Crispin Rea

RESOLUTION - Directing the City Manager to develop and implement an administrative regulation adopting heat index guidelines for City employees within 30 days.

Rea

[240575](#) Sponsor: Councilmember Crispin Rea

Amending Chapter 34, Code of Ordinances by repealing Section 34-834 and enacting in lieu thereof a new section of like number and subject matter.

HELD IN COMMITTEE

Bunch

[240411](#) Sponsor: Councilmember Eric Bunch

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-354, Marijuana Facilities, and enacting in lieu thereof a new section of like number and subject matter for the purpose of requiring a distance of 1,500 feet between marijuana dispensary facilities and to allow such facilities to remain open until midnight; and amending Section 88-810 by adding definitions applicable to marijuana uses.

Rogers and Patterson Hazley

[240434](#) Sponsor: Councilmember Wes Rogers

Amending Chapter 18, Article XIV, Section 18-367, Code of Ordinances, entitled "Adoption of International Energy Conservation Code (2021); amendments," by providing an additional path of compliance that accomplishes Strategies B-2 and B-3 of the 2022 Climate Protection & Resiliency Plan through a nationally recognized system for calculating a home's energy performance; allowing for previously approved building plans to be approved under the additional compliance path; and providing a method to further improve energy performance over time.

Held until 7/23/24

Bunch

[240504](#) Sponsor: Councilman Eric Bunch

Approving the 2024 Action Plan for the Community Development Block Grant (CDBG), HOME Investment Partnership Program (HOME), the Emergency Solution Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA); providing a substantial amendment to the Five Year Consolidated Plan 2022-2026 in accordance with the National Affordable Housing Act of 1990, as amended; and authorizing submittal to HUD.

Director of City Planning & Development

[240524](#) Sponsor: Director of City Planning and Development Department

Approving a development plan on about 60 acres, which also serves as a preliminary plat, for an industrial development in District M2-3 generally located at 10951 N. Congress Avenue. (CD-CPC-2024-00038) ***Held until 7.23.24***

SEMI-ANNUAL DOCKET

The listing of Semi-Annual Docket items are provided this week for informational purposes only. Please see the City Clerk's Office for full listing.

ADDITIONAL BUSINESS

1. Public hearing regarding the establishment of the proposed West Bottoms Central Community Improvement District.
2. Land Development Division Transition Update ***Held until 7.23.24***
3. There may be a general discussion regarding current Neighborhood Planning and Development Committee issues.

4. Closed Session

- Pursuant to Section 610.021 subsection 1 of the Revised Statutes of Missouri to discuss legal matters, litigation, or privileged communications with attorneys;
- Pursuant to Section 610.021 subsection 2 of the Revised Statutes of Missouri to discuss real estate;
- Pursuant to Section 610.021 subsections 3 and 13 of the Revised Statutes of Missouri to discuss personnel matters;
- Pursuant to Section 610.021 subsection 9 of the Revised Statutes of Missouri to discuss employee labor negotiations;
- Pursuant to Section 610.021 subsection 11 of the Revised Statutes of Missouri to discuss specifications for competitive bidding;
- Pursuant to Section 610.021 subsection 12 of the Revised Statutes of Missouri to discuss sealed bids or proposals; or
- Pursuant to Section 610.021 subsection 17 of the Revised Statutes of Missouri to discuss confidential or privileged communications with auditors.

5. Those who wish to comment on proposed ordinances can email written testimony to public.testimony@kcmo.org. Comments received will be distributed to the committee and added to the public record by the clerk.

The city provides several ways for residents to watch City Council meetings:

- Livestream on the city's website at www.kcmo.gov
- Livestream on the city's YouTube channel at <https://www.youtube.com/watch?v=3hOublg4fok>
- Watch Channel 2 on your cable system. The channel is available through Time Warner Cable (channel 2 or 98.2), AT&T U-verse (channel 99 then select Kansas City) and Google Fiber on Channel 142.
- To watch archived meetings, visit the City Clerk's website and look in the Video on Demand section: http://kansascity.granicus.com/ViewPublisher.php?view_id=2

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- Watch Channel 2 on your cable system. The channel is available through Time Warner Cable (channel 2 or 98.2), AT&T U-verse (channel 99 then select Kansas City) and Google Fiber on Channel 142.
- To watch archived meetings, visit the City Clerk's website and look in the Video on Demand section: http://kansascity.granicus.com/ViewPublisher.php?view_id=2

The City Clerk's Office now has equipment for the hearing impaired for use with every meeting. To check out the equipment please see the secretary for each committee. Be prepared to leave your Driver's License or State issued Identification Card with the secretary and she will give you the equipment. Upon returning the equipment your license will be returned.

Adjournment



File #: 240540

ORDINANCE NO. 240540

Sponsor: Director of City Planning and Development Department

Approving the plat of I-49 Commerce Center, Second Plat, an addition in Jackson County, Missouri, on approximately 48 acres generally located at the northwest corner of East 155th Street and Hardesty Avenue, creating two lots and one tract for the purpose of an industrial development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2024-00009)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the plat of I-49 Commerce Center, Second Plat, a subdivision in Jackson County, Missouri, a true and correct copy of which is attached hereto and incorporated herein by reference, is hereby approved.

Section 2. That the plat granting and reserving unto Kansas City an easement and license or right to locate, construct, operate and maintain facilities including, but not limited to, water, gas, sewerage, telephone, cable TV, surface drainage, underground conduits, pad mounted transformers, service pedestals, any and all of them upon, over, under and along the strips of land outlined and designated on the plat by the words utility easement or U/E be and the same are

hereby accepted and where other easements are outlined and designated on the plat for a particular purpose, be and the same are hereby accepted for the purpose as therein set out.

Section 3. That the grades of the streets and other public ways set out on the plat, herein accepted are hereby established at the top of curb, locating and defining the grade points which shall be connected by true planes or vertical curves between such adjacent grade points, the elevations of which are therein given, in feet above the City Directrix.

Section 4. That the Director of City Planning and Development is hereby authorized to execute a Covenant to Maintain Stormwater and BMP Agreement, to be in a form substantially as that attached hereto as Exhibit A and incorporated herein by reference.

Section 5. That the Director of City Planning and Development is hereby authorized to execute and/or accept any and all agreements necessary to clear the title of any right of way, utility easements or other public property dedicated on the plat.

Section 6. That the City Clerk is hereby directed to facilitate the recordation of this ordinance, together with the documents described herein and all other relevant documents, when the Developer has met all of the requirements for the plat to be released for recording, in the Office of the Recorder of Deeds of Jackson County, Missouri.

Section 7. That the Council finds that the City Plan Commission has duly recommended its approval of this plat on June 5, 2024.

..end

Approved as to form:

Eluard Alegre
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240540

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Approving the plat of I-49 Commerce Center, Second Plat, an addition in Jackson County, Missouri, on approximately 48 acres generally located at the northwest corner of East 155th Street and Hardesty Avenue, creating two (2) lots and one (1) tract for the purpose of an industrial development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2024-00009)

Discussion

Creating 2 Lots and 1 Tract for a industrial Development.

Please see the CPC Staff Report for full discussion and analysis.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Not applicable as this is an ordinance authorizing the subdivision of land. .
3. How does the legislation affect the current fiscal year?
Not applicable as this is an ordinance authorizing the subdivision of land.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
Not applicable as this is an ordinance authorizing the subdivision of land.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Not applicable as this is an ordinance authorizing the subdivision of land.

Office of Management and Budget Review
(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as this ordinance has no fiscal impact.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.
 - Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
 -

Prior Legislation

CONTROLLING CASE: Case No. CD-AA-2024-00016 – Approved a Minor Amendment to Ordinance 220448 which rezoned an area of about 105 acres generally located at the northwest corner of E. 155th Street and I-49 (approximately 1,000 feet west) from Districts M1-5 and R-80 to District M2-5, and approving a development plan which also serves as a preliminary plat, to allow for 1.3 million square foot of office and warehouse development on three lots and one tract.

RELEVANT CASES: Case No. CD-CPC-2022-00019 and CD-CPC-2022-00025- Ordinance 220448, approved by City Council on May 26, 2022, approved a rezoning an area of about 105 acres

generally located at the northwest corner of E. 155th Street and I-49 (approximately 1,000 feet west) from Districts M1-5 and R-80 to District M2-5, and approved a development plan which also serves as a preliminary plat, to allow for 1.3 million square foot of office and warehouse development on three lots and one tract.

Service Level Impacts

Not applicable as this is an ordinance authorizing the subdivision of land.

Other Impacts

1. What will be the potential health impacts to any affected groups?
Not applicable as this is an ordinance authorizing the subdivision of land.
2. How have those groups been engaged and involved in the development of this ordinance?
Not applicable as this is an ordinance authorizing the subdivision of land.
3. How does this legislation contribute to a sustainable Kansas City?
Not applicable as this is an ordinance authorizing the subdivision of land.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Not applicable as this is an ordinance authorizing the subdivision of land.
[Click or tap here to enter text.](#)
5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
Not applicable as this is an ordinance authorizing the subdivision of land.
6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Not applicable as this is an ordinance authorizing the subdivision of land.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240521

ORDINANCE NO. 240521

Sponsor: Director of City Planning and Development Department

Approving the plat of KCI 29 Logistics Park Second Plat, an addition in Platte County, Missouri, on approximately 209 acres generally located at northeast corner of Mexico City Avenue and N.W. 132nd Street, creating three lots and two tracts for the purpose of an industrial development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2024-00007)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the plat of KCI 29 Logistics Park Second Plat, a subdivision in Platte County, Missouri, a true and correct copy of which is attached hereto and incorporated herein by reference, is hereby approved.

Section 2. That the plat granting and reserving unto Kansas City an easement and license or right to locate, construct, operate and maintain facilities including, but not limited to, water, gas, sewerage, telephone, cable TV, surface drainage, underground conduits, pad mounted transformers, service pedestals, any and all of them upon, over, under and along the strips of land outlined and designated on the plat by the words utility easement or U/E be and the same are

hereby accepted and where other easements are outlined and designated on the plat for a particular purpose, be and the same are hereby accepted for the purpose as therein set out.

Section 3. That the grades of the streets and other public ways set out on the plat, herein accepted are hereby established at the top of curb, locating and defining the grade points which shall be connected by true planes or vertical curves between such adjacent grade points, the elevations of which are therein given, in feet above the City Directrix.

Section 4. That the Director of City Planning and Development is hereby authorized to execute a Covenant to Maintain Storm Water Agreement, to be in a form substantially as that attached hereto as Exhibit A and incorporated herein by reference.

Section 5. That the Director of City Planning and Development is hereby authorized to execute and/or accept any and all agreements necessary to clear the title of any right of way, utility easements or other public property dedicated on the plat.

Section 6. That the City Clerk is hereby directed to facilitate the recordation of this ordinance, together with the documents described herein and all other relevant documents, when the Developer has met all of the requirements for the plat to be released for recording, in the Office of the Recorder of Deeds of Platte County, Missouri.

Section 7. That the Council finds that the City Plan Commission has duly recommended its approval of this plat on June 5, 2024.

..end

Approved as to form:

Eluard Alegre
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240521

Submitted Department/Preparer: City Planning

Revised 11/01/23

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Approving the plat of KCI 29 Logistics Park Second Plat, an addition in Platte County, Missouri, on approximately 209 acres generally located at northeast corner of Mexico City Avenue and N.W. 132nd Street, creating three lots and two tracts for the purpose of industrial development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2024-00007)

Discussion

Please see the City Plan Commission Staff Report for detail information. No waivers or deviations from the Zoning and Development Code are request.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Not applicable as this is a zoning ordinance authorizing the subdivision of subject property.
3. How does the legislation affect the current fiscal year?
Not applicable as this is a zoning ordinance authorizing the subdivision of subject property
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
The proposed ordinance authorizes construction of public infrastructure. Once completed, the infrastructure will be accepted by the city and become the City's responsibility to maintain.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

The ordinance authorizes the subdivision of land which would not generate revenue. Future development of the land may generate revenue.

Office of Management and Budget Review

(OMB Staff will complete this section.)

- 1. This legislation is supported by the general fund. Yes No
- 2. This fund has a structural imbalance. Yes No
- 3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as this ordinance has no fiscal impact.

Citywide Business Plan (CWBP) Impact

- 1. View the [FY23 Citywide Business Plan](#)
- 2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
- 3. Which objectives are impacted by this legislation (select all that apply):
 - Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.
 - Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
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Prior Legislation

Case No. CD-CPC-2022-00097 – Ordinance No. 220882 passed by City Council on October 6th, 2022, rezoned about 2,136 acres from Districts M1-5 and AG-R to District MPD.

Service Level Impacts

Not applicable as this is a zoning ordinance authorizing the subdivision of land.

Other Impacts

1. What will be the potential health impacts to any affected groups?
Not applicable as this is a zoning ordinance authorizing the subdivision of land.
2. How have those groups been engaged and involved in the development of this ordinance?
Not applicable as this is a zoning ordinance authorizing the subdivision of land.
3. How does this legislation contribute to a sustainable Kansas City?
Not applicable as this is a zoning ordinance authorizing the subdivision of land.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Not applicable as this is a zoning ordinance authorizing the subdivision of land.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Not applicable as this is a zoning ordinance authorizing the subdivision of land

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240541

ORDINANCE NO. 240541

Sponsor: Director of Health Department

Authorizing the Director of Health to execute a \$343,666.00 contract amendment with the University of Missouri Kansas City for Violence Prevention Fund Evaluation Services from previously appropriated funds; and authorizing the Director of Health to extend the term of the contract to increase or decrease the total contract dollar amount upon need and appropriation without further Council approval.

WHEREAS, UMKC is the only local university that has an accredited criminology program, facilitated by the expertise of renowned researchers and relevant degree-seekers; and

WHEREAS, UMKC’s Department of Criminal Justice and Criminology, which includes Drs. Ken Novak and Marijana Kotlaja, has an established relationship with the Kansas City Police Department and the City of Kansas City, Missouri; NOW, THEREFORE;

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the Director of Health is authorized to execute a contract amendment with the University of Missouri Kansas City, for \$343,666.00, for a total contract amount not to exceed \$1,655,150.00 for the provision of evaluation services for the Violence Prevention Fund. A copy of the contract amendment, in substantial form, is on file with the Director of Health.

Section 2. That the Director of Health is hereby authorized to expend a sum of \$343,666.00 from funds previously appropriated to the following accounts:

25-2000-501905-B	Blueprint for Violence Prev	\$343,666.00
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Section 3. That the Director is hereby authorized to extend the term of this contract without further Council approval and that the Director is also hereby authorized to amend this contract to increase or decrease the total contract dollar amount contingent upon the need and availability of appropriated funds.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise

unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240541

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Authorizing the Director of Health to execute contract amendment for Violence Prevention Fund Evaluation Services from previously appropriated funds, and authorizing the Director of Health to extend the term of the contracts or increase/decrease the total contract dollar amounts upon need and appropriation without further Council approval.

Discussion

Adding additional funds in the amount of \$343,666.00 to support neighborhood surveys in Years 1 & 5 of the contract.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Violence Prevention Fund

25-2000-501905
3. How does the legislation affect the current fiscal year?
This legislation expends previously appropriated funding in the amount of \$343,666.00 in the Violence Prevention Fund.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Delivers a return on investment.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

Sufficient appropriations to cover this expenditure as of 6/18/24.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Ord. # 230160 – Waiving the limitations established by the Fund Balance and Reserve Policy in section 2-1954 of the Code of Ordinances; establishing Fund No. 2000, the Violence Prevention and Intervention Fund on the books of the City; appropriating \$30,000,000.00 from the Unappropriated Fund Balance of the General Fund; estimating revenue in the amount of \$30,000,000.00 in the Violence Prevention and Intervention Fund; appropriating \$30,000,000.00 from the Unappropriated Fund Balance of the Violence Prevention and Intervention Fund; establishing that the City's Health Commission shall advise and make recommendations to the Mayor and Council

regarding the use of the Blueprint for Violence Prevention Fund; and recognizing this ordinance as having an accelerated effective date.

Ord. # 230716 - Authorizing the Director of Health to execute a five-year sole source contract with the University of Missouri Kansas City for Violence Prevention Fund Evaluation Services from previously appropriated funds.

Service Level Impacts

With the adoption of ordinance 230160, the City Council made a historic 5-year investment in violence prevention. This comes with a considerable need for evaluation to determine which violence prevention efforts are impactful, and which should be discontinued.

