

ROBERT LUBIN, VA  
NEIL SAWYER, MA  
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MINJUN "AMY" OHUNG, DO



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August 28, 2024

VIA EMAIL:

Missouri Dept. of Economic Development  
Attn: CID Annual Report  
P.O. 1157  
Jefferson City, MO 65102  
Phone: 573-526-8004  
Email: [reddevelopment@ded.mo.gov](mailto:reddevelopment@ded.mo.gov)

VIA EMAIL:

Missouri Department of Revenue  
Attn: CID Annual Report  
P.O. Box 3380  
Jefferson City, MO 65105-3380  
Phone: 573-751-4876  
Email: [localgov@dor.mo.gov](mailto:localgov@dor.mo.gov)

VIA EMAIL AND  
FIRST CLASS MAIL:

City Clerk  
25th Floor, City Hall  
414 E. 12<sup>th</sup> Street  
Kansas City, MO 64106  
Phone: 816-513-6401  
Email: [clerk@kcmo.org](mailto:clerk@kcmo.org)

VIA EMAIL:

Missouri State Auditor  
Attn: CID Annual Report  
P.O. Box 869  
Jefferson City, MO 65102  
Phone: 573-751-4213  
Email: [moaudit@auditor.mo.gov](mailto:moaudit@auditor.mo.gov)

Re: Grand Reserve Community Improvement District  
Annual Report for FYE April 30, 2024

Ladies/Gentlemen:

Enclosed please find the Annual Report for the Grand Reserve Community Improvement District.

Please do not hesitate to contact me if you have any questions or if I may be of further assistance.

Very truly yours,

Robert Lubin

Enclosure

cc: Ms. Abbey Brinkley (via email w/encl. - [Abbey.Brinkley@kcmo.org](mailto:Abbey.Brinkley@kcmo.org))

ANNUAL REPORT FOR  
 GRAND RESERVE  
 COMMUNITY IMPROVEMENT DISTRICT (“CID”)  
 FISCAL YEAR ENDED APRIL 30, 2024

**SECTION I**

DATE OF REPORT SUBMITTAL: August 26, 2024

DISTRICT POINT OF CONTACT NAME: Douglas S. Stone, Esq.

POINT OF CONTACT PHONE AND EMAIL: 816-421-2500 dstone@lewisricekc.com

**SECTION II**

CURRENT BOARD MEMBERS AND CONTACT INFORMATION:

BOARD MEMBER NAME:	BOARD MEMBER EMAIL
Hasan Adelani	<a href="mailto:hasan.adelani@gmail.com">hasan.adelani@gmail.com</a>
Richard Linsmeier	<a href="mailto:rlinsmeier@rowellc.net">rlinsmeier@rowellc.net</a>
Denise Goodson	<a href="mailto:dmgoodson@lewisricekc.com">dmgoodson@lewisricekc.com</a>
VACANT	
VACANT	

### SECTION III

SERVICES PERFORMED DURING THE CURRENT FISCAL YEAR:

The CID did not provide any services.

### SECTION IV

*For this section provide the date of budget and report submittal that occurred during the fiscal year this report is regarding.*

DATE PROPOSED BUDGET WAS SUBMITTED: 1/31/2024

DATE ANNUAL BUDGET WAS ADOPTED: N/A\*

DATE ANNUAL REPORT WAS SUBMITTED: 8/28/2023

\*The District did not hold an annual meeting yet in 2024 for inability to obtain a quorum timely, as there are two vacant Director seats. The District project is in pre-development phase and there is not yet any revenue, nor any voter-approved revenue source at all. The District will endeavor to gather a quorum and hold a meeting.

**SECTION V**

RESOLUTIONS APPROVED DURING FISCAL YEAR (ATTACH COPIES):

RESOLUTION NUMBER	RESOLUTION TITLE

**SECTION VI**

REVENUE AND EXPENSES:

<b>REVENUE:</b>		
a) Cash on Hand (Beginning of Fiscal Year)		\$ 0.00
b) Sales/Use Tax Collections (Sales/Use Tax not yet imposed)		\$ 0.00
c) Special Assessment Collections (Special Assessment not to be imposed)		\$ 0.00
<b>TOTAL REVENUE:</b>		<b>\$ 0.00</b>
<b>EXPENSES:</b>		
I. Public Infrastructure Improvements:		
a)	\$ 0.00	
b)	\$ 0.00	
<b>SUB-TOTAL:</b>	<b>\$ 0.00</b>	
II. Interior Improvements:		
a)	\$ 0.00	
b)	\$ 0.00	
<b>SUB-TOTAL:</b>	<b>\$ 0.00</b>	
III. Exterior Improvements:		
a)	\$ 0.00	
b)	\$ 0.00	
<b>SUB-TOTAL:</b>	<b>\$ 0.00</b>	
IV. Services:		
a)	\$ 0.00	
b)	\$ 0.00	
<b>SUB-TOTAL:</b>	<b>\$ 0.00</b>	
V. Other Expenses:		
a) Transfer to Special Allocation Fund*	\$ 0.00	
b) Disbursements for Qualified CID Reimbursable Costs	\$ 0.00	
c) Operating and Administrative Costs	\$ 0.00	
<b>EXPENSES SUB-TOTAL:</b>		
I. Public Infrastructure Improvements	<b>\$ 0.00</b>	
II. Interior Improvements	<b>\$ 0.00</b>	
III. Exterior Improvements	<b>\$ 0.00</b>	
IV. Services	<b>\$ 0.00</b>	
V. Other Expenses	<b>\$ 0.00</b>	
<b>TOTAL EXPENSES:</b>	<b>\$ 0.00</b>	

<b>TOTAL REVENUE:</b>		<b>\$</b>	<b>0.00</b>
<b>LESS TOTAL EXPENSES:</b>		<b>\$</b>	<b>0.00</b>
<b>BALANCE:</b>		<b>\$</b>	<b>0.00</b>

\*Until the termination of the Grand Reserve Tax Increment Financing Plan (the "TIF Plan"), one half of the CID Sales Tax revenue will be captured as economic activity taxes in accordance with the TIF Plan for deposit in the Special Allocation Fund maintained with respect to the TIF Plan.

**SUBMIT FORM AND ATTACHMENTS TO:**

Missouri Dept. of Economic Development  
 Attn: CID Annual Report  
 P.O. 1157  
 Jefferson City, MO 65102  
 Phone: 573-526-8004  
 Email: [redevelopment@ded.mo.gov](mailto:redevelopment@ded.mo.gov)

City Clerk  
 25th Floor, City Hall  
 414 E. 12<sup>th</sup> Street  
 Kansas City, MO 64106  
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