

**Regular City Council Meeting  
Agenda Begins on Page 14**

**March 11, 2019**





**GLADSTONE CITY COUNCIL**  
**OPEN STUDY SESSION MEETING**  
**MONDAY, MARCH 11, 2019**

**AGENDA**

**TIME: 7:00 pm**

- 1. Medical Marijuana-** Padraic Corcoran of Williams and Campo, P.C., will provide a PowerPoint presentation on Amendment 2 and the concerns for local municipalities.





***Department of General Administration***

***Memorandum SCW19-02***

**TO:** Mayor and City Council

**FROM:** Scott Wingerson, City Manager

**DATE:** March 6, 2019

**SUBJECT:** Medical Marijuana

Associate Attorney, Padraic Corcoran of Williams and Campo, P.C., will be present Monday evening to update the City Council on medical marijuana. Included will be a general overview of Amendment 2, explanation of the variety of medical marijuana facilities and concerns for local municipalities. Attached please find a copy of the Powerpoint presentation.

If you should desire to discuss this matter in greater detail, please advise.



# Medical Marijuana

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WILLIAMS &  
CAMPO, P.C.

Presented February 21, 2019 by Padraic W. Corcoran

Missouri Municipal League

Medical Marijuana: Implications for Municipalities

PROVIDING LEGAL SOLUTIONS FOR LOCAL GOVERNMENTS

## Today's Roadmap

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- General Overview of Amendment 2
- Medical Marijuana Facilities
- Medical Marijuana Identification Cards
- Matters of local concern



## **Amendment 2 – General Overview**

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- Purpose - allow for the cultivation, production, transportation, and administration of marijuana to qualifying patients
- Designates the Department of Health and Senior Services as the regulatory, oversight body.

## **Amendment 2 – Timelines**

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- June 4, 2019 – Application forms and instructions for medical marijuana facilities, qualifying patients, and caregivers will be available.
- July 4, 2019 – Applications for identification cards for qualifying patients and caregivers will begin to be accepted.
- Aug. 3, 2019 – Facility applications will begin to be accepted.
- Aug. 4, 2019 – Deadline for approval of applications for identification cards accepted on July 4, 2019
- December 31, 2019 – Deadline for approval of facility applications accepted on August 3, 2019.



## Medical Marijuana Facilities

- Medical Marijuana Cultivation Facilities
- Medical Marijuana Infused Products Facilities
- Medical Marijuana Dispensary Facilities
- Medical Marijuana Testing Facilities

## Cultivation Facility

- Facility licensed to “acquire, cultivate, process, store, transport, and sell marijuana” to other medical marijuana facilities. Art. XIV, section 1.2(7).
- 3 Types – Art. XIV, section 1.3(8).
  - Indoor facility - maximum of thirty thousand square feet of flowering plant canopy space
  - Outdoor facility – maximum of two thousand eight hundred flowering plants
  - Greenhouse facility – may choose to be limited by either of the above maximums
- 1 per 100,000 inhabitants minimum. Art. XIV, section 1.3(15).
- Maximum of three licenses per entity. Art. XIV, section 1.3(8).





## Dispensary Facility

- Facility licensed to “acquire, store, sell, transport, and deliver marijuana, marijuana-infused products, and drug paraphernalia used to administer marijuana.” Art. XIV, section 1.2(8).
- 24 Dispensaries per United States congressional districts minimum. Art. XIV, section 1.3(17).
- Maximum of five licenses per entity. Art. XIV, section 1.3(9).



## Infused Products Facility

- Facility licensed to “acquire, store, manufacture, transport, and sell marijuana-infused products to a medical marijuana dispensary facility, a medical marijuana testing facility, or to another medical marijuana-infused products manufacturing facility.” Art. XIV, section 1.2(7).
- 1 license per 70,000 inhabitants minimum. Art. XIV, section 1.3(16).
- Maximum of three licenses per entity. Art. XIV, section 1.3(16)





## Testing Facility



- Facility certified by DHSS to “acquire, test, certify, and transport marijuana.” Art. XIV, section 1.2(10).
- May not be owned by an entity that owns another type of medical marijuana facility. Art. XIV, section 1.3(4).

## Medical Marijuana Identification Cards

- Qualifying Patient Identification Card
- Qualifying Patient Cultivation Identification Card
- Primary Caregiver Identification Card



## **Qualifying Patient Identification Card**

- Card issued to persons having a qualifying condition
- Qualifying conditions include:
  - cancer,
  - epilepsy,
  - glaucoma,
  - chronic medical conditions that cause severe,
  - persistent pain,
  - and chronic medical conditions normally treated with prescription medication that could lead to dependence
  - Art. XIV, Section 1.2(15)
- Requires certification by a physician

## **Qualifying Patient Cultivation Identification Card**



- Card for "a qualifying patient or his or her primary caregiver may obtain an identification card from the department to cultivate up to six flowering marijuana plants for the exclusive use of that qualifying patient." Art. XIV, section 1.3(12).
- Qualifying patients cultivating marijuana for medical use may possess up to a ninety-day supply, so long as the supply remains on property under their control. Art. XIV, section 1.3(14).
- Cultivation must be in an enclosed, locked facility equipped with security devices. Art. XIV, section 1.7(9).



