

315 SE Main Street
Lee's Summit, MO 64063



Office: (816) 207-6032
www.bushyheadlaw.com

August 27, 2024

City Clerk
25th Floor, City Hall
414 E. 12th Street
Kansas City, MO 64106

Missouri Department of Economic Development
Attn: Community Improvement District Annual Report
P.O. Box 1157
Jefferson City, MO 65102

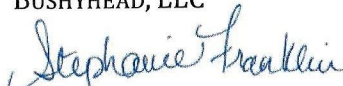
Re: Northland Gateway CID

Dear Sir/Madame,

Please find attached the Annual Report for the Northland Gateway Community Improvement District in both the City Form and State of Missouri DED form. During this initial short fiscal year, no meetings were held, and no resolutions passed, so there are no resolutions attached.

Please let me know if you have any questions or concerns.

Best Regards,
BUSHYHEAD, LLC


Stephanie Franklin
Administrative Assistant

SAF/saf
Attachments

c: Deb Herman and Justin White, via email

ANNUAL REPORT FOR
NORTHLAND GATEWAY
COMMUNITY IMPROVEMENT DISTRICT (“CID”)

SECTION I

DATE OF REPORT SUBMITTAL: 8/27/24

DISTRICT POINT OF CONTACT NAME: Deb Hermann

POINT OF CONTACT PHONE AND EMAIL: Deb_Hermann@nni.org
816-454-2000

SECTION II

CURRENT BOARD MEMBERS AND CONTACT INFORMATION

BOARD MEMBER NAME:	BOARD MEMBER EMAIL:
Justin White	jwhite@hutnmidwest.com
Jes McAdam-Sellers	jesmcsel@gmail.com
Deborah Hermann	deb_hermann@nni.org
Alyx Schwab	alyx.schwab@worldsoffun.com
Toby Hurst	toby.hurst@worldsoffun.com
Douglas Coleman	dcoleman@huntmidwest.com
Wiley (Trey) Meyer, III	tmeyer@midwaytrucks.com

SECTION III

SERVICES PROVIDED DURING THE CURRENT FISCAL YEAR:

The Northland Gateway Community Improvement District (Northland Gateway CID) provides revenue intended to pay for the design, acquisition and installation of public landscaping and streetscaping, sidewalks and other public improvements, with the purpose being to beautify the corridor and make the area more appealing and attractive to visitors to businesses in the District as well as to the motoring public passing through the corridor. District revenue will also be used to pay for mowing services, repairs and maintenance to public improvements (at the discretion of the Board) and security within the District, as well as District operating costs.

All services provided conformed to the approved budget.

The district is in the process of putting in place a Cooperative Agreement with the City but has not yet finalized the Agreement.

SECTION IV

DATE PROPOSED BUDGET WAS SUBMITTED: No budget was submitted in FY24

DATE ANNUAL BUDGET WAS ADOPTED: Budget was not adopted until FY25

DATE ANNUAL REPORT WAS SUBMITTED: Not Applicable

SECTION V

RESOLUTIONS APPROVED DURING FISCAL YEAR (ATTACHED COPIES):

RESOLUTION NUMBER	RESOLUTION TITLE
	There were no meetings held during the time period of FY24.

SECTION VI

REVENUE AND EXPENSES: *

REVENUE:		
a) Sales/Use Tax Collections	\$ 0.00	
b)	\$	
c)	\$	
d)	\$	
e)	\$	
f)	\$	
g)	\$	
h)	\$	
i)	\$	
j)	\$	
TOTAL REVENUE:		\$ 0.00
EXPENSES:		
I Public Infrastructure Improvements:		
a)	\$	
b)	\$	
c)	\$	
d)	\$	
e)	\$	
f)	\$	
g)	\$	
h)	\$	
i)	\$	
j)	\$	
SUB-TOTAL		\$ 0.00
II. Interior Improvements:		
a)	\$	
b)	\$	
c)	\$	
d)	\$	
e)	\$	
f)	\$	
g)	\$	
h)	\$	
i)	\$	
j)	\$	
SUB-TOTAL:		\$ 0.00

SECTION VI CONTINUED

REVENUE AND EXPENSES CONTINUED:

III. Exterior Improvements		
a)	\$	
b)	\$	
c)	\$	
d)	\$	
e)	\$	
f)	\$	
g)	\$	
h)	\$	
i)	\$	
j)	\$	
SUB-TOTAL		\$ 0.00
IV. Services		
a)	\$ 0.00	
b)	\$ 0.00	
c)	\$	
d)	\$	
e)	\$	
f)	\$	
g)	\$	
h)	\$	
i)	\$	
j)	\$	
SUB-TOTAL		\$0.00
V. Other Expenses		
a)	\$	
b)	\$	
c)	\$	
d)	\$	
e)	\$	
f)	\$	
g)	\$	
h)	\$	
i)	\$	
j)	\$	
SUB-TOTAL		\$ 0.00