Other Impacts

1. What will be the potential health impacts to any affected groups?
Residents within KCMO's neighborhoods most impacted by violence will benefit from data-driven initiatives that work together to reduce violence.
2. How have those groups been engaged and involved in the development of this ordinance?
Council members representing each City Council district reported the need for expert evaluation of the initiatives funded by the violence prevention fund.
3. How does this legislation contribute to a sustainable Kansas City?
Evaluation ensures that only the most effective programs are continued, thereby ensuring stewardship of funds.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)
5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
Contract previously reviewed by CREO.
6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240555

ORDINANCE NO. 240555

Sponsor: Director of Health Department

Accepting and approving a one-year contract with the Missouri Department of Health and Senior Services to provide funding for children and youth with special health care needs; estimating and appropriating the additional sum of \$123,000.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, this funding is to provide services for children who are at increased risk of chronic physical, developmental, behavioral, or emotional conditions who require health-related services beyond that required by children generally; and

WHEREAS, this funding is to assist children and families to identify when to access necessary services and supports to increase healthcare options and to partner with community-based systems to assist in transitions in all aspects of life; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That a contract between the City of Kansas City, Missouri, acting through its Director of Health, and the Missouri Department of Health and Senior Services, whereby the Missouri Department of Health and Senior Services will provide funding for children and youth with special health care needs for the period of July 1, 2024 through June 30, 2025, for total amount not to exceed \$123,000.00, is hereby accepted and approved. A copy of the contract, in substantial form, is attached hereto and made a part hereof by reference.

Section 2. That additional revenue in the following account of the Health Grants Fund is hereby estimated in the following amount:

25-2480-500001-472880-G50542626B	CYSHCN	\$123,000.00
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Section 3. That the additional sum of \$269,687.00 is hereby appropriated from the Unappropriated Fund Balance of the Health Grants Fund in the following accounts:

25-2480-505426-A-G50542626B	CYSHCN	\$116,844.00
25-2480-505426-C-G50542626B	CYSHCN	<u>6,156.00</u>
	TOTAL	\$123,000.00

Section 4. That the Director of Health is hereby authorized to expend the sum of \$123,000.00 from funds appropriated to Account No. 25-2480-505426-G50542626B for the contract.

Section 5. That this Ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money, and shall take effect in accordance with that section.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240555

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Accepting and approving a one-year contract with the Missouri Department of Health and Senior Services to provide funding for children and youth with special health care needs; estimating and appropriating the additional sum of \$123,000.00, not previously appropriated, in the Health Grants Fund; designating requisitioning authority; and recognizing this ordinance as having an accelerated effective date.

Discussion

This funding from the Missouri Department of Health and Senior Services funds coordination services for children and youth with special health care needs who live in the following counties: Jackson, Cass, Clay, Platte, and Ray.

The purpose of this contract is to provide services for individuals from birth to age twenty-one (21) who have or are at an increased risk for a medical condition that may hinder their normal physical growth and development and who require more medical services than children and youth generally. The Program focuses on early identification and service coordination for individuals who meet medical eligibility guidelines. The program acts as a payer of last resort, and as such provides limited funding for medically necessary diagnostic and treatment services for individuals whose families also meet financial eligibility guidelines. This contract allows the Health Department to fund one (1) full-time Service Coordinator position.

The Kansas City, MO Children and Youth with Special Health Care Needs program provided service coordination services for seventy-five (75) families from July 2023 to June 2024.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Health Grants Fund

25-2480-505426-G50542626B – Children and Youth with Special Health Care Needs

3. How does the legislation affect the current fiscal year?
This legislation approves, estimates, and appropriates a grant award in the current fiscal year.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
This legislation leverages outside funding.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

This legislation estimates revenue sufficient to cover the additional appropriation.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.

- Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
- Ensure all residents have safe, accessible, quality housing by reducing barriers.
- Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Service Level Impacts

The Children and Youth with Special Health Care Needs program ensures that children and youth who have a diagnosis of a special health care need are provided with with early identification and integration of supportive resources. Early identification and integration of resources enhances the best possible health outcomes with the greatest degree of independence for individuals diagnosed with a special health care need.

Other Impacts

1. What will be the potential health impacts to any affected groups?

The Children and Youth with Special Health Care Needs program partners with participants and their families to achieve coordinated, ongoing, and comprehensive care within a medical home which provides for successful transitions into adulthood.

2. How have those groups been engaged and involved in the development of this ordinance?

N/A

3. How does this legislation contribute to a sustainable Kansas City?

The Children and Youth with Special Health Care Needs program partners with participants and their families to achieve coordinated, ongoing, and comprehensive care within a medical home which provides for successful transitions into adulthood.

4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Accepting a grant award.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240562

ORDINANCE NO. 240562

Sponsor: Director of Health Department

Authorizing the Director of Health to execute a \$150,000.00 contract amendment for Community Wellness Ambassador Program services from previously appropriated funds; and authorizing the Director of Health to extend the term of the contracts or increase or decrease the total contract dollar amounts upon need and appropriation without further Council approval.

WHEREAS, every Spring, the Kansas City Health Department recruits a new group of Community Wellness Ambassadors (CWAs) to take important information into their communities; and

WHEREAS, Ambassadors are placed throughout the city to reach residents in every council district, including Spanish speaking ambassadors for our Hispanic and LatinX communities; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the Director of Health is authorized to execute a contract amendment with Community Capital Fund, for \$150,000.00, for a total contract amount not to exceed \$460,000.00 for the provision of the community wellness ambassador program services to be paid from funds appropriated in Account No. 25-2330-512170-618560. A copy of the contract, in substantial form, is on file with the Director of Health.

Section 2. That the Director is hereby authorized to extend the term of this contract without further Council approval and that the Director is also hereby authorized to amend this contract to increase or decrease the total contract dollar amount contingent upon the need and availability of appropriated funds.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240562

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Authorizing the Director of Health to execute contract amendment for Community Wellness Ambassador Program services from previously appropriated funds, and authorizing the Director of Health to extend the term of the contracts or increase/decrease the total contract dollar amounts upon need and appropriation without further Council approval.

Discussion

Adding additional funds in the amount of \$150,000.00 to support another year of the Community Wellness Ambassadors Program.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Health Levy

25-2330-512170-618560
3. How does the legislation affect the current fiscal year?
Encumbers an additional \$150,000.00 from the Health Levy.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Deliver a return on investment.

Office of Management and Budget Review

(OMB Staff will complete this section.)

- 1. This legislation is supported by the general fund. Yes No
- 2. This fund has a structural imbalance. Yes No
- 3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

The ordinance uses appropriations in the FY25 Budget

Citywide Business Plan (CWBP) Impact

- 1. View the [Adopted 2025-2029 Citywide Business Plan](#)
- 2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
- 3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

N/A

Service Level Impacts

This ordinance will ensure that more citizens are aware of the different services that the Health Department offers.

Other Impacts

1. What will be the potential health impacts to any affected groups?
More citizens will be aware of health outcomes and health department services.
2. How have those groups been engaged and involved in the development of this ordinance?
N/A
3. How does this legislation contribute to a sustainable Kansas City?
n/a
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)
5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
Contract previously reviewed by CREO.
6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)
7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240514

ORDINANCE NO. 240514

Sponsor: Director of Health Department

Accepting and approving a grant award from the U.S. Department of Justice to provide funding for a community care program to support youth success; estimating and appropriating a total of \$450,000.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, the U.S. Department of Justice has awarded the City \$450,000.00 for creating a community care program to support youth success from the OJJDP FY2023 Building Local Continuums of Care to Support Youth Success grant allocation; and

WHEREAS, the Health Department will be the project administrator for this grant;
NOW, THEREFORE;

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That a grant award from the U.S. Department of Justice that will provide funding for a community care program to support youth success in Kansas City, Missouri, for the period beginning January 1, 2024 through June 30, 2025, for an additional amount of \$450,000.00, is hereby accepted and approved. A copy of the grant, in substantial form, is on file with the Director of Health.

Section 2. That the revenue in the amount of \$450,000.00 is hereby estimated in the following account of the Health Grants Fund:

25-2480-500001-478295-G50508625	Department of Justice Grant	\$450,000.00
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Section 3. That the sum of \$450,000.00 is hereby appropriated in the following account of the Health Grants Fund:

25-2480-505086-A-G50508625	DOJ Youth Success Grant	\$163,125.00
25-2480-505086-B-G50508625	DOJ Youth Success Grant	283,275.00
25-2480-505086-C-G50508625	DOJ Youth Success Grant	<u>3,600.00</u>
	TOTAL	\$450,000.00

Section 4. That the Director of Health is hereby designated requisitioning authority for the following Account No. 25-505086-G50508625.

Section 5. That this Ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money, and shall take effect in accordance with that section.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240514

Submitted Department/Preparer: Health

Revised 11/01/23

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Accepting and approving a grant award from the US Department of Justice to provide funding for a community care program to support youth success; estimating and appropriating a total of \$450,000.00 in the Health Grants Fund; designating requisitioning authority; and recognizing this ordinance as having an accelerated effective date.

Discussion

There are more than 7,500 violent crimes committed in Kansas City annually and youth in Kansas City, particularly Jackson County, are significantly impacted by this disproportionate violent crime rate. On average, more than 590 juveniles aged 10 to 17 are arrested by the Kansas City Police Department and referred to Jackson County Family Court each year. This equates to a juvenile crime rate of 1,967 per 100,000 youth ages 10 to 17, more than 60% higher than the national rate. The funds will support research and planning of a continuum of care that is designed to identify youth at highest risk and deliver a coordinated schedule of personalized services that deter them from criminal behavior and redirect them towards positive life outcomes.

The City of Kansas City, Missouri (KCMO) Health Department's Aim4Peace Program (A4P) has been working to reduce violence in KCMO the east patrol using the Cure Violence Model for 15 years. Aim4Peace has achieved success, in designated areas, in reducing shootings and homicides with its violence case management and mediation services, particularly with high risk individuals. Aim4Peace programming aims to remove barriers to access and opportunity for the targeted BIPOC communities served. Aim4Peace program will be the support to develop the Planning Council and see this project through.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?

3. How does the legislation affect the current fiscal year?
Increase revenues and appropriations by \$450,000.00
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Leverage outside funding

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

This legislation estimates revenue sufficient to cover the additional appropriations.

Citywide Business Plan (CWBP) Impact

1. View the [FY23 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Public Safety (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Engage the community and community partners to reimagine the system of public safety with a focus on evidence-based approaches for crime prevention, treatment of mental health, emergency response time, and the criminal justice system.
 - Focus on violence prevention among all age groups, placing an emphasis on youth.
 - Increase fairness, justice, and responsiveness of our municipal criminal justice system to support the best possible outcome for offenders and victims of crime.

- Reduce recidivism through prevention, deterrence, including detention, and re-entry services.
- Enhance employee recruitment, succession planning, and retention in the police and fire departments with a continued emphasis on diversity.
-

Prior Legislation

Service Level Impacts

Other Impacts

1. What will be the potential health impacts to any affected groups?
It will focus on providing preventative services to help guide young people on a path of healthy living.

2. How have those groups been engaged and involved in the development of this ordinance?
This grant will gather a group of stakeholders to develop the project.

3. How does this legislation contribute to a sustainable Kansas City?
It offers long term changes in the juvenile justice system to improve the lives of young people in Kansas City.

4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
Accepting a grant.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240549

ORDINANCE NO. 240549

Sponsor: Director of Health Department

Accepting and approving a grant award with the Missouri Department of Health and Senior Services to provide funding for the City’s Public Health Preparedness program; and estimating and appropriating the sum of \$334,562.00.

WHEREAS, the Public Health Preparedness (“PHP”) program allows for the planning, maintenance, and sustainability of the Kansas City Health Department’s (“KCHD”) response capability and capacity so that the KCHD can effectively manage all types of public health emergencies using an “all hazard” approach; and

WHEREAS, the PHP program allows for the development and execution of plans for mass sheltering, mass patient care, large venue public health events and clinics; and

WHEREAS, the PHP program operations allows the KCHD to actively respond with local, regional, and national first responder (Police Fire, EMS) agencies in a coordinated response to events that may have a public health impact; and

WHEREAS, the program supports and maintains the KCHD’s 24/7/365 duty officer notification system allowing the KCHD to receive, process, and respond to public health requests of an emergent nature; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That an amendment for a twelve-month grant award between the City of Kansas City, Missouri, acting through its Director of Health (the “Director”), and the Missouri Department of Health and Senior Services (“DHSS”), whereby DHSS will provide additional funding for the City’s Public Health Preparedness program, which supports public health preparedness capabilities, promotes and prepares resilient communities, and enhances the ability to respond to and recover from all-hazards in the Kansas City, Missouri area, for a period beginning July 1, 2024 through June 30, 2025, for an amount not to exceed \$335,464.00 is hereby accepted and approved. A copy of the award, in substantial form, is on file with the Director.

Section 2. That revenue in the following account of the Health Grants Fund is hereby estimated in the following amount:

25-2480-500001-475560-G50245026 Public Health Emergency \$334,562.00

Section 3. That the sum of \$334,562.00 is hereby appropriated from the Unappropriated Fund Balance of the Health Grants Fund in the following accounts:

25-2480-505409-A-G50245026	Public Health Emergency	\$242,348.00
25-2480-505409-B-G50245026	Public Health Emergency	62,000.00
25-2480-505409-C-G50245026	Public Health Emergency	<u>30,214.00</u>
	TOTAL	\$334,562.00

Section 4. That the Director is hereby designated as requisitioning authority for Account No. 25-2480-505409-G50245026 and is authorized to expend the sum of \$334,562.00 from funds previously appropriated to the accounts.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240549

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Accepting and approving a grant award with the Missouri Department of Health and Senior Services to provide funding for the City's Public Health Preparedness program; estimating and appropriating the sum of \$334,562.00, not previously appropriated, in the Health Grants Fund, and designating requisitioning authority.

Discussion

The PHP (base) program allows for the planning, maintenance, and sustainability of the Kansas City Health Department's (KCHD) response capability and capacity so that the KCHD can effectively manage all types of Public Health emergencies using an "all hazard" approach.

It allows for the development and execution of plans for mass sheltering, mass patient care, large venue public health events and clinics.

PHP program operations also the KCHD to actively respond with local, regional, and national first responder (Police Fire, EMS) agencies in a coordinated response to events that may have a Public Health impact.

The program supports and maintains the KCHD's 24/7/365 Duty Officer notification system allowing the KCHD to receive, process, and respond to public health requests of an emergent nature.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No

2. What is the funding source?
Health Grants Fund

25-2480-505409-G50245026

3. How does the legislation affect the current fiscal year?

Increases revenue and appropriations by \$334,562.00

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.

N/A

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

This legislation leverages outside funding.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

This legislation estimates revenue sufficient to cover the additional appropriation.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
- Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Click or tap here to enter text.

Service Level Impacts

The receipt of this contract's funding allows the KCHD to continue its planning and response efforts, which better prepares the department for a response to a public health emergency in an effective and efficient manner using an all-hazards approach. Having such plans developed helps not only the longer-term operations of the department but also enhances the day-to-day operations of the KCHD.

Operational plans, equipment and supplies that are developed/procured from these funds continue to be relied upon and enhance everyday operations at the KCHD.

Other Impacts

1. What will be the potential health impacts to any affected groups?

All citizens and visitors of the City of Kansas City will benefit from the enhanced abilities that are developed by the KCHD during a public health emergency.

2. How have those groups been engaged and involved in the development of this ordinance?

Click or tap here to enter text.

3. How does this legislation contribute to a sustainable Kansas City?

This funding will assist in the continuation of emergency public health preparedness and response functions to the citizens, businesses, and visitors of the city.

4. Does this legislation create or preserve new housing units?

No (Press tab after selecting)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Accepting a grant award.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240511

ORDINANCE NO. 240511

Sponsor: Director of Health Department

Accepting and approving a grant award with the Missouri Department of Health and Senior Services to provide funding for the City’s Cities Readiness program; estimating and appropriating the sum of \$190,160.00, not previously appropriated, in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, the Cities Readiness Initiative works to enhance and expand the public health response capacity while building a more focused approach to large scale medication dispensing and vaccination operations; NOW, THEREFORE;

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That an amendment for a twelve-month grant award between the City of Kansas City, Missouri, acting through its Director of Health (the “Director”), and the Missouri Department of Health and Senior Services (“DHSS”), whereby DHSS will provide additional funding for the City’s Cities Readiness program, which supports public health preparedness capabilities, promotes and prepares resilient communities, and enhances the ability to respond to and recover from all-hazards in the Kansas City, Missouri area, for a period beginning July 1, 2024 through June 30, 2025, for an amount not to exceed \$190,160.00, is hereby accepted and approved. A copy of the award, in substantial form, is on file with the Director.