### **Primary Caregiver Identification Card**

- Card for “individual twenty-one years of age or older who has significant responsibility for managing the well-being of a qualifying patient and who is designated as such on the primary caregiver's application for an identification card under this section or in other written notification to the department.” Art. XIV, section 1.2(14).
- A primary caregiver may possess a separate legal limit for each qualifying patient under their care and a separate legal limit for themselves if they are a qualifying patient. Art. XIV, section 1.3(14)
- May not have more than 3 qualifying patients under their supervision. Art. XIV, section 1.7(6).

### **Issues of Municipal Concern**

- Regulation of Medical Marijuana Facilities
- Employment
- Policing and revisions to Offense provisions
- Revenue



## **Regulation – Basics**

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- Cities may not expressly prohibit or effectively prohibit medical marijuana facilities. Art. XIV, section 1.7(11)
- Cities may regulate the “time, place, and manner” of the operation of medical marijuana facilities as long as the regulations are not “unduly burdensome on the operation” of the facility. Art. XIV, section 1.7(11)

## **Regulations – Spacing and Zoning**

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- “Unless allowed by the city, medical marijuana facilities may not be originally located within 1,000 feet of a elementary or secondary school, child day care facility, or church.” Art XIV, section 1.7(11)
- Zoning Classification
  - By Right in certain zoning districts?
  - Special Use Permit?
  - Overlay Zone?



## **Amendment 2 – Employment Issues**

- **Amendment 2**
  - Prohibits a person from bringing a claim against an employer due to an adverse employment action because the person worked or attempted to work under the influence of marijuana. Art. XIV, section 1.7(1)(d).
- **ADA Applicability**
  - Since the use of marijuana is still considered illegal drug use at the federal level, ADA most likely does not protect medical marijuana. *James v. City of Costa Mesa*, 700 F.3d 394 (9th Cir. 2012)
- **Personnel Policy**
  - Continue as a Drug Free Workplace?
  - Specific carve out for certain positions?

## **Amendment 2 – Changes to Policing and Offenses Chapters**

- **Possession of Marijuana**
  - Required to show identification card or equivalent card from another state. Art. XIV, section 1.5(1).
  - DHSS may limit the amount of marijuana that may be possessed. Art. XIV, section 1.3(13) & (14).
- **Smoking in public places prohibited.** Art. XIV, section 1.1 and Art. XIV, section 1.7(7)
- **Driving under the influence expressly prohibited.** Art. XIV, section 1.1.



### **Amendment 2 – Effects of Municipal Revenue**

- Additional, state 4% sales tax. Art. XIV, section 1.4(1).
- Local sales tax still applicable. Art. XIV, section 1.4(4).
- Prohibits additional taxes on the **sale** of marijuana. Art. XIV, section 1.4(5).
- Utilities

**WILLIAMS &  
CAMPO, P.C.**

### **Medical Marijuana**

**Contact Information:**

**Padraic W. Corcoran**

**Williams & Campo, P.C.**

**400 SW Longview Boulevard**

**Suite 210**

**Lee's Summit, Missouri 64081**

**(816) 524-4646**

**[pcorcoran@publiclawfirm.com](mailto:pcorcoran@publiclawfirm.com)**

PROVIDING LEGAL SOLUTIONS FOR LOCAL GOVERNMENTS





**CITY COUNCIL MEETING  
GLADSTONE, MISSOURI  
MONDAY, MARCH 11, 2019**

**CLOSED SESSION**

The City Council will meet in Closed Executive Session at 6:30 pm Monday, March 11, 2019, in the City Manager's office, Gladstone City Hall, 7010 North Holmes, Gladstone, Missouri. The Closed Executive Session is closed pursuant to RSMo. Open Meeting Act Exemption 610.021(1) for Litigation and Confidential or Privileged Communications with Legal Counsel, 610.021(2), Real Estate Acquisition Discussion and 610.021(9) Employee Groups.

**OPEN STUDY SESSION 7:00 PM**

1. **Medical Marijuana-** Padraic Corcoran of Williams and Campo, P.C., will provide a PowerPoint presentation on Amendment 2 and the concerns for local municipalities.

**REGULAR MEETING: 7:30 PM**

**TENTATIVE AGENDA**

1. Meeting Called to Order.
2. Roll Call.
3. Pledge of Allegiance to the Flag of the United States of America.
4. Approval of Agenda.
5. Approval of the February 25, 2019, Closed City Council Meeting Minutes.



**6. Approval of the February 25, 2019, Regular City Council Meeting Minutes.**

**7. PROCLAMATION:** American Legion Centennial Day

**8. CONSENT AGENDA**

**APPROVE OUTDOOR SPECIAL EVENTS:**

C3 Kansas City Church Easter Egg Hunt, 7600 N. Troost Avenue, Oak Grove Park, Saturday, April 13, 2019; 11:00 am to 1:00 pm.

Spring Beautification Event, 7512 NE Antioch Road, Happy Rock Park West, Friday, April 26 through Sunday, April 28, 2019; 8:00 am to 5:00 pm daily.

Spring Brush drop off, 4000 NE 76<sup>th</sup> Street, Public Works Facility, Friday, May 3 through Sunday, May 5, 2019; 8:00 am to 5:00 pm daily.

Household Hazardous Waste Event, 7512 NE Antioch