EXPENSES SUB-TOTAL		
I. Public Infrastructure Improvements	\$ 0.00	
II. Interior Improvements	\$ 0.00	
III. Exterior Improvements	\$ 0.00	
IV. Services	\$ 0.00	
V. Other Expenses	\$ 0.00	
TOTAL EXPENSES		\$0.00
TOTAL REVENUE:		\$ 0.00
LESS TOTAL EXPENSES		\$ 0.00
BALANCE:		\$ 0.00

* Sales and Use Tax has not yet been implemented, therefore there is no revenue or expenses for FY24

SUBMIT FORM AND ANY ATTACHMENTS TO:

Missouri Dept. of Economic Development
 Attn: CID Annual Report
 P.O. Box 1157
 Jefferson City, MO 65102
 Phone: 573-522-8004
 Email: redvelopment@ded.mo.gov

City Clerk
 25th Floor, City Hall
 414 E. 12th Street
 Kansas City, MO 64106
 Phone: 816-513-6401
 Email: clerk@kcmo.org

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

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

MISSOURI DEPARTMENT OF ECONOMIC DEVELOPMENT
COMMUNITY IMPROVEMENT DISTRICT ANNUAL REPORT
05/01/2023 TO 04/30/2024 FISCAL YEAR

67.1471.4 RSMo “Within one hundred twenty days after the end of each fiscal year, the District shall submit a report to the Municipal Clerk, the Missouri Department of Revenue, the State Auditor, and the Missouri Department of Economic Development. The report shall state the services provided, revenues collected, and expenditures made by the district during such fiscal year; state the dates the District adopted its annual budget, submitted its proposed annual budget to the municipality, and submitted its annual report tot the municipal clerk; and include copies of written resolutions approved by the Board during the fiscal year. The Municipal Clerk shall retain this report as part of the official records of the municipality and shall also cause this report to be spread upon the records of the governing body.”

Section 1: Description

1. Name of C.I.D. Northland Gateway Community Improvement District
2. Name of Municipality: Kansas City, Missouri
3. Reporting Period: 05/01/2023 04/30/2024
4. Person Preparing: Christine T. Bushyhead
5. Contact Information: Municipality
 - A. Responsible Department: City Planning and Development
 - B. Contact Person: Mario Vasquez
 - C. Phone: 816-513-6559 Fax:
 - D. Email Address: Mario.vasquez@kcmo.org
6. Contact Information: District
 - A. Chief Officer Governing Board: No election of officers until July 25, 2024
 - B. Phone: Fax:
 - C. Email Address:

7. Names of the members of the governing board of the C.I.D. as of the date of the most recent Annual Meeting.

Name	Representation	Term:
A. Justin White	Hunt Midwest Designee	4/11/2024 – 4/10/2028
B. Jes McAdam-Sellers	Worlds of Fun Designee	4/11/2024 – 4/10/2028
C. Deborah Hermann	Independent Director	4/11/2024 – 4/10/2028
D. Alyx Schwab	Worlds of Fun Designee	4/11/2024 – 4/10/2026
E. Toby Hurst	Worlds of Fun Designee	4/11/2024 – 4/10/2026
F. Douglas Coleman	Hunt Midwest Designee	4/11/2024 – 4/10/2026
G. Wiley (Trey) Meyer, III	Undesignated	4/11/2024 – 4/10/2026

8. Last Annual Meeting of the C.I.D.: None during FY24
9. C.I.D. Establishing Date: 4/11/2024
10. C.I.D. Establishing Ordinance: KCMO Ord. 240319

Section 2: Purpose

1. State the primary responsibility of the C.I.D., and the specific services provided during the previous fiscal year.

The Northland Gateway Community Improvement District (Northland Gateway CID) provides revenue intended to pay for the design, acquisition and installation of public landscaping and streetscaping, sidewalks and other public improvements, with the purpose being to beautify the corridor and make the area more appealing and attractive to visitors to businesses in the District as well as to the motoring public passing through the corridor. District revenue will also be used to pay for mowing services, repairs and maintenance to public improvements (at the discretion of the Board) and security within the District, as well as District operating costs.

All services provided will conform to the approved budget.

The district is in the process of putting in place a Cooperative Agreement with the City but has not yet finalized the Agreement.

No Services were provided during the 2024 Fiscal Year.

Section 3: Financials *

1. The C.I.D. is established as a:

X Political Subdivision Not-for-profit Corporation

2. State the total amount of C.I.D. revenues collected during the previous fiscal year, and list revenues by their source (special assessments, rent, fees, grants, etc.)

Amount	Source
\$ 0.00	

3. List all expenditures made by the C.I.D. during the previous fiscal year.

Amount	Source
\$ 0.00	

*The District was formed on 4/11/2024, and has not yet established Sales and Use Tax, therefore there is no revenue or expenses for FY24.

Section 4: Administration

1. Attach copies of any written resolutions approved by the governing board of the C.I.D. during the previous fiscal year.

The District was formed on 4/11/2024. There were no meetings held during the time period of FY24.

Send Report To:

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