Section 2. That revenue in the following account of the Health Grants Fund is hereby estimated in the following amount:

25-2480-500001-477255-G50501425	Cities Readiness Initiative	\$190,160.00
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Section 3. That the sum of \$190,160.00 is hereby appropriated from the Unappropriated Fund Balance of the Health Grants Fund in the following accounts:

25-2480-505014-A-G50501425	Cities Readiness Initiative	\$153,732.00
25-2480-505014-B-G50501425	Cities Readiness Initiative	21,205.00
25-2480-505014-C-G50501425	Cities Readiness Initiative	<u>15,223.00</u>
	TOTAL	\$190,160.00

Section 4. That the Director of Health is hereby authorized to expend the sum of \$190,160.00 from funds appropriated to Account No. 25-2480-505014-G50501425 for the contract.

Section 5. That this Ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money, and shall take effect in accordance with that section.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240511

Submitted Department/Preparer: Health

Revised 11/01/23

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Accepting and approving a grant award with the Missouri Department of Health and Senior Services to provide funding for the City's Cities Readiness program; estimating and appropriating the sum of \$190,160.00, not previously appropriated, in the Health Grants Fund; designating requisitioning authority; and recognizing this ordinance as having an accelerated effective date.

Discussion

Since public health threats are always present, being prepared to prevent, respond, and rapidly recover from these types of events can save lives and protect the safety of our citizens.

This grant funding helps cover the planning functions and equipment needed to develop two unique public health operations, each of which focuses on different planning functions.

The Cities Readiness Initiatives builds off the Public Health Preparedness base program in the effort to enhance and expand the public health response capacity while building a more focused approach to large scale medication dispensing and vaccination operations.

CRI program measures and evaluates the KCHD's plan regarding its ability to provide mass medication dispensing to the entire City of Kansas City's population within 24-48 hours.

Dispensing operations focus on the concepts of "Open" and "Closed" Points of Dispensing (POD)

Open PODS are those large scale public focused operations while Closed PODS are those operations that are pre-arranged with large business and or other organizations.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No

2. What is the funding source?
25-2480-505014-G50501425 – CRI
Health Grants Fund

3. How does the legislation affect the current fiscal year?
This legislation accepts, estimates, and appropriates a grant award in the amount of \$190,160.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Leverages outside funding

Office of Management and Budget Review
(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

This legislation estimates revenue and appropriates a grant award.

Citywide Business Plan (CWBP) Impact

1. View the [FY23 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.

- Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Service Level Impacts

The receipt of this contract's funding allows the KCHD to continue its planning and response efforts, which better prepares the department for a response to a public health emergency in an effective and efficient manner using an all-hazards approach. Having such plans developed helps not only the longer-term operations of the department but also enhances the day-to-day operations of the KCHD.

Operational plans, equipment and supplies that are developed/procured from these funds continue to be relied upon and enhance everyday operations at the KCHD

Other Impacts

1. What will be the potential health impacts to any affected groups?
All citizens and visitors of the City of Kansas City will benefit from the enhanced abilities that are developed by the KCHD during a public health emergency.

2. How have those groups been engaged and involved in the development of this ordinance?
No

3. How does this legislation contribute to a sustainable Kansas City?
This funding will assist in the continuation of emergency public health preparedness and response functions to the citizens, businesses, and visitors of the city

4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:

Accepting a grant

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240548

ORDINANCE NO. 240548

Sponsor: Director of Health Department

Accepting and approving a \$62,647.00 grant amendment from the Missouri Department of Health and Senior Services for developing and implementing programs tailored to ending the Human Immunodeficiency Virus (HIV) epidemic in the Kansas City, Missouri area; and estimating and appropriating the sum of \$62,647.00; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, ending the HIV Epidemic (“EHE”) campaign seeks to reduce new HIV infections through a four pillar approach focused on diagnosing, treating, preventing, and responding to potential outbreaks; and

WHEREAS, EHE grant activities will include Pre-Exposure Prophylaxis (PrEP) resources and navigation, HIV testing in non-clinical/non-traditional settings, and increasing linkages to care; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That a grant award amendment between the City of Kansas City, Missouri, acting through its Director of Health (the “Director”), and the Missouri Department of Health and Senior Services for developing and implementing programs that are focused on diagnosing, treating, preventing, and responding to potential HIV outbreaks in the Kansas City, Missouri area for the period beginning August 1, 2023, through July 31, 2024, for an amount not to exceed \$62,647.00, for a total award amount of \$751,758.00, is hereby accepted and approved. A copy of the grant award agreement, in substantial form, is on file with the Director.

Section 2. That revenue in the following account of the Health Grants Fund is hereby estimated in the following amount:

25-2480-500001-472620-G50543725	Ending the HIV Epidemic	\$62,647.00
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Section 3. That the sum of \$62,647.00 is hereby appropriated from the Unappropriated Fund Balance of the Health Grants Fund in the following account:

25-2480-505437-B-G50543725	Ending the HIV Epidemic	\$62,647.00
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Section 4. That the Director of Health is hereby authorized to expend the additional sum of \$62,647.00 from funds previously appropriated to Account No. 25-2480-505437-G50543725 for the aforesaid contract.

Section 5. That this Ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money, and shall take effect in accordance with that section.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240548

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Accepting and approving a \$62,647.00 grant amendment from the Missouri Department of Health and Senior Services for developing and implementing programs tailored to ending the Human Immunodeficiency Virus (HIV) epidemic in the Kansas City, Missouri area, estimating and appropriating the sum of \$62,647.00, not previously appropriated, in the Health Grants Fund, designating requisitioning authority, and recognizing this ordinance as having an accelerated effective date.

Discussion

The Ending the HIV Epidemic campaign seeks to reduce new HIV infections through a four pillar approach focused on diagnosing, treating, preventing, and responding to potential outbreaks. In CY2021 the Kansas City Transitional Grant Area identified 201 new cases of HIV. The goal of the Ending the HIV Epidemic is a 75% reduction in new HIV infections over the initial 5 year period and at least a 90% reduction in 10 years.

EHE grant activities will include Pre-Exposure Prophylaxis (PrEP) resources and navigation, HIV testing in non-clinical/non-traditional settings, and increasing linkages to care.

The funding builds upon the Kansas City Health Department's HIV Prevention and Care services and improves the city's preparedness to identify and treat new infections rapidly. The Ending the HIV Epidemic plan enables the HIV Services Program to increase testing and diagnostic efforts, create new collaborative partnerships, and support community based programs and interventions. Preventing the spread of disease impacts the economic vitality, social, and environmental quality of the Kansas City community. Promoting and protecting citizens of Kansas City is the goal of all public health programs. All individuals and especially those with high risk factors need regular HIV screenings, access to preventative medicine, and the ability to start treatment rapidly when an infection occurs.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No

2. What is the funding source?
Health Grants Fund
25-2480-505437-G50543725
3. How does the legislation affect the current fiscal year?
This legislation approves, estimates, and appropriates a grant award in the current fiscal year.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
This legislation leverages outside funding.

Office of Management and Budget Review
(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

This legislation estimates revenue sufficient to cover the additional appropriation.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.

- Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
- Ensure all residents have safe, accessible, quality housing by reducing barriers.
- Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Service Level Impacts

Activities from the EHE grant reduce HIV infections through the creation of a network of PreExposure Prophylaxis (PrEP) navigators, engagement in harm reduction strategies and education, and empower the community to protect themselves and others from HIV and other STIs. HIV testing efforts through the grant's testing in non-clinical settings help our community identify new cases of HIV and rapidly connect those persons newly diagnosed with HIV to core medical and support services.

Other Impacts

1. What will be the potential health impacts to any affected groups?

All HIV Prevention grant funds focus efforts on specific vulnerable populations that are at highest risk for HIV including African American Females, African American Men who Have Sex with Men, members of the LatinX community, and White Men who Have Sex with Men. Targeted outreach and testing to those communities helps address and reduce health disparities in our community.

2. How have those groups been engaged and involved in the development of this ordinance?

The Kansas City Region has an active Integrated Prevention and Care Planning Council with a HIV Prevention Subcommittee. The Planning Council and the Prevention Sub Committee meet monthly and members for both include various stakeholders and consumers. Furthermore, The specific contracts for the EHE activities mentioned above also often employ members of the target populations.

3. How does this legislation contribute to a sustainable Kansas City?

HIV Prevention activities reduce the spread of HIV in the community and improves quality of Kansas City Residents. The grant funds will help foster a healthier and safer community. Federal Investments in public health such as HIV Prevention and EHE grants also reduce the local burden to provide safety net services and care.

4. Does this legislation create or preserve new housing units?

No (Press tab after selecting)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Accepting a grant award.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240561

ORDINANCE NO. 240561

Sponsor: Director of Health Department

Accepting and approving a one-year grant award amendment in the amount of \$3,200,164.00 from the U.S. Department of Health and Human Services to provide funding for Ryan White Part A and Minority AIDS Initiative services in Kansas City, Missouri, estimating and appropriating the sum of \$3,200,164.00 in the Ryan White HIV/AIDS Fund; authorizing the Director of Health to execute contract amendments for Ryan White Part A and Minority AIDS Initiative Services from previously appropriated funds; authorizing the Director of Health to extend the term of the contracts or increase or decrease the total contract dollar amounts upon need and appropriation without further Council approval; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, Ryan White Part A and Minority AIDS Initiative funds provide core medical and related support services to improve access and reduce disparities in health outcomes in metropolitan areas hardest hit by HIV/AIDS; and

WHEREAS, the KC Transitional Grant Area Ryan White Continuum of Care provided core medical and support services for 2664 individuals in calendar year 2023; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That a one-year grant award amendment in the amount of \$3,200,164.00 between the City of Kansas City, Missouri, acting through its Director of Health, and the U.S. Department of Health and Human Services, Division of Health Resources and Services Administration (HRSA), acting through its Director of Administration, whereby HRSA will provide funding for persons living with HIV/AIDS in the eleven county KC-TGA (Transitional Grant Area) for a period beginning March 1, 2024 through February 28, 2025, for a total grant award amount not to exceed \$4,522,996.00, is hereby accepted and approved. A copy of the award, in substantial form is attached hereto and made a part hereof by reference.

Section 2. That revenue in the following accounts of the Ryan White HIV/AIDS Fund is hereby estimated in the following amounts:

25-2730-500001-479740-G50244825	Ryan White Part A	\$2,997,334.00
25-2730-500001-479880-G50501925	Minority AIDS Initiative	<u>202,830.00</u>
	TOTAL	\$3,200,164.00

Section 3. That the sum of \$3,200,164.00 is hereby appropriated from the Unappropriated Fund Balance of the Ryan White HIV/AIDS Fund in the following accounts:

25-2730-505003-A-G50244825	Ryan White Part A	\$ 367,757.00
25-2730-505003-B-G50244825	Ryan White Part A	2,614,577.00
25-2730-505003-C-G50244825	Ryan White Part A	15,000.00
25-2730-505019-A-G50501925	Minority AIDS Initiative	30,221.00
25-2730-505019-B-G50501925	Minority AIDS Initiative	<u>172,609.00</u>
	TOTAL	\$3,200,164.00

Section 4. That the Director of Health is hereby authorized to expend the sum of \$2,997,334.00 from funds previously appropriated to Account No. 25-2730-505003-G50244825, \$202,830.00 from funds previously appropriated to Account No. 25-2730-505019-G50501925 for the aforesaid contract.

Section 5. That the Director of Health is authorized to execute contract amendments with the below vendors for the listed amounts for the provision of Ryan White Part A, and Minority AIDS Initiative Services in the Kansas City, Missouri area to be paid from funds appropriated in Account Nos. 25-2730-505003-G50244825 and 25-2730-505019-G50501925. A copy of the contracts, in substantial form, are on file with the Director of Health.

Vendor	Service	Current Contract Amt.	Amendment Amt.	Total Contract Amt.
Vivent Health	Case Management	\$972,427.00	\$180,247.00	\$1,152,674.00
Kansas City Care Clinic	Case Management	\$1,124,887.00	\$365,478.00	\$1,490,365.00
Truman Medical Center dba University Health	Case Management	\$1,221,911.00	\$355,587.00	\$1,577,498.00
University of Kansas Hospital Authority	Case Management	\$899,675.00	\$339,326.00	\$1,239,001.00
Kansas City Care Clinic	Early Intervention Services	\$725,307.00	\$224,449.00	\$949,756.00
Kansas City Care Clinic	Primary Care	\$543,943.00	\$165,706.00	\$709,649.00
Truman Medical Center dba University Health	Primary Care	\$877,390.00	\$243,343.00	\$1,120,733.00
NextGen Practice Solutions dba HSI	Primary Care - FFS	\$635,529.00	\$58,394.00	\$693,923.00
reStart, Inc.	Housing Assistance	\$417,321.00	\$117,300.00	\$534,621.00
TOTALS:		\$7,418,390.00	\$2,049,830.00	\$9,468,220.00

Section 6. That the Director is hereby authorized to extend the term of this contract without further Council approval and that the Director is also hereby authorized to amend this contract to increase or decrease the total contract dollar amount contingent upon the need and availability of appropriated funds.

Section 7. That this Ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money, and shall take effect in accordance with that section.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240561

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Accepting and approving a one-year grant award amendment in the amount of \$3,200,164.00 from the U.S. Department of Health and Human Services to provide funding for Ryan White Part A and Minority AIDS Initiative services in Kansas City, Missouri, estimating and appropriating the sum of \$3,200,164.00, not previously appropriated, in the Ryan White HIV/AIDS Fund, designating requisitioning authority, authorizing the Director of Health to execute contract amendments for Ryan White Part A and Minority AIDS Initiative Services from previously appropriated funds, authorizing the Director of Health to extend the term of the contracts or increase/decrease the total contract dollar amounts upon need and appropriation without further Council approval, and recognizing this ordinance as having an accelerated effective date.

Discussion

Ryan White Part A/MAI funds provide core medical and related support services to improve access and reduce disparities in health outcomes in metropolitan areas hardest hit by HIV/AIDS. The Kansas City Transitional Grant Area (KC-TGA) qualifies as one of those metropolitan areas due to the level of incidence of HIV within the eleven county region. To qualify, a metropolitan area must average 1,000 new cases of HIV over the previous five year period.

Service area consist of Cass, Clay, Clinton, Jackson, Platte, Lafayette, and Ray counties in MO and Johnson, Leavenworth, Miami, and Wyandotte counties in KS. Kansas City Health Department acts as the Administrator for all Ryan White Part A/MAI Programing in the KC-TGA.

The KC-TGA Ryan White Continuum of Care provided core medical and support services for 2664 individuals in calendar year 2023. Services will be contracted out to sub-recipient agencies to provide the community with outpatient/ambulatory medical care, oral health services, Medical Case Management, Early Intervention Services, Referral for Healthcare Support Services, Mental Health/Substance Abuse treatment, Health Education, Housing services, and other professional services. The comprehensive system of care is monitored for the quality, programmatic and fiscal integrity by the Kansas City Missouri Health Department, HIV Services Division.

Ryan White funding is appropriated annually by Congress. The awards for Part A are split into formula and supplemental funds. Formula funds are awarded based on the number of new cases of HIV/AIDS in the funded service area. Supplemental funds are awarded based on demonstrated need and quality of

local plans in the annual application. The KC-TGA has received Part A Ryan White funding for over 25 years.

MAI funding is used to improve access to HIV care and health outcomes for racial and ethnic minority populations disproportionately affected by HIV.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Ryan White HIV/AIDS Fund

Ryan White: 25-2730-505003-G50244825
MAI: 25-2730-505019-G50501925
3. How does the legislation affect the current fiscal year?
This legislation approves, estimates, and appropriates a grant award in the current fiscal year.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
N/A
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
This legislation leverages outside funding.

Office of Management and Budget Review (OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

This legislation estimates revenue sufficient to cover the additional appropriation.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)

2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)

3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Service Level Impacts

Ryan White Program Part A and MAI ensure that low income residents living with HIV have access to life saving medical treatment and support services that empower individuals to overcome barriers to care. Impacts on public health from Ryan White program can be seen in both unmet need (indicating 2 HIV medical care visits each year) and Viral Load Suppression for those engaged vs not engaged with the Ryan White Program. In the KC-TGA of those enrolled in Ryan White services 8.1% had an unmet need and 11.8% were not virally suppressed compared to the overall population of persons with HIV in the jurisdiction with 19.9% unmet need and 27.7% not virally suppressed (SOURCE CY20 Surveillance data). When individuals with HIV are virally suppressed they are unable to transmit HIV to others and thus the Ryan White programs also impact the community by preventing the spread of HIV.

Other Impacts

1. What will be the potential health impacts to any affected groups?

Impact to overall persons living with HIV will include better health outcomes as described above and improved quality of life. Populations disproportionately impacted by the HIV epidemic include men who have sex with men, men and

women of color, transgender women, and intravenous drug users. Minority AIDS Initiative funding is used to serve the following populations in the KC-TGA:

*Young Men who have Sex with Men of Color (AA/Black & Hisp/Lat), Ages 13-29

* African American/Black Males & Females, Non-MSM, Ages 13-44

*Transgender People of Color (AA/Black & Hisp/Lat), All Ages

2. How have those groups been engaged and involved in the development of this ordinance?

The Kansas City- TGA has an active Integrated HIV Prevention and Care Planning Council composed of various stakeholders in the community including 33% of the membership persons living with HIV, including members of the groups described above. Planning Council makes decisions on appropriations and is provided ongoing reporting from KCHD to monitor progress and impact of the funding.

3. How does this legislation contribute to a sustainable Kansas City?

Prevents the spread of HIV and improves quality of life for those living with HIV. Federal Investments in public health such as Ryan White also reduce the local burden to provide safety net services and care.

4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Accepting a grant award.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240564

ORDINANCE NO. 240564

Sponsor: Director of City Planning and Development Department

Approving a development plan on about 2.4 acres in District B3-3 generally located at N.W. Tiffany Springs Parkway and Interstate 29 to allow for the construction of a hotel. (CD-CPC-2024-00019) ***Held until 7/30/24***

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That a development plan in District B3-3 (Community Business (Dast 3)), generally located at N.W. Tiffany Springs Parkway and Interstate 29, and more specifically described as follows:

Tract A of the certain lot split survey of Lots 12D, 12E and 12F, Executive Hills North, Blocks 12 and 26, Kansas City, Platte County, Missouri more particularly described as follows: Beginning at the southwest corner of said lot split, thence North 13 degrees 32 minutes 44 seconds East, a distance of 512.96 feet; thence North 25 degrees 46 minutes 55 seconds East, a distance of 54.91 feet to a point on the southerly right-of-way line of Tiffany Springs Parkway said point also being a point of curvature; thence continuing with said southerly right-of-line of Tiffany Springs Parkway, on a curve to the right, having a radius of 272.00 feet, a central angle of 15 degrees 26 minutes 25 seconds, an initial tangent bearing South 72 degrees 36 minutes 33 seconds East, an arc distance of 73.38 feet; thence continuing with said southerly right-of-line of Tiffany Springs Parkway, South 57 degrees 00 minutes 00 seconds East, a distance of 146.18 feet to a point of curvature said point also being on the westerly right-of-line of North Polo Drive; thence continuing with said westerly right-of-line of North Polo Drive, on a curve to the right, having a radius of 35.00 feet, a central angle of 53 degrees 28 minutes 54 seconds, an initial tangent bearing of South 27 degrees 18 minutes 29 seconds East, an arc distance of 32.67 feet; thence on a curve to left, having a radius of 734.67 feet, a central angle of 29 degrees 56 minutes 16 seconds, an arc distance of 375.91 feet; thence South 88 degrees 18 minutes 00 seconds West, a distance of 246.12 feet to the point of beginning. The above described tract contains 103,622 square feet or 2.38 acres.

is hereby approved, subject to the following conditions:

1. All signage shall conform to 88-445 and shall require a sign permit prior to

installation.

2. The developer shall screen all roof and/or ground mounted mechanical and utility equipment in compliance with 88-425-08.
3. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that street trees have been installed in accordance with the approved street tree planting plan and are healthy prior to a certificate of occupancy.
4. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that all landscaping required of the approved plan has been installed in accordance with the plan and is healthy prior to a certificate of occupancy.
5. The developer shall submit an affidavit, prepared by an engineer licensed in the State of Missouri, verifying that all outdoor lighting has been installed in accordance with approved plans and that lighting levels do not exceed that shown on the approved lighting plan at the property lines prior to a certificate of occupancy.
6. The developer shall apply for and receive approval of a variance to 88-323-02-B-2, prior to a certificate of occupancy. Should a variance be denied by the Board of Zoning Adjustment the developer shall revise the plans to be compliant with the Zoning and Development Code.
7. A deviation to the lot and building standards for O and B Districts (Table 120-2) to allow for a 60 foot tall building is hereby approved.
8. The developer shall submit plans for grading, siltation, and erosion control to the Land Development Division for review and acceptance, provide a copy of the Storm Water Pollution Prevention (SWPP) plan submitted to the Missouri Department of Natural Resources (MDNR) and secure a site disturbance permit for any proposed disturbance area equal to one acre or more prior to beginning any construction activities.
9. The developer shall submit verification of vertical and horizontal sight distance for the drive connection to public right-of-way to the Land Development Division and make improvements to ensure local jurisdiction and/or minimum AASHTO adequate sight distance standards are met, prior to issuance of any certificate of occupancy.
10. The developer shall submit a letter to the Land Development Division from a licensed civil engineer, licensed architect, or licensed landscape architect, who is registered in the State of Missouri, that identifies sidewalks, curbs, and gutters in disrepair as defined by Public Works Department's "OUT OF REPAIR

CRITERIA FOR SIDEWALK, DRIVEWAY AND CURB revised 11/5/2013" and based on compliance with Chapters 56 and 64, Code of Ordinances, for the sidewalks, curbs, and gutters where said letter shall identify the quantity and location of sidewalks, curbs, and gutters that need to be constructed, repaired, or reconstructed to remedy deficiencies and/or to remove existing approaches no longer needed by this project. The developer shall secure permits to repair or reconstruct the identified sidewalks, curbs, and gutters as necessary along all development street frontages as required by the Land Development Division and prior to issuance of any certificate of occupancy permits including temporary certificate of occupancy permits.

11. The developer shall submit a storm drainage analysis from a Missouri-licensed civil engineer to the Land Development Division, in accordance with adopted standards, including a BMP level of service analysis prior to approval and issuance of any building permits, and the developer shall secure permits to construct any improvements as required by the Land Development Division prior to issuance of any certificate of occupancy.
12. The developer shall obtain the executed and recorded City approved grading, temporary construction, drainage/sewer, or any other necessary easements from the abutting property owner(s) that may be required prior to submitting any public improvements crossing properties not controlled by the developer and include said document(s) within the public improvement applications submitted for permitting
13. The developer shall submit a streetscape plan for approval and permitting by the Land Development Division prior to beginning construction of the streetscape improvements in the public right-of-way, and construct ADA compliant ramps at all required locations where new private drives are being added, or where existing sidewalks are modified or repaired.
14. The developer shall grant a BMP and/or surface drainage easement to the City as required by the Land Development Division, prior to recording the plat or issuance of any building permits.
15. The developer shall submit an analysis to verify adequate capacity of the existing sewer system as required by the Land Development Division prior to issuance of a building permit to connect the private system to the public sewer main and depending on adequacy of the receiving system, make other improvements as may be required.
16. The developer shall pay impact fees as required by Chapter 39 of the City's Code of Ordinances, as required by the Land Development Division.
17. The developer shall meet the fire flow requirements as set forth in Appendix B of the project International Fire Code 2018. (IFC-2018 § 507.1)

18. Buildings equipped with a fire standpipe system shall have an operable fire hydrant within 100 feet of the Fire Department Connection (FDC). (IFC2018 § 507.5.1.1) All Fire Department Connections (FDC) shall be threaded connections, Storz connections are not allowed in the City of Kansas City, Missouri (IFC-2018 § 903.3.6; NFPA 13-2010 § 6.8.1).
19. A required Fire Department access roads shall be an all-weather surface. (IFC-2012: § 503.2.3) Fire Department access roads shall be provided prior to construction/demolition projects begin. (IFC-2018 § 501.4 and 3310.1; NFPA 241-2013 § 7.5.5) Required Fire Department access roads shall designed to support a fire apparatus with gross axle weight of 85,000 pounds. (IFC-2018: § 503.2.3) The turning radius for Fire Department access roads shall be 30 feet inside and 50 feet outside radius (IFC-2018: § 503.2.4) and shall provide fire lane signage on fire access drives.
20. Aerial fire apparatus access roads shall be provided for any building that is 30 feet in height or greater. Aerial fire apparatus roads are a minimum 26 feet wide, at least 15 feet away from the building but not more than 30 feet from the structure. (IFC-2018 § D105).
21. The developer shall have a water flow test done to ensure there is adequate water pressure to serve the development.
22. The developer shall ensure that water and fire service lines should meet current Water Services Department rules and regulations prior to a certificate of occupancy.
23. The developer shall obtain Kansa City Water Services Department approval of the final grading plan within the existing 24" transmission main easement along the west side of the property. The grading plan shall retain 5' min. cover and no more than 15' of cover. Follow the requirements of the existing water easement such as no structures within the easement. Storm drain pipes parallel to the water main shall be located a minimum of 10' away.
24. The developer shall grant a BMP easement to the City prior to issuance of any building permits.

A copy of said development plan is on file in the office of the City Clerk with this ordinance and is made a part hereof.

Section B. That the Council finds and declares that before taking any action on the proposed amendment and development plan hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Ahna Nanoski, AICP
Secretary, City Plan Commission

Approved as to form:

Sarah Baxter
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240564

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Approving a development plan to allow for the construction of a hotel (lodging) in district B3-3 on about 2.4 acres generally located at NW Tiffany Springs Parkway and Interstate 29. (CD-CPC-2024-00019)

Discussion

The proposed development plan is for a hotel with 109 rooms, gym, indoor pool, and associated parking lot. There is a future trail proposed on the western side of the lot. The property is located on NW Tiffany Springs, an established Parkway.

Due to the proximity to the parkway parking is not allowed in the front yard. The applicant will be required to receive approval from the Board of Zoning Adjustment to allow for parking in the front yard (Condition 6). The applicant is also requesting approval of a deviation to the allowed height in district B3-3 to allow for a 60' (foot) tall building (Condition 7).

The applicant completed public engagement as required by the Zoning and Development Code. The public meeting summary form and sign in sheet are attached to the staff report packet.

The applicant was required to submit revised plans prior to the submittal of an ordinance request per condition 6 of the City Plan Commission Disposition Letter. The ordinance request has been updated to reflect the required plans were submitted.

The City Plan Commission recommended approval with conditions at the meeting on June 18, 2024.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Not applicable as this is a zoning ordinance authorizing the physical development of the property.
3. How does the legislation affect the current fiscal year?

Not applicable as this is a zoning ordinance authorizing the physical development of the property.

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
The proposed ordinance authorizes the construction of public infrastructure. Once completed the infrastructure will be accepted by the city and become the City's responsibility to maintain.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
This ordinance authorizes the physical development of the subject property, which may generate revenue.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as this ordinance has no fiscal impact.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.

- Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
-

Prior Legislation

Ordinance No. 951109 – City Council moved to hold the application on the docket for an amendment to the ShoLodge GP-3 plan on October 19, 1995.

Service Level Impacts

No impacts expected.

Other Impacts

1. What will be the potential health impacts to any affected groups?
This zoning ordinance authorizes the development of a hotel which is not expected to have health impacts.
2. How have those groups been engaged and involved in the development of this ordinance?
This ordinance requires public engagement prior to a recommendation from City Plan Commission. The developer held a public engagement meeting on March 12, 2024.
3. How does this legislation contribute to a sustainable Kansas City?
This ordinance contributes to the economic growth of the city.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Private development does not require CREO review.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240565

ORDINANCE NO. 240565

Sponsor: Director of City Planning and Development Department

Approving a development plan on about 1.1 acres in Districts M1-5 and B4-5 generally located at the northeast corner of E. 16th Street and Holmes Street to allow for the construction of a residential mixed-use building. (CD-CPC-2024-00012)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That a development plan in Districts M1-5 (Manufacturing 1 (Dash 5)) and B4-5 (Heavy Business/Commercial (Dash 5)) generally located at northeast corner of E. 16th Street and Holmes Street, and more specifically described as follows:

Lots 911, 912, 913, 914, 915, 916, 917 and 918 except that part in public alley, Block 65, McGee's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

is hereby approved, subject to the following conditions:

1. All signage shall conform to 88-445 and shall require a sign permit prior to installation.
2. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that all landscaping required of the approved plan has been installed in accordance with the plan and is healthy prior to a certificate of occupancy.
3. The developer shall submit an affidavit, prepared by an engineer licensed in the State of Missouri, verifying that all outdoor lighting has been installed in accordance with approved plans and that lighting levels do not exceed that shown on the approved lighting plan at the property lines prior to a certificate of occupancy.
4. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that street trees have been installed in accordance with the approved street tree planting plan and are healthy prior to a certificate of occupancy.

5. The developer shall screen all roof and/or ground mounted mechanical and utility equipment in compliance with 88-425-08.
6. The developer shall continue to work with staff during the time of building permit to discuss architectural design to compliment the Crossroads District.
7. The developer shall identify the proposed location of addressing the building elevations at the time of building permit to ensure visibility for emergency personnel.
8. The developer shall submit plans for grading, siltation, and erosion control to the Land Development Division for review and acceptance, provide a copy of the Storm Water Pollution Prevention (SWPP) plan submitted to the Missouri Department of Natural Resources (MDNR) and secure a site disturbance permit for any proposed disturbance area equal to one acre or more prior to beginning any construction activities.
9. The developer shall submit verification of vertical and horizontal sight distance for the drive connection to public right-of-way to the Land Development Division and make improvements to ensure local jurisdiction and/or minimum AASHTO adequate sight distance standards are met, prior to issuance of any certificate of occupancy.
10. The developer shall obtain the executed and recorded City approved grading, temporary construction, drainage/sewer, or any other necessary easements from the abutting property owner(s) that may be required prior to submitting any public improvements crossing properties not controlled by the developer and include said document(s) within the public improvement applications submitted for permitting.
11. The developer shall submit a storm drainage analysis from a Missouri-licensed civil engineer to the Land Development Division evaluating proposed improvements and impact to drainage conditions. Since this project is within a "Combined Sewer Overflow" (CSO) district, the project shall be designed to retain rainfall of 1.5 inch depth over the disturbed area to simulate natural runoff conditions and reduce small storm discharge to the combined sewer system and manage the 10-year storm and 100-year storm per currently adopted APWA standards. The analysis shall be submitted prior to issuance of any building permits, and the developer shall secure permits to construct any improvements required by the Land Development Division prior to issuance of any certificate of occupancy.
12. The developer shall submit a streetscape plan for approval and permitting by the Land Development Division prior to beginning construction of the streetscape improvements in the public right-of-way, and construct ADA compliant ramps at

all required locations where new private drives are being added, or where existing sidewalks are modified or repaired.

13. The developer shall submit an analysis to verify adequate capacity of the existing sewer system as required by the Land Development Division prior to issuance of a building permit to connect the private system to the public sewer main and depending on adequacy of the receiving system, make other improvements as may be required.
14. The developer shall integrate into the existing streetlight system any relocated streetlights within the street right-of-way impacted by the new drive or approach entrances as required by the Land Development Division, and the relocated lights must comply with all adopted lighting standards.
15. The developer shall meet the fire flow requirements as set forth in Appendix B of the project International Fire Code 2018. (IFC-2018 § 507.1)
16. Buildings equipped with a fire standpipe system shall have an operable fire hydrant within 100 feet of the Fire Department Connection (FDC). (IFC2018 § 507.5.1.1). All Fire Department Connections (FDC) shall be threaded connections, Storz connections are not allowed in the City of Kansas City, Missouri (IFC-2018 § 903.3.6; NFPA 13-2010 § 6.8.1).
17. Fire hydrants shall be installed and operable prior to the arrival of any combustible building materials onto the site. (IFC-2018 § 501.4 and 3312.1; NFPA 241-2013 § 8.7.2). Fire hydrant distribution shall follow IFC-2018 Table C102.1.
18. Aerial fire apparatus access roads shall be provided for any building that is 30 feet in height or greater. Aerial fire apparatus roads are a minimum 26 feet wide, at least 15 feet away from the building but not more than 30 feet from the structure (IFC-2018 § D105) and shall provide fire lane signage on fire access drives.
19. The developer shall be responsible for dedication of parkland, private open space in lieu of parkland, or payment of cash-in-lieu of either form of dedication, or any combination thereof in accordance with 88-408. Should the developer choose to pay cash-in-lieu of dedicating all or a portion of the required area, the amount due shall be based upon the 2024 acquisition rate of \$64,220.18 per acre. This requirement shall be satisfied prior to a certificate of occupancy.
20. The developer shall submit a streetscape plan with street tree planting plan per 88-425-03 for approval and permitting by the Parks and Recreation Department's Forestry Division prior to beginning work in the public right-of-way
21. The developer shall have a water flow test done to ensure there is adequate water pressure to serve the development.

22. When an existing building is being renovated, is being changed in use or occupancy, or is undergoing a building addition, and the existing water service line(s) will be reused, the water service line(s) and related appurtenances shall meet the most current version of KC Water Rules and Regulations.

A copy of said development plan is on file in the office of the City Clerk with this ordinance and is made a part hereof.

Section B. That the Council finds and declares that before taking any action on the proposed amendment and development plan hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Diane Binckley, AICP
Secretary, City Plan Commission

Approved as to form:

Sarah Baxter
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240565

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Approving a development plan on about 1.1 acres to allow for the construction of a residential mixed-use building in Districts M1-5 and B4-5 generally located at the northeast corner of E 16th Street and Holmes Street. (CD-CPC-2024-00012)

Discussion

See staff report.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Not applicable as this is a zoning ordinance authorizing physical development on subject property.
3. How does the legislation affect the current fiscal year?
Not applicable as this is a zoning ordinance authorizing physical development on subject property.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
Not applicable as this is a zoning ordinance authorizing physical development on subject property.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Not applicable as this is a zoning ordinance authorizing physical development on subject property.

Office of Management and Budget Review
(OMB Staff will complete this section.)

- 1. This legislation is supported by the general fund. Yes No
- 2. This fund has a structural imbalance. Yes No
- 3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as there is no fiscal impact.

Citywide Business Plan (CWBP) Impact

- 1. View the [Adopted 2025-2029 Citywide Business Plan](#)
- 2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
- 3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

None

Service Level Impacts

No impact expected.

Other Impacts

- 1. What will be the potential health impacts to any affected groups?

This ordinance was not evaluated for potential health impacts.

2. How have those groups been engaged and involved in the development of this ordinance?

This project complies with the public engagement requirements in section 88-505-12.

3. How does this legislation contribute to a sustainable Kansas City?

This ordinance will authorize the development of 184 new dwelling units, with a portion being affordable. The development will utilize a vacant lot and increase the value of the property.

4. Does this legislation create or preserve new housing units?

Yes (Press tab after selecting)

Total Number of Units 184

Number of Affordable Units 36

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Privately funded development not utilizing City funds.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240566

ORDINANCE NO. 240566

Sponsor: Mayor Quinton Lucas

*Rezoning an area of about 23.40 acres with the common address of 4520 Benton Boulevard, generally bounded by Agnes Avenue on the west, Emanuel Cleaver II Boulevard on the south, Indiana Avenue on the east, and East 45th Street on the north, from District R-2.5 to District UR, and approving a development plan. (CD-CPC-2024-00063). ***Held until 7.23.24****

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A-1426, rezoning an area of about 23.40 acres with the common address of 4520 Benton Boulevard from District R-2.5 (Residential 2.5) to District UR (Urban Redevelopment) and approving a development plan, said section to read as follows:

Section 88-20A-1426. That an area legally described as:

All of Lot 1 of the Minor Subdivision recorded with the Jackson County, Missouri Recorder of Deeds on March 27, 2024 as Instrument Number 2024E0018905.

is hereby rezoned from District R-2.5 (Residential 2.5) to District UR (Urban Redevelopment), all as shown outlined on a map marked Section 88-20A-1426, which is attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and in accordance with Section 88-20 thereof. A copy of said development plan is on file in the office of the City Clerk with this ordinance and is made a part hereof.

Section B. That a development plan for the area legally described above is hereby approved, subject to the following conditions:

Section C. That the Council finds and declares that before taking any action on the proposed amendment and development plan hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

*Diane Binckley, AICP
Secretary, City Plan Commission*

Approved as to form:

*Sarah Baxter
Senior Associate City Attorney*



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240566

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Rezoning an area of about 23.40 acres with the common address of 4520 Benton Boulevard, generally bounded by Agnes Avenue on the west, Emanuel Cleaver II Boulevard on the south, Indiana Avenue on the east, and East 45th Street on the north, from District R-2.5 to District UR, and approving a development plan. (CD-CPC-2024-00063).

Discussion

This ordinance would rezone the property located at 4520 Benton Boulevard from a medium-density residential (R-2.5) district to an urban redevelopment (UR) district. Additionally, this ordinance would also approve the submitted development plan attached to this ordinance.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
No fiscal impact expected.
3. How does the legislation affect the current fiscal year?
No fiscal impact expected.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
No fiscal impact expected.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
No fiscal impact expected.

Office of Management and Budget Review

(OMB Staff will complete this section.)

- 1. This legislation is supported by the general fund. Yes No
- 2. This fund has a structural imbalance. Yes No
- 3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as no fiscal impact is expected.

Citywide Business Plan (CWBP) Impact

- 1. View the [Adopted 2025-2029 Citywide Business Plan](#)
- 2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
- 3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

Ordinance CS 240408 passed on 5/2/2024 authorized the sale of the subject project from the City to the applicant.

Service Level Impacts

N/A

Other Impacts

1. What will be the potential health impacts to any affected groups?
This ordinance was not evaluated for potential health impacts.
2. How have those groups been engaged and involved in the development of this ordinance?
Public Engagement per 88-505-12 was completed.
3. How does this legislation contribute to a sustainable Kansas City?
This ordinance will allow the construction of 290 new affordable residential units
4. Does this legislation create or preserve new housing units?
Yes (Press tab after selecting)

Total Number of Units 290
Number of Affordable Units 290

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:
[Click or tap here to enter text.](#)

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240569

ORDINANCE NO. 240569

Sponsor(s): Councilmembers Melissa Robinson and Melissa Patterson Hazley

Rezoning an area of about 50 acres generally located at Raytown Road and Blue Ridge Cutoff from Districts M1-5, R-7.5 and B3-2 to District MPD, and approving an MPD preliminary development plan which serves as a preliminary plat for a manufactured home community consisting of one lot and two tracts. (CD-CPC-2024-00018)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A-1438, rezoning an area of about 50 acres generally located at Raytown Road and Blue Ridge Cutoff from District M1-5 (Manufacturing-1-5), R-7.5 (Residential 7.5) and B3-2 (Commercial) to District MPD (Master Planned Development), said section to read as follows:

Section 88-20A-1438. That an area legally described as:

TRACT 1: A tract of land in the Southwest Quarter of Section 29, Township 49 North, Range 32 West, that is all that part of Lot 1, William Lane Estate, that lies east of the easterly right of way line of Blue Ridge Cutoff and all that part of the East Half of said Quarter Section that lies west of the westerly right of way line of Raytown Road, except the south 720 feet thereof, all in Kansas City, Jackson County, Missouri, being more particularly described as follows: Beginning at the southeast corner of said Lot 1, thence North 87 degrees 30 minutes 29 seconds West along the south line of said Lot 1, a distance of 858.38 feet to a point in the easterly right of way line of Blue Ridge Cutoff, as now established; thence North 25 degrees 49 minutes 46 seconds East along said right of way line, a distance of 163.00 feet; thence South 79 degrees 05 minutes 34 seconds East continuing along said right of way line, a distance of 69.52 feet; thence North 31 degrees 53 minutes 46 seconds East continuing along said right of way line, a distance of 561.74 feet to a point in the north line of said Lot 1; thence South 87 degrees 08 minutes 13 seconds East along said north line, a distance of 445.03 feet to the northeast corner of said lot, said point also being on the west line of the East Half of said Quarter Section; thence North 02 degrees 06 minutes 20 seconds East, along said west line, a distance of 657.40 feet to a point on the westerly right of way line of Raytown Road, as now established; thence South 38 degrees 31

minutes 05 seconds East along said right of way line, a distance of 228.11 feet; thence South 55 degrees 01 minute 05 seconds East, continuing along said right of way line, a distance of 311.31 feet; thence South 42 degrees 35 minutes 13 seconds East, continuing along said right of way line, a distance of 633.52 feet; thence South 20 degrees 11 minutes 03 seconds East, continuing along said right of way line, a distance of 63.00 feet to the P.C. of a curve to the left having a radius of 603.69 feet; thence continuing along said right of way line of said curve, a distance of 272.52 feet; thence South 46 degrees 02 minutes 57 seconds East, continuing along said right of way line, a distance of 147.86 feet to a point on a line 720.00 feet north of and parallel with the south line of said Quarter Section; thence North 87 degrees 30 minutes 19 seconds West along said parallel line, a distance of 1,145.44 feet to a point in the west line of said East Half; thence South 02 degrees 06 minutes 20 seconds West, along said west line, a distance of 121.02 feet to the point of beginning.

TRACT 2: That part of Lot 2, Subdivision of William Lane Estate, a subdivision in Kansas City, Jackson County, Missouri, which lies east of relocated Blue Ridge Cut-off and east of Sni-A-Bar Road, as both are now established, according to the recorded plat thereof.

TRACT 3: Tract III of the land referred to in the warranty deed recorded as Document 200010066682, all in the Southeast Quarter of the Southwest Quarter of Section 29, Township 49, Range 32, N. Kansas City, Jackson County, Missouri, more particularly described as follows: Beginning at the northeast corner of Lot 2, Funkhouser's Subdivision; thence North 01°59'28" East, along the northerly prolongation of the east line of said Lot 2, a distance of 346.94 feet (350 feet - deed); thence North 87°30'19" West, a distance of 739.77 feet (739 feet +/- -deed) to the west line of said Quarter Section; thence South 02°06'20" West, along said west line, a distance of 552.91 feet (to a point 160 feet north of the south line - deed & measured); thence South 87°20'37" East a distance of 303.64 feet (330 feet - deed) to the northeast corner of Manning Avenue (as established in the recorded plat of Lane Meadows Seventh Plat); thence South 02°03'41" West, along the east line of said Manning Avenue, a distance of 160.79 feet (deed & measured) to the south line of said Quarter Section; thence South 87°11'39" East, along said south line, a distance of 247.47 feet to the southwest corner of Lot 18 in said Funkhouser's Subdivision; thence North 01°59'28" East, 370 feet (deed & measured) to the northwest corner of lot in said Funkhouser's Subdivision; thence South 87°11'39" East, along the north lines of said Lots 1 and 2, a distance of 190 feet (deed & measured) to the point of beginning.

TRACT 4: Tract B, Lane Meadows, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

is hereby rezoned from District MPD (Master Plan Development) to District MPD (Master Planned Development), as shown outlined on a map marked Section 88-20A-1438, which is

attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and in accordance with Section 88-20 thereof.

Section B. That a MPD preliminary development plan for the area legally described above is hereby approved, subject to the following conditions:

1. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that street trees have been installed in accordance with the approved street tree planting plan and are healthy prior to a certificate of occupancy.
2. The developer shall submit an affidavit, completed by an ISA certified arborist, an SAF certified forester, a professional engineer, or a landscape architect licensed in the State of Missouri, verifying that all trees preserved and all trees planted to meet mitigation required of the approved plan, whichever is applicable, has been installed or preserved in accordance with the plan and is healthy prior to a certificate of occupancy.
3. The developer shall secure approval of a street tree planting plan from the City Forester and plant according to said plan prior to recording the final plat.
4. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that all landscaping required of the approved plan has been installed in accordance with the plan and is healthy prior to a certificate of occupancy.
5. All signage shall conform to 88-445 and shall require a sign permit prior to installation.
6. The developer shall screen all roof and/or ground mounted mechanical and utility equipment in compliance with 88-425-08.
7. The developer shall submit an affidavit, prepared by an engineer licensed in the State of Missouri, verifying that all outdoor lighting has been installed in accordance with approved plans and that lighting levels do not exceed that shown on the approved lighting plan at the property lines prior to a certificate of occupancy.
8. The developer shall secure approval of an MPD final plan from the City Plan Commission prior to a building permit for all phases except for Phase I. The developer shall secure approval of an administrative site plan approval from the Development Management Division within City Planning and Development and KCPD prior to the issuance of any building permit for Phase I.

9. The developer shall submit a tree removal plan to the Development Management Division within City Planning and Development prior to the issuance of any building permits.
10. The developer shall submit an affidavit, completed by an ISA certified arborist, an SAF certified forester, a professional engineer, or a landscape architect licensed in the State of Missouri, verifying that all trees preserved and all trees planted to meet mitigation required of the approved plan, whichever is applicable, has been installed or preserved in accordance with the plan and is healthy prior to a certificate of occupancy.
11. The developer shall submit a macro storm drainage study with the first plat or phase, from a Missouri-licensed civil engineer to the Land Development Division showing compliance with current adopted standards in effect at the time of submission, including water quality BMP's, to the Land Development Division for review and acceptance for the entire development area, and submit a micro storm drainage study with each subsequent Plat or Phase showing compliance with the approved macro and adopted standards. The developer shall secure permits to construct any improvements as necessary to mitigate impacts from rate, volume, and quality of runoff from each proposed phase, prior to recording the plat or prior to issuance of a building permit, whichever occurs first, as required by the Land Development Division.
12. The developer shall submit a streetscape plan for approval and permitting by the Land Development Division prior to beginning construction of the streetscape improvements in the public right-of-way, and construct ADA compliant ramps at all required locations where new private drives are being added, or where existing sidewalks are modified or repaired.
13. The developer shall submit an analysis to verify adequate capacity of the existing sewer system as required by the Land Development Division prior to issuance of a building permit to connect the private system to the public sewer main and depending on adequacy of the receiving system, make other improvements as may be required.
14. The developer shall secure permits to extend public sanitary and storm water conveyance systems to serve all proposed lots within the development and determine adequacy of receiving systems as required by the Land Development Division, prior to recording the plat or issuance of a building permit, whichever occurs first.
15. The developer shall submit plans for grading, siltation, and erosion control to the Land Development Division for review and acceptance, provide a copy of the Storm Water Pollution Prevention (SWPP) plan submitted to

the Missouri Department of Natural Resources (MDNR) and secure a site disturbance permit for any proposed disturbance area equal to one acre or more prior to beginning any construction activities.

16. The developer shall submit covenants, conditions and restrictions to the Land Development Division for approval by the Law Department for the maintenance of private open space and enter into a covenant agreement for the maintenance of any stormwater detention area tracts, prior to recording the plat.
17. The developer shall pay impact fees as required by Chapter 39 of the City's Code of Ordinances, as required by the Land Development Division.
18. The developer shall submit a final stream buffer plan to the Land Development Division for approval prior to issuance of any building permits and obtain permits for the stream buffer prior to removal of any mature riparian species within the buffer zones due to construction activities on the site, in accordance with the Section 88-415 requirements.
19. The developer shall cause the area to be platted and processed in accordance with Chapter 88, Code of Ordinances of the City of Kansas City, Missouri.
20. The developer shall design and construct a public street extension from Sni-A-Bar Road to City standards, as required by Chapter 88 and the Land Development Division, including curb, gutter, storm sewers, streetlights, and sidewalks.
21. The developer shall meet the fire flow requirements as set forth in Appendix B of the International Fire Code 2018. (IFC-2018 § 507.1)
22. Fire hydrants shall be installed and operable prior to the arrival of any combustible building materials onto the site. (IFC- 2018 § 501.4 and 3312.1; NFPA 241-2013 § 8.7.2) Fire hydrant distribution shall follow IFC-2018 Table C102.I.
23. Required Fire Department access roads shall be a minimum unobstructed width of twenty (20) feet and 13 ft. 6 in. clearance height. (IFC-2018: § 503.2.1) A required Fire Department access road shall be an all-weather surface. (IFC-2012: § 503.2.3) Fire Department access roads shall be provided prior to construction/demolition projects begin. (IFC-2018 § 501.4 and 3310.1; NFPA 241-2013 § 7.5.5) Required Fire Department access roads shall be designed to support a fire apparatus with gross axle weight of 85,000 pounds. (IFC-2018: § 503.2.3) The turning radius for Fire Department access roads shall be 30 feet inside and 50 feet outside radius. (IFC-2018: § 503.2.4)

24. The developer shall provide fire lane signage on fire access drives.
25. One- and two-family residential developments exceeding 30 dwelling units shall have at least two separate and approved fire apparatus access roads (IFC-2018: § D107.1) Where two fire apparatus access roads are required, they shall be placed a distance apart equal to but not less than one half of the length of the maximum overall diagonal dimension of the lot or area to be served, measured in a straight line between accesses. (IFC-2018: § D106.3)
26. If an approved security gate spans across a fire access road, an approved means for emergency operation shall be provided (IFC-2018 § 503.6) Security gates which span across a fire access road shall provide a means for emergency operation. Electric gates shall require a siren sensor device typically referred to as a "yelp gate" (IFC-2018 § 503.6).
27. The developer shall be responsible for dedication of parkland, private open space in lieu of parkland, or payment of cash-in-lieu of either form of dedication, or any combination thereof in accordance with 88-408. Should the developer choose to pay cash-in-lieu of dedicating all or a portion of the required area, the amount due shall be based upon the 2024 acquisition rate of \$64,220.18 per acre. This requirement shall be satisfied prior to recording of the final plat.
28. The developer shall submit a streetscape plan with a street tree planting plan per 88-425-03 for approval and permitting by the Parks and Recreation Department's Forestry Division prior to beginning work in the public right-of-way.
29. The developer shall ensure that water and fire service lines meet current Water Services Department rules and regulations prior to a certificate of occupancy.
30. Branch service lines one-and-one-half inches and larger in diameter for domestic water services or fire protection lines shall be connected to the main by cutting in a minimum 6" branch service tee, installing three gate valves, and two solid sleeves on the main. Line valves on the main shall be the same nominal size as the main.
31. A full flow fire meter shall be required when the fire protection service line serves more than one building, or combination service lines 6 inches and larger, or that have private fire hydrants connected to them.
32. The developer shall have a water flow test done to ensure there is adequate water pressure to serve the development.

33. Water/sewer service lines shall serve only one lot or tract and shall not cross a separate lot or tract.
34. All water mains, service lines and fire hydrants shall be private.
35. The developer shall submit a final stream buffer plan for review and approval prior to issuance of any building permits and obtain permits for the stream buffer prior to removal of any mature riparian species within the buffer zones due to construction activities on the site, in accordance with the Section 88-415 requirements.
36. The developer shall grant on City approved forms, a stream buffer easement to the City, as required by Chapter 88, prior to issuance of any stream buffer permits.
37. The developer must show the limits of the 100-year floodplain on the final plat and show the Minimum Low Opening Elevation (MLOE) of any structure on each lot that abuts a 100-year floodplain area (including detention basins and engineered surface drainage conveyances) on any plat and plan.
38. The developer must obtain a floodplain certificate from Development Services prior to beginning any construction activities within the floodplain.
39. The internal water and sewer lines shall be private service lines.

A copy of said development plan is on file in the office of the City Clerk with this ordinance and is made a part hereof.

Section C. That the Council finds and declares that before taking any action on the proposed amendment hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Secretary, City Plan Commission

Approved as to form:

Sarah Baxter
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240569

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Rezoning an area of about 50 acres generally located at Raytown Road and Blue Ridge Cutoff from Districts M1-5, R-7.5 and B3-2 to District MPD, and approving an MPD preliminary development plan which serves as a preliminary plat for a manufactured home community consisting of one lot and two tracts. (CD-CPC-2024-00018)

Discussion

This ordinance would rezone about 50 acres located at Raytown Road and Blue Ridge Cutoff from multiple existing zoning districts to a master planned development (MPD), in addition to approving a preliminary development plan which is attached to this ordinance, subject to 39 different conditions.

City staff is supportive of providing more housing choice and affordability options but is extremely concerned with the concentration and density of the proposed plan. The proposed plan does not comply with the Blue Ridge Area Plan which recommends residential low density.

City staff recommends denial of this application because the proposed development does not comply with the MPD objectives outlined in 88-280-01:

- The current site layout does not meet the minimum standards for a residential district. There is no front yard since it only serves as a driveway. 88-420-11 states the maximum percentage of pavement in the front yard cannot exceed 40%. The proposed front yards are nearly 100% impervious.
- The standard minimum depth for a backyard is ~25', the Stonecroft plan shows a backyard of close to 5'.

Simply put, no greater public benefit is being achieved with the current site plan and layout of the proposed homes.

- The proposed density, concentration of impervious surfaces and lack of private open spaces (i.e. front yard or back yard) does not promote a sustainable, long-term community.

- There is no dedicated storage area for any residents who might have a boat or trailer. There is no room on each “lot” for a resident to have a small shed to provide storage.

No economic opportunity is provided for residents if they do not have anywhere to store their belongings, therefore the proposed plan does not comply with the above objective.

- The proposed driveways coupled with the number of bedrooms (3) in each unit does not promote an inter-connected hierarchy of design that balances pedestrian mobility when compared to the area dedicated for vehicles.

- The proposed concentration of units and impervious surfaces does not promote a high-quality livable environment.

Staff has not been provided with enough landscape information that would meet this objective. Staff had discussed with the applicant that a more detailed landscape plan would be provided prior to building plans being submitted.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
No fiscal impact expected.
3. How does the legislation affect the current fiscal year?
No fiscal impact expected.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
Staff is concerned this legislation will have a fiscal impact in future fiscal years due to the proposed concentration of manufactured units on this site.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
No fiscal impact expected.

Office of Management and Budget Review

(OMB Staff will complete this section.)

- 1. This legislation is supported by the general fund. Yes No
- 2. This fund has a structural imbalance. Yes No
- 3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as no fiscal impact is expected.

Citywide Business Plan (CWBP) Impact

- 1. View the [Adopted 2025-2029 Citywide Business Plan](#)
- 2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
- 3. Which objectives are impacted by this legislation (select all that apply):
 - Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.
 - Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
 -

Prior Legislation

There are no controlling cases associated with the subject property.

Service Level Impacts

Staff is concerned about the long-term viability of the proposed development related to the maintenance of private utilities and private streets which depend entirely on who is managing the site. Staff also has concerns related to full KCPD and KCFD access to the site.

Other Impacts

1. What will be the potential health impacts to any affected groups?
The site layout does not promote a healthy and sustainable community.
2. How have those groups been engaged and involved in the development of this ordinance?
The applicant complied with 88-505-12 of the Zoning and Development Code.
3. How does this legislation contribute to a sustainable Kansas City?
This development does not contribute to sustainable Kansas City.
4. Does this legislation create or preserve new housing units?
Yes (Press tab after selecting)

Total Number of Units 157
Number of Affordable Units 0

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)
Please provide reasoning why not:

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240572

ORDINANCE NO. 240572

Sponsor: Councilmember Melissa Patterson Hazley

Directing the City Manager to negotiate and enter into a contract with a non-profit organization to improve the efficiency, affordability, and durability of homes in disinvested neighborhoods.

Held until 7/23/2024

WHEREAS, the City Council adopted the Climate Action Plan in 2022 and expressed its desire to improve the energy efficiency of existing homes; and

WHEREAS, home improvements can increase comfort, reduce utility costs, and ensure homes can withstand the anticipated effects of climate change; and

WHEREAS, home improvements have also been shown to improve indoor air quality and thermal comfort, improving resident health and reducing healthcare expenses; and

WHEREAS, together, these benefits can improve the affordability of homes; and

WHEREAS, City Council desires to improve the efficiency, affordability, and durability of homes in disinvested neighborhoods in Kansas City; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the City Manager is hereby directed to identify a suitable non-profit organization and enter into a contract with said organization in an amount not to exceed \$500,000.00 for the purposes of improving the efficiency, affordability, and durability of existing homes in historically disinvested communities. Said contract shall include the following provisions requiring the non-profit organization to:

- (a) Facilitate energy efficiency improvements such as furnace, insulation, roof replacement or other strategies that reduces energy consumption;
- (b) Develop and implement a community-wide education initiative on the importance and benefits of energy efficiency;
- (c) Collaborate with locally owned rehab companies and home building materials suppliers

- (d) Reduce natural gas system leakage where feasible;
- (e) Prioritize owner occupied homes with household incomes not in excess of \$60,000.00 or on a fixed income in areas with a high heat index, minimal tree canopy coverage;
- (f) Develop and implement a plan with community partners to improve not less than 50 homes per year that meet these criteria
- (g) Track and report household HERS scores before and after improvements.

Section 2. That the sum of \$500,000.00 is hereby appropriated from the Unappropriated Balance of the Shared Success Fund to the following account:

25-

Section 3. That the City Manager is hereby designated as requisitioning authority for Account No. _____.

Section 4. That this ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money, and shall take effect in accordance with that section.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney

**No
Docket Memo
Provided for
Ordinance
No. 240572**



File #: 240573

RESOLUTION NO. 240573

Sponsor: Councilperson Crispin Rea

RESOLUTION - Directing the City Manager to develop and implement an emergency response plan in response to life-threatening situations in multi-unit apartment buildings involving circumstances that may endanger health and safety; and report back to Council within 90 days.

WHEREAS, Kansas City tenants in an apartment building recently experienced life-threatening circumstances after a system-wide failure of air conditioning equipment; and

WHEREAS, the use of city staff and resources were vital to mitigating the high heat risks to the health of the residents; and

WHEREAS, City Council believes creating an emergency response plan for such situations will be beneficial for all renters in the city; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

Directing the City Manager to develop and implement an emergency response plan in response to life-threatening situations in multi-unit apartment complexes involving extended interruptions of electrical or water service, gross insanitary conditions, system-wide HVAC failures, or other circumstances that may endanger health. In developing the plan, the City Manager shall ensure that the plan includes a clear reporting mechanism for property managers and tenants alike to inform city staff of life-threatening situations and identifies appropriate City departments, staff, and resources that can be used to quickly respond and provide support services. The City Manager shall present the plan to Council within 90 days.

..end

**No
Docket Memo
Provided for
Ordinance
No. 240573**



File #: 240574

RESOLUTION NO. 240574

Sponsor: Councilmember Crispin Rea

RESOLUTION - Directing the City Manager to develop and implement an administrative regulation adopting heat index guidelines for City employees within 30 days.

WHEREAS, hundreds of Kansas City employees work outdoors in the course of their employment; and

WHEREAS, exposure to hot and humid conditions places many City employees at risk of heat-related illness; and

WHEREAS, the Occupational Safety and Health Administration (OSHA) is currently developing official regulations related to heat hazards, however, the rulemaking process may take several years; and

WHEREAS, Kansas City continues to experience historic levels of high temperatures; and

WHEREAS, the heat index is a better measure for estimating potential risk to workers from environmental heat sources as it accounts for both temperature and humidity; and

WHEREAS, the City Council is committed to fostering a safe workplace for all employees; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

That the City Manager is directed to develop and implement an administrative regulation adopting heat index guidelines for City employees within 30 days. In developing the regulation, the City Manager shall:

1. Identify which departments and employees are subject to the regulation;
2. Provide worker heat safety trainings for relevant departments and employees; and
3. Develop appropriate protective measures to be taken by supervisors for increasing levels of heat-related risk based on best practices, medical science, and OSHA guidelines.

..end

**No
Docket Memo
Provided for
Ordinance
No. 240574**



File #: 240575

ORDINANCE NO. 240575

Sponsor: Councilmember Crispin Rea

Amending Chapter 34, Code of Ordinances by repealing Section 34-834 and enacting in lieu thereof a new section of like number and subject matter.

WHEREAS, Kansas City has experienced unprecedented heat waves in recent years; and

WHEREAS, extreme heat places children, seniors, and renters in multi-unit buildings at a disproportionate risk of health issues; and

WHEREAS, a functioning HVAC system is necessary to mitigate such health risks in large, multi-unit buildings; and

WHEREAS, the City Council believes City staff should be notified of extended, system-wide outages in order to take steps to protect the health and safety of Kansas City residents; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 34, Code of Ordinances of the City of Kansas City, Missouri, is hereby amended by repealing Section 34-834 and enacting in lieu thereof a new section of like number and subject matter, to read as follows:

Sec. 34-834. Duties of permit holder.

Upon receipt of a permit issued by the director, in order to retain the permit, the permit holder shall:

- (1) Comply with all provisions of this article and the rules and regulations promulgated by the director, as such provisions, rules and regulations may be amended from time to time, and also each and every condition and requirement endorsed upon such permit or any renewal thereof issued, as such conditions and requirements may be amended by the director;
- (2) Immediately notify the director if a life-threatening violation may exist because of an emergency such as a fire, flood, extended interruption of electrical or water

service, sewage backup, gross insanitary occurrence or condition, or other circumstance that may endanger health;

- (3) Immediately notify the director of a system-wide HVAC outage that has lasted more than twelve hours in multi-unit apartment complexes;
- (4) Subject to subsection 34-846(d), allow representatives of the director access to the rental property for inspections and in emergencies when a life threatening violation may exist;
- (5) Comply with directives of the director including time frames for corrective actions specified in inspection reports, notices, orders, warnings, and other directives issued by the director in regard to the permit holder's rental property, or in response to community emergencies;
- (6) Accept notices issued and served by the director according to law;
- (7) Be subject to the regulatory, civil, injunctive, and criminal remedies authorized in law for failure to comply with this article or a directive of the director, including time frames for corrective actions specified in inspection reports, notices, orders, warnings, and other directives; and
- (8) Submit annual permit review documentation and health and safety inspection report that is in compliance with the requirements of the director with appropriate fee as required by director. No person shall submit a materially inaccurate inspection report.
- (9) Within 60 days following:
 - a. Issuance of a permit or permit renewal by the director; and
 - b. The commencement of a new tenancy, either:
 1. Furnish a full copy of the permit to each tenant subject to the permit, or
 2. For the full remaining term of the permit period post a full copy of the permit at the rental property in a conspicuous location reasonably calculated to come to the attention of each tenant subject to the permit.

..end

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240575

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Amending Chapter 34, Code of Ordinances by repealing Section 34-834 and enacting in lieu thereof a new section of like number and subject matter.

Discussion

This ordinance amends Chapter 34 to require Healthy Homes permit holders to notify the City of any HVAC outages lasting longer than 12 hours, in addition to other minor revisions. The ordinance references the danger of high heat, especially to children, seniors, and renters.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
This ordinance has no fiscal impact.
3. How does the legislation affect the current fiscal year?
This ordinance has no fiscal impact.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
This ordinance has no fiscal impact.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
This ordinance has no fiscal impact.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account strings to verify because of no fiscal impact.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.
 - Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

N/A

Service Level Impacts

N/A

Other Impacts

1. What will be the potential health impacts to any affected groups?
N/A
2. How have those groups been engaged and involved in the development of this ordinance?
N/A
3. How does this legislation contribute to a sustainable Kansas City?
N/A
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Just a change in Code

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240411

ORDINANCE NO. 240411

Sponsor: Councilmember Eric Bunch

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-354, Marijuana Facilities, and enacting in lieu thereof a new section of like number and subject matter for the purpose of requiring a distance of 1,500 feet between marijuana dispensary facilities and to allow such facilities to remain open until midnight; and amending Section 88-810 by adding definitions applicable to marijuana uses.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. Amending Chapter 88, Code of Ordinances, by repealing and replacing Section 88-354, Marijuana Facilities, and enacting in lieu thereof a new section of like number and subject matter for the purpose of requiring a distance of 1,500 feet between marijuana dispensary facilities and to allow such facilities to remain open until midnight, said section to read as follows:

88-354 MARIJUANA FACILITIES

88-354-01 APPLICABILITY

Marijuana facilities authorized by article XIV, sections 1 and 2 of the Missouri Constitution must be licensed by the Missouri Department of Health and Senior Services, or its successor entity.

88-354-02 STANDARDS AND CONDITIONS FOR ALL MARIJUANA FACILITIES

All marijuana facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall operate according to the local regulations applicable to all properties in zoning districts which allow the use of marijuana facilities.

88-354-02-A. DISTANCE REQUIREMENT FROM SCHOOLS

All comprehensive or medical marijuana cultivation facilities, comprehensive or medical marijuana-infused products manufacturing facilities, and marijuana testing facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 750 feet of any then-existing elementary or secondary school, as elementary and secondary schools are defined by state laws and regulations governing comprehensive and medical marijuana facilities.

All comprehensive or medical marijuana dispensary facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 300 feet of any then-existing elementary or secondary school, as elementary and secondary schools are defined by state laws and regulations governing comprehensive and medical marijuana facilities.

88-354-02-B. DISTANCE REQUIREMENT FROM CHURCHES AND DAY CARE CENTERS

All marijuana facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 300 feet of any then-existing church or daycare, as church and daycare are defined by state laws and regulations governing marijuana facilities.

88-354-02-C. DISTANCE REQUIREMENT FROM OTHER MARIJUANA DISPENSARY FACILITIES

All comprehensive dispensary facilities, marijuana microdispensary facilities, or medical marijuana dispensary facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 1,500 feet of any then-existing comprehensive dispensary facilities, marijuana micro dispensary facilities, or medical marijuana dispensary facilities.

88-354-03 MEASUREMENTS

Measurements shall be made along the shortest path between the demarcation points that can be lawfully traveled by foot.

88-354-03-A. MEASUREMENT REQUIREMENT FOR FREESTANDING FACILITIES

In the case of a freestanding facility, the distance between the facility and the school, daycare, dispensary, or church shall be measured from the external wall of the facility structure closest in proximity to the school, daycare, dispensary, or church to the closest point of the property line of the school, daycare, dispensary, or church. If the school, daycare, dispensary, or church is part of a larger structure, such as an office building or strip mall, the distance shall be measured to the entrance or exit of the school, daycare, dispensary, or church closest in proximity to the facility.

88-354-03-B. MEASUREMENT REQUIREMENT FOR FACILITIES THAT ARE PART OF A LARGER STRUCTURE

In the case of a facility that is part of a larger structure, such as an office building or strip mall, the distance between the facility and the school, daycare, or church shall be measured from the property line of the school, daycare, or church to the facility's entrance

or exit closest in proximity to the school, daycare, or church. If the school, daycare, or church is part of a larger structure, such as an office building or strip mall, the distance shall be measured to the entrance or exit of the school, daycare, or church closest in proximity to the facility.

88-354-04 HOURS OF OPERATION

Comprehensive and Medical Marijuana dispensary facilities shall have limited hours of operation from 8:00 a.m. to 12:00 a.m.

88-354-05 STORAGE

All operations and any storage of materials, products, or equipment shall be within a fully enclosed building. No outdoor operations or storage shall be permitted.

88-354-06 EXTERNAL IMPACTS

No marijuana facility shall produce dust, vibration, noise, or other external impacts that are detectable beyond the property lines of the subject property.

Section 2. Amending Chapter 88, Code of Ordinances, by adding definitions to Section 88-810 concerning marijuana facilities.

88-810-835.2.2 - MARIJUANA MICROBUSINESS DISPENSARY FACILITY

A microbusiness facility licensed by the state where marijuana is dispensed for medical or adult use.

88-810-835.2.3 - MARIJUANA MICROBUSINESS FACILITY

A facility licensed by the state as a microbusiness dispensary facility or microbusiness wholesale facility.

88-810-835.2.4 - MARIJUANA RESEARCH FACILITY

A facility licensed by the state where activities intended to facilitate scientific research or education related to marijuana product occur.

88-810-835.4 - MARIJUANA MICROBUSINESS WHOLESALE FACILITY

A microbusiness facility licensed by the state where marijuana cultivation operations for medical or adult use occur and/or where marijuana-infused projects and prerolls are manufactured for medical or adult use.

Section 3. That the Council finds and declares that before taking any action on the proposed amendment hereinabove, all public notices and hearings required by law have been given and had.

..end

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Secretary, City Plan Commission

Approved as to form:

Sarah Baxter
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240411

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-354, Marijuana Facilities, and enacting in lieu thereof a new section of like number and subject matter for the purpose of requiring a distance of 1,500 feet between marijuana dispensary facilities and to allow such facilities to remain open until midnight; and amending Section 88-810 by adding definitions applicable to marijuana uses.

Discussion

Zoning and Development Code Text Amendments make changes to Chapter 88 of the Kansas City, MO Municipal Code. These amendments can be periodic to “clean up” components of the Zoning and Development Code or address policy and urban planning best practices. The Missouri Constitution was amended to permit medical and non-medical marijuana use and production. The Kansas City, MO Zoning and Development Code was amended accordingly.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
N/A
3. How does the legislation affect the current fiscal year?
No fiscal impact.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
No

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Legislation may increase sales tax revenues generated through marijuana sales by allowing establishments to remain open until midnight.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as this ordinance has no fiscal impact.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
- Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.
 - Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
 -

Prior Legislation

Ordinance 230124

Amending Chapter 88, Code of Ordinances, by enacting in lieu thereof a new section of like number and subject matter to allow for medical and non-medical marijuana facilities as authorized by Article XIV, Sections 1 and 2 of the Missouri Constitution; amending Sections 88-805-04-P, Office: 88-805-04-T, Research Service; 88-805-04-V, Retail Sales: 88-805-B, Manufacturing, Production and Industrial Services; and 88-805-06, Agriculture Use Group, to allow for non-medical marijuana uses; and amending Section 88-810 by adding and inserting definitions applicable to marijuana uses.

Service Level Impacts

No service level impacts expected.

Other Impacts

1. What will be the potential health impacts to any affected groups?
Not applicable - as this is an ordinance authorizing an amendment to the Zoning and Development Code.
2. How have those groups been engaged and involved in the development of this ordinance?
Not applicable - as this is an ordinance authorizing an amendment to the Zoning and Development Code.
3. How does this legislation contribute to a sustainable Kansas City?
Not applicable - as this is an ordinance authorizing an amendment to the Zoning and Development Code.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Click or tap here to enter text.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)



File #: 240434

[COMMITTEE SUBSTITUTE FOR]ORDINANCE NO. 240434

Sponsor: Councilmember Wes Rogers

Amending Chapter 18, Article XIV, Section 18-367, Code of Ordinances, entitled “Adoption of International Energy Conservation Code (2021); amendments,” by providing an additional path of compliance that accomplishes Strategies B-2 and B-3 of the 2022 Climate Protection & Resiliency Plan through a nationally recognized system for calculating a home’s energy performance; allowing for previously approved building plans to be approved under the additional compliance path; and providing a method to further improve energy performance over time. ***Held until 7/23/24***

WHEREAS, Committee Substitute for Ordinance No. 220364 (“Ordinance”) adopting the 2021 International Energy Conservation Code with amendments (“KCMO Energy Code”) was passed by the City Council on October 13, 2022; and

WHEREAS, the effective date of the Ordinance was July 1, 2023, but it also provided a mandatory date for the implementation of the KCMO Energy Code of September 29, 2023; and

WHEREAS, the existing compliance paths in the KCMO Energy Code shall remain unchanged and intact for full use and this ordinance adds an additional compliance path; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 18, Article XIV, Section 18-367, Code of Ordinances of the City of Kansas City, Missouri, is hereby amended to read as follows:

Sec. 18-367. Adoption of International Energy Conservation Code (2021); amendments.

The International Energy Conservation Code (2021), promulgated by the International Code Council, is adopted and incorporated in this article by reference as if fully set forth, except as it is amended by the following provisions of this section. Provisions of this article are in addition to the provisions of the International Energy Conservation Code. The following provisions coinciding with provisions of the International Energy Conservation Code supersede, or delete, when indicated, the corresponding provisions of the International Energy Conservation Code.

In addition, the IECC Appendix CC: Zero Energy Commercial Building Provisions is an option for builders to voluntarily implement.

All references within the model codes to any building, electrical, gas, mechanical, plumbing, sewage disposal, elevator, energy conservation, or existing building code shall be construed to be a reference to the respective building, electrical, gas, mechanical, plumbing, sewage disposal, elevator, energy conservation, or existing building code specifically adopted by reference in articles II through XIV of this chapter.

Chapter 1 [CE], SCOPE AND ADMINISTRATION is deleted. See Article I of this chapter.

C405.12 Electrical for future use on new buildings with electrical services

1. Provide 2-inch conduit run up to attic for future photovoltaic systems.
2. Provide 2-inch conduit run into parking areas for future electric vehicle charging stations.

Chapter 1 [RE], SCOPE AND ADMINISTRATION is deleted. See Article I of this chapter.

Table R402.4.1.1. Under 'Walls'. Amend first sentence to read: "Corners and headers shall be sealed and the junction of the foundation and sill plate shall be sealed."

R403.3.7, Exception. In IRC projects building framing cavities may be used as ducts or plenums where sealed to prevent leakage through the thermal envelope.

R404.4 Electrical for future use on new buildings with electrical services

1. Provide 2-inch conduit run up to attic for future photovoltaic systems.
2. Provide 2-inch conduit run into garage areas for future electric vehicle charging stations.

The following sections are amended /added to the referenced model code, leaving the Prescriptive Option, Total Building Performance Option, and the Energy Rating Index Option intact and unchanged:

R401.2 Application. Amend to read: "Residential buildings shall comply with Section R401.2.5 and one of Sections R401.2.1, R401.2.2, R401.2.3, or R401.2.4; OR residential buildings shall comply with Section R401.2.6 only."

R401.2.6 KCMO Compliance Path.

The KCMO Compliance Path requires compliance with Section R409.

R409 KCMO Compliance Path:

1. Submit a Home Energy Rating System (HERS) "Projected Report" based on the building plans showing an index score of 68 or better (better means a score of 68 or lower) by a RESNET certified Energy Rater with each permit application, along with a

statement by the applicant that they are utilizing the KCMO Compliance Path, and one Energy Code Analysis (ECA) sheet showing one wall section and one plan view marking the thermal envelope.

2. 3rd Party Inspections and Testing performed during construction by a RESNET certified Energy Rater and required to be submitted prior to Temporary or Full Certificate of Occupancy:
 - a. Insulation Inspection(s)
 - b. Duct Leakage Testing
 - c. Whole House Leakage Testing
3. As a condition of Temporary or Full Certificate of Occupancy, submit a Final Compliance report verifying the score of 68 by a RESNET certified Energy Rater
4. As a condition of Temporary or Full Certificate of Occupancy, post a permanent certificate inside the building which lists:
 - a. the predominant R-values of insulation installed in ceilings, roof, wall, and foundation components;
 - b. the U-factors and solar heat gain coefficient (SHGC) of fenestration;
 - c. the results of the duct and whole house leakage tests;
 - d. the types, sizes and efficiencies of heating, cooling and service water-heating equipment; and
 - e. if on-site photovoltaic panel systems have been installed, the array capacity, inverter efficiency, panel tilt and orientation.

When utilizing this R409 KCMO Compliance Path in conjunction with a Master Building Plan, the submitted HERS Projected Report must contemplate the most energy intensive combined variables of the plan options to include directional orientation. Additionally, items 1 through 3 above are required for the first build only of each Master Building Plan. Subsequent builds of the same Master Building Plan are not required to repeat item 1. Item 4 is required as a condition for every Temporary or Full Certificate of Occupancy, regardless of plan type or number of times built.

No additional documentation shall be required for plan review and/or permitting under this R409 KCMO Compliance Path.

Section 2. That previously approved Master Buildings Plans under the KCMO Energy Code shall have an opportunity to change to the R409 KCMO Compliance Path if so designated in writing and with the submission of required documents outlined in Section 1 within 30 days of the effective date of this ordinance.

Section 3. That previously approved Master Building Plans that were approved prior to September 29, 2023 (the mandatory implementation date of Ordinance), are eligible for use and permits when using the R409 KCMO Compliance Path. In such instances, applicant shall submit a letter detailing the previously approved Master Building Plan they are using, and that any conflicting energy notes on that plan are now voided and replaced with the details of the documentation, inspections and testing required for the R409 KCMO Compliance Path as outlined in Section 1.

Further, regardless of chosen compliance path, all residential plan reviews are subject to City Code Section 2-2300, Permitting Standards.

Section 4. That the City may endeavor to create a systematic method to reduce the HERS score required in R409 KCMO Compliance Path in keeping with Strategies B-2 and B-3 of the 2022 Climate Protection & Resiliency Plan. Such reductions shall occur no more than once every three years from the effective date of this Ordinance, shall be published at least one year in advance of their effective date(s), shall not exceed the equivalent of a 6% reduction over any 3-year period from the prior score, and shall be based on analyzing data from the prior time period's actual HERS scores. (Following such schedule would result in a HERS score of 50 by the year 2040 as recommended in Strategy B-3.).
..end

Approved as to form:

Eluard Alegre
Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240434

Submitted Department/Preparer: Finance

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Amending Chapter 18, Article XIV, Section 18-367, Code of Ordinances, entitled "Adoption of International Energy Conservation Code (2021); amendments," by providing an additional path of compliance that accomplishes Strategies B-2 and B-3 of the 2022 Climate Protection & Resiliency Plan through a nationally recognized system for calculating a home's energy performance; allowing for previously approved building plans to be approved under the additional compliance path; and providing a method to further improve energy performance over time.

Discussion

This ordinance would create an alternative compliance plan to satisfy the goals of the International Energy Code. Multiple departmental presentations have been given on this subject, please reference presentations for additional information.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
No fiscal impact.
3. How does the legislation affect the current fiscal year?
No fiscal impact.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
No fiscal impact.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

No fiscal impact.

Office of Management and Budget Review

(OMB Staff will complete this section.)

- 1. This legislation is supported by the general fund. Yes No
- 2. This fund has a structural imbalance. Yes No
- 3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as this ordinance has no fiscal impact.

Citywide Business Plan (CWBP) Impact

- 1. View the [Adopted 2025-2029 Citywide Business Plan](#)
- 2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
- 3. Which objectives are impacted by this legislation (select all that apply):
 - Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.
 - Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
 -

Prior Legislation

220364- Adoption of International Energy Conservation Code (2012)

Service Level Impacts

Uncertain as to the impacts of creating an alternative compliance path.

Other Impacts

1. What will be the potential health impacts to any affected groups?
None.

2. How have those groups been engaged and involved in the development of this ordinance?
Uncertain

3. How does this legislation contribute to a sustainable Kansas City?
Uncertain

4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Click or tap here to enter text.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



File #: 240504

ORDINANCE NO. 240504

Sponsor: Councilman Eric Bunch

Approving the 2024 Action Plan for the Community Development Block Grant (CDBG), HOME Investment Partnership Program (HOME), the Emergency Solution Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA); providing a substantial amendment to the Five Year Consolidated Plan 2022-2026 in accordance with the National Affordable Housing Act of 1990, as amended; and authorizing submittal to HUD.

WHEREAS, the City of Kansas City has included the five grant programs CDBG, HOME, ESG and HOPWA funding to submit to the Department of Housing and Urban Development, Community Development Block Grant program for their consideration to provide public services, public facilities, minor home repair, elimination of blight and acquisition, housing renovation and construction and assistance to those persons with AIDS and to finance the City's community development and housing programs; and

WHEREAS, the need to fund affordable housing projects require that previously budgeted CDBG and HOME funds be funded which requires an amendment to the Action Plans and requires submission of an amendment to the U.S. Department of Housing and Urban Development; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the 2024 Action Plan and Substantial Amendment for the 2022-2026 consolidated Plan is prepared pursuant to the National Affordable Housing Act of 1990, as amended, a copy of which in substantial form is attached hereto, is hereby approved.

Section 2. That the Mayor, on behalf of the City of Kansas City, Missouri is hereby authorized to execute and submit the aforesaid 2024 Action Plan and the Substantial Amendment to the Consolidated Plan for 2022-2026 upon notice of entitlement funding levels through the Housing and Community Development Department.

Section 3. That the City Council hereby certifies that the 2024 Action Plan has been prepared and will be submitted to the U.S. Department of Housing and Urban Development pursuant to and in accordance with the Department's rules and regulations.

Section 4. That the City Council hereby certifies that the said Plans and Programs have been prepared and will be submitted to the U.S. Department of Housing and Urban Development.

Section 5. That the City Council hereby certifies that the said Plans and Programs have been prepared and will be submitted to the U.S. Department of Housing and Urban Development pursuant to and in accordance with the Department's rules and regulations, including but not limited to Title 24 Section 570.301 through and including 570.306 of the Code of Federal Regulations.

..end

Approved as to form:

Joseph A. Guarino
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240504

Submitted Department/Preparer: Housing

Revised 11/01/23

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Approving the 2024 Action Plan for the Community Development Block Grant (CDBG), HOME Investment Partnership Program (HOME), the Emergency Solution Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA); and providing a substantial amendment to the Five Year Consolidated Plan 2022-2026 in accordance with the National Affordable Housing Act of 1990, as amended, and authorizing the submittal to the US Department of Urban Development for its consideration.

Discussion

Several City programs and services rely on grant funding from the US Department of Housing and Urban Development: CDBG provides public services, public facilities, minor home repair, elimination of blight and acquisition, housing renovation and construction and assistance to persons with AIDS, and to finance the City's development housing programs; Emergency Solutions funds shelter operations and essential services. To continue to fund these services, the City must submit amendments to their Action Plans and Consolidated Plans for HUD. This legislation certifies that the 2024 Action Plan and Substantial Amendments for the Consolidated Plan 2022-2026 have been prepared and will be submitted to the US Department of Housing and Urban Development for consideration.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No

2. What is the funding source?

The US Department of Housing and Urban Development, managed through the following City

funds:

2600 - Community Development Block Grants (CDBG)

2580 – General Grants Fund

2940 - HOME Investment Partnership

2740 - Housing Opportunities for Persons with AIDs (HOPWA)

3. How does the legislation affect the current fiscal year?

This legislation approves funds for FY 2024-2025

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.

No future fiscal impact

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

This legislation uses funding from the US Department of Housing and Urban Development to support affordable housing, homelessness, housing for persons with AIDS and childcare.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No
2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

N/A

Citywide Business Plan (CWBP) Impact

1. View the [FY23 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
- Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
 - Maintain and increase affordable housing supply to meet the demands of a diverse population.
 - Address the various needs of the City's most vulnerable population by working to reduce disparities.
 - Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
 - Ensure all residents have safe, accessible, quality housing by reducing barriers.

- Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

Prior Legislation

220162 - Approving the 2022-2026 Five Year Consolidated Plan and 2022 One-Year Action Plan (“Plan”) in accordance with the National Affordable Housing Act of 1990, as amended, and authorizing submittal to the U.S. Department of Housing and Urban Development for its consideration

230386 - Approving the 2023 Action Plan for the Community Development Block Grant (CDBG), HOME Investment Partnership Program (HOME), the Emergency Solution Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA); providing a substantial amendment to the Five Year Consolidated Plan 2022-2026 in accordance with the National Affordable Housing Act of 1990, as amended; and authorizing submittal to HUD.

Service Level Impacts

Funding will be used to support affordable housing, homelessness, housing for persons with AIDS and childcare.

Other Impacts

1. What will be the potential health impacts to any affected groups?
The funds are used to improve environmental conditions for citizens.
2. How have those groups been engaged and involved in the development of this ordinance?
The Health Department, Housing Department along with the City Manager's office will improve the livability of the citizens of Kansas City Missouri
3. How does this legislation contribute to a sustainable Kansas City?
This legislation will increase housing production, provide minor home repair, decrease homelessness and improve the environment.
4. Does this legislation create or preserve new housing units?
Yes (Press tab after selecting)

Total Number of Units See Project Activity
Number of Affordable Units See Project Activity

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Although HUD funded contracts may require workforce programming, M/WBE participation as well as CREO goals, this ordinance does not serve as an actual contract for project development.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

Yes(Press tab after selecting)

In an effort to prevent disclosure of confidential information, a separate communication will be provided to City Council members to reflect the top three proposers for the RFP/Q.



File #: 240524

ORDINANCE NO. 240524

Sponsor: Director of City Planning and Development Department

Approving a development plan on about 60 acres, which also serves as a preliminary plat, for an industrial development in District M2-3 generally located at 10951 N. Congress Avenue. (CD-CPC-2024-00038) ***Held until 7.23.24***

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That a development plan, which also serves as a preliminary plat, in District M2-3 (Manufacturing 2 (Dash 3)), generally located at 10951 N. Congress Avenue, and more specifically described as follows:

All that part of the Northeast Quarter of Section 25, Township 52 North, Range 34 West, in the City of Kansas City, Platte County, Missouri, being more particularly described as follows: Commencing at the southwest corner of the Northeast Quarter of said Section 25; thence North 0°12'53" East, along the west line of the Northeast Quarter of said Section 25, a distance of 782.69 feet; thence South 89°54'40" East, along the north plat line of Congress Business Park, Third Plat, a platted subdivision of land in the City of Kansas City, Platte County, Missouri, and its westerly extension, a distance of 61.21 feet, to the point of beginning; thence North 55°40'23" East, a distance of 113.50 feet; thence North 22°39'19" East, a distance of 298.95 feet; thence North 54°21'27" East, a distance of 317.12 feet; thence North 47°06'12" East, a distance of 277.72 feet, to a point on the north line of the south 10 acres of the north one-half of the Northeast Quarter of said Section 25 and the south plat line of KCI Auto Auction, Plat 3, a platted subdivision of land in the City of Kansas City, Platte County, Missouri; thence South 89°54'49" East, along the north line of the south 10 acres of the north one-half of the Northeast Quarter of said Section 25 and the south plat line of said KCI Auto Auction, Plat 3, a distance of 767.06 feet; thence South 10°06'24" West, a distance of 96.32 feet; thence South 1°53'36" East, a distance of 92.96 feet; thence South 19°53'36" East, a distance of 29.17 feet; thence South 67°53'36" East, a distance of 46.62 feet; thence South 41°53'36" East, a distance of 81.56 feet; thence South 89°53'36" East, a distance of 1078.93 feet, to a point on the east line of the Northeast Quarter of said Section 25; thence South 0°32'31" West, along the east line of the Northeast Quarter of said Section 25, a distance of 1204.74 feet, to the southeast corner of Northeast Quarter of said Section 25; thence North 89°53'36" West, along the south line of the Northeast Quarter of

said Section 25, a distance of 1649.18 feet to the southeast plat corner of Congress Business Park, a platted subdivision of land in the City of Kansas City, Platte County, Missouri; thence North 0°05'20" East, along the east plat line of said Congress Business Park, a distance of 783.00 feet, to the northeast plat corner of said Congress Business Park; thence North 89°54'40" West, along the north plat line of said Congress Business Park and the north plat line of said Congress Business Park, Third Plat, a distance of 950.43 feet to the point of beginning, containing 59.7243 acres, more or less.

is hereby approved, subject to the following conditions:

1. The developer shall submit an affidavit, completed by an ISA certified arborist, an SAF certified forester, a professional engineer, or a landscape architect licensed in the State of Missouri, verifying that all trees preserved and all trees planted to meet mitigation required of the approved plan, whichever is applicable, has been installed or preserved in accordance with the plan and is healthy prior to a certificate of occupancy.
2. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that street trees have been installed in accordance with the approved street tree planting plan and are healthy prior to a certificate of occupancy.
3. The developer shall receive approval of an administrative adjustment to the bicycle parking requirements or receive approval of a variance prior to a building permit.
4. The developer shall secure approval of a project plan for the areas labeled "Future Phases" of the project from the City Plan Commission prior to a building permit.
5. The developer shall screen all roof and/or ground mounted mechanical and utility equipment in compliance with 88-425-08.
6. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that all landscaping required of the approved plan has been installed in accordance with the plan and is healthy prior to a certificate of occupancy.
7. The developer shall submit an affidavit, prepared by an engineer licensed in the State of Missouri, verifying that all outdoor lighting has been installed in accordance with approved plans and that lighting levels do not exceed that shown on the approved lighting plan at the property lines prior to a certificate of occupancy.
8. All signage shall conform to 88-445 and shall require a sign permit prior to installation.

9. The developer shall be responsible for tree preservation in an easement or platted tract in accordance with 88-424. This requirement shall be satisfied prior to issuance of a certificate of occupancy, or prior to the recording of the final plat, whichever occurs first.
10. Prior to any certificate of occupancy is issued for each phase, a final plat must be approved by the City and recorded with the County Recorder of Deeds.
11. Prior to the first certificate of occupancy issued a sign must be placed at the terminus of N.W. 109th Street stating "End City Maintenance".
12. The developer shall enter into a covenant agreement for the maintenance of any stormwater detention area tracts as required by the Land Development Division, prior to recording the plat.
13. The north half of N.W. 108th Street shall be improved to collector street standards as required by Chapter 88, to current standards, including curbs, gutters, sidewalks, streetlights, relocating any utilities as may be necessary, and adjusting vertical grades for the road, and obtaining required permits from the Land Development Division for said improvement prior to recording the plat or prior to issuance of a building permit, whichever occurs first.
14. The developer shall submit a macro storm drainage study with the first plat or phase, from a Missouri-licensed civil engineer to the Land Development Division showing compliance with current adopted standards in effect at the time of submission, including water quality BMP's, to the Land Development Division for review and acceptance for the entire development area, and submit a micro storm drainage study with each subsequent plat or phase showing compliance with the approved macro and adopted standards. The developer shall secure permits to construct any improvements as necessary to mitigate impacts from rate, volume, and quality of runoff from each proposed phase, prior to recording the plat or prior to issuance of a building permit, whichever occurs first, as required by the Land Development Division.
15. The developer shall submit verification of vertical and horizontal sight distance for the drive connection to public right-of-way to the Land Development Division and make improvements to ensure local jurisdiction and/or minimum AASHTO adequate sight distance standards are met, prior to issuance of any certificate of occupancy.
16. The developer shall pay impact fees as required by Chapter 39 of the City's Code of Ordinances, as required by the Land Development Division.
17. The developer shall submit an analysis to verify adequate capacity of the existing sewer system as required by the Land Development Division prior to issuance of

- a building permit to connect the private system to the public sewer main and depending on adequacy of the receiving system, make other improvements as may be required.
18. The developer shall secure permits to extend public sanitary and storm water conveyance systems to serve all proposed lots within the development and determine adequacy of receiving systems as required by the Land Development Division, prior to recording the plat or issuance of a building permit whichever occurs first.
 19. The developer shall obtain the executed and recorded City approved grading, temporary construction, drainage/sewer, or any other necessary easements from the abutting property owner(s) that may be required prior to submitting any public improvements crossing properties not controlled by the developer and include said document(s) within the public improvement applications submitted for permitting.
 20. The developer shall submit a streetscape plan for approval and permitting by the Land Development Division prior to beginning construction of the streetscape improvements in the public right-of-way, and construct ADA compliant ramps at all required locations where new private drives are being added, or where existing sidewalks are modified or repaired.
 21. The developer shall submit plans for grading, siltation, and erosion control to the Land Development Division for review and acceptance, provide a copy of the Storm Water Pollution Prevention (SWPP) plan submitted to the Missouri Department of Natural Resources (MDNR) and secure a site disturbance permit for any proposed disturbance area equal to one acre or more prior to beginning any construction activities.
 22. The developer shall cause the area to be platted and processed in accordance with Chapter 88, Code of Ordinances of the City of Kansas City, Missouri.
 23. Fire hydrants shall be installed and operable prior to the arrival of any combustible building materials onto the site. (IFC-2018 § 501.4 and 3312.1; NFPA 241-2013 § 8.7.2). Fire hydrant distribution shall follow IFC-2018 Table C102.1.
 24. Buildings equipped with a fire standpipe system shall have an operable fire hydrant within 100 feet of the Fire Department Connection (FDC). (IFC2018 § 507.5.1.1)
 25. All required Fire Department access roads shall be an all-weather surface. (IFC-2012: § 503.2.3). Fire Department access roads shall be provided prior to construction/demolition projects begin. (IFC-2018 § 501.4 and 3310.1; NFPA 241-2013 § 7.5.5) Required Fire Department access roads shall designed to

support a fire apparatus with gross axle weight of 85,000 pounds. (IFC-2018: § 503.2.3) The turning radius for Fire Department access roads shall be 30 feet inside and 50 feet outside radius. (IFC-2018: § 503.2.4) and shall provide fire lane signage on fire access drives.

26. The developer shall meet the fire flow requirements as set forth in Appendix B of the project International Fire Code 2018. (IFC-2018 § 507.1)
27. New buildings shall have approved radio coverage for emergency responders within the building based on the existing coverage levels of the public safety communication systems utilized by the jurisdiction, measured at the exterior of the building. This section shall not require improvement of the existing public safety communication systems. (IFC 2018 510.1) and (NFPA1221)
28. Aerial fire apparatus access roads shall be provided for any building that is 30 feet in height or greater. Aerial fire apparatus roads are a minimum 26 feet wide, at least 15 feet away from the building but not more than 30 feet from the structure. (IFC-2018 § D105). Buildings exceeding three (3) stories or 30 feet in height shall have at least two means of fire apparatus access. (IFC-2018: § D104.1)
29. A full flow fire meter shall be required when the fire protection service line serves more than one building, or combination service lines 6 inches and larger, or that have private fire hydrants connected to them.
30. No water service tap permits will be issued until the public water main is released for taps.
31. Water/sewer service lines shall serve only one lot or tract and shall not cross a separate lot or tract.
32. The developer shall have a water flow test done to ensure there is adequate water pressure to serve the development.
33. The developer shall ensure that water and fire service lines should meet current Water Services Department rules and regulations prior to a certificate of occupancy.
34. Branch service lines one-and-one-half inches and larger in diameter for domestic water services or fire protection lines shall be connected to the main by cutting in a minimum 6" branch service tee, installing three gate valves, and two solid sleeves on the main. Line valves on the main shall be the same nominal size as the main.
35. The developer shall provide covenants to maintain private water mains acceptable to the Kansas City Water Services Department for any private water mains prior to the issuance of any building permits.

36. Water main extension plans shall be submitted to the Kansas City Water Services Department by a Missouri PE for review, approval, and contracts for extensions of the transmission main, distribution main, and public fire hydrants per the approved utility plan prior to issuance of building permits. The WME plans shall follow all Kansas City Water rules and regulations for water main extensions. The extension of approximately 2,800' of 12" public water main and approximately 500' of 24" transmission main along N.W. 108th Street as shown on the development plan shall be designed and under contract (permitted) with Kansas City Water Services Department prior to recording the final plat. The applicant must dedicate a 30' wide exclusive water main easement adjacent to the future 112th Street right-of-way along the northeast corner of the site as part of the final plat. The City will cost share the cost of the 24" portion of the watermain to the extent the cost of the 24" water main exceeds the cost of a 12" watermain for the length of the 24" water main, as funding is available.
37. The developer shall submit a preliminary stream buffer plan prior to approval of the plan in accordance with the Section 88-415 requirements.
38. The developer shall submit a final stream buffer plan for approval prior to issuance of any building permits and obtain permits for the stream buffer prior to removal of any mature riparian species within the buffer zones due to construction activities on the site, in accordance with the Section 88-415 requirements.
39. The developer shall grant on City approved forms, a stream buffer easement to the City, as required by Chapter 88 and the Land Development Division, prior to issuance of any stream buffer permits.
40. The developer shall obtain approval and any necessary permits from the United States Army Corps of Engineers for proposed wetland fills or alteration of the vegetated stream buffers prior to issuance of any site disturbance, grading, or stream buffer permits or approval of the final plat, whichever occurs first.
41. The developer shall provide covenants to maintain private storm sewer mains acceptable to the Kansas City Water Services Department for any private storm sewer mains prior to the issuance of any building permits.
42. The developer shall provide private storm drainage easements for any private storm sewer mains prior to the issuance of any building permits.
43. The developer shall secure permits to extend sanitary and storm water conveyance systems to serve all proposed lots within the development, prior to recording the plat or issuance of a building permit, whichever occurs first.

44. The developer shall enter into a covenant agreement for the maintenance of any storm water detention area tracts as required by the Land Development Division, prior to recording the plat.
45. The developer shall grant BMP easements to the City, prior to recording the plat or issuance of any building permits.
46. The developer shall submit a macro storm drainage study with the first plat or phase, from a Missouri-licensed civil engineer showing compliance with current adopted standards in effect at the time of submission, including water quality BMP's, for review and acceptance for the disturbed area, and submit a micro storm drainage study with each subsequent plat or phase showing compliance with the approved macro and adopted standards. The developer shall secure permits to construct any improvements as necessary to mitigate impacts from rate, volume, and quality of runoff from each proposed phase, prior to recording the plat or prior to issuance of a building permit, whichever occurs first.
47. The developer shall provide covenants to maintain private sanitary sewer mains acceptable to the Kansas City Water Services Department for any private sanitary sewer mains prior to the issuance of any building permits.
48. The developer shall provide covenants to maintain private water mains acceptable to the Kansas City Water Services Department for any private water mains prior to the issuance of any building permits.
49. The developer shall provide private (water, storm drainage, sanitary sewer) easements for any private mains prior to issuance of any building permits.
50. Internal utilities shall be private mains located within private easements and covered by covenants to maintain private utilities acceptable to the Kansas City Water Services Department.

A copy of said development plan is on file in the office of the City Clerk with this ordinance and is made a part hereof.

Section B. That the Council finds and declares that before taking any action on the proposed amendment and development plan hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Ahna Nanoski, AICP
Secretary, City Plan Commission

Approved as to form:

Sarah Baxter
Senior Associate City Attorney



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240524

Submitted Department/Preparer: City Planning

Revised 11/01/23

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Approving a development plan on about 60 acres, which also serves as a preliminary plat, for an industrial development in District M2-3 generally located at 10951 N Congress Avenue. (CD-CPC-2024-00038)

Discussion

- The proposed development will create 4 lots. There are 3 proposed buildings total, and one undeveloped lot for potential outdoor storage.
- The zoning allows for the proposed use.
- Internal drives will be privately owned and maintained.
- See staff report for details.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Not applicable as this is a zoning ordinance authorizing physical development on subject property.
3. How does the legislation affect the current fiscal year?
Not applicable as this is a zoning ordinance authorizing physical development on subject property.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
The proposed ordinance will approve construction of public infrastructure at the cost of the developer and dedication of land for future right of way, which will be constructed and maintained by the City in the future.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

This ordinance authorizes physical development of the subject property, which may generate revenue.

Office of Management and Budget Review

(OMB Staff will complete this section.)

- 1. This legislation is supported by the general fund. Yes No
- 2. This fund has a structural imbalance. Yes No
- 3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as this ordinance has no fiscal impact.

Citywide Business Plan (CWBP) Impact

- 1. View the [FY23 Citywide Business Plan](#)
- 2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
- 3. Which objectives are impacted by this legislation (select all that apply):
 - Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.
 - Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
 -

Prior Legislation

See staff report.

Service Level Impacts

No impact expected.

Other Impacts

1. What will be the potential health impacts to any affected groups?
This ordinance was not evaluated for potential health impacts,
2. How have those groups been engaged and involved in the development of this ordinance?
This project complies with the public engagement requirements in section 88-505-12.
3. How does this legislation contribute to a sustainable Kansas City?
The proposed development will create more construction of industrial development with the potential to enhance the economy in Kansas City as an industrial/logistic hub.
4. Does this legislation create or preserve new housing units?
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Private development proposal, privately funded.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?
No(Press tab after selecting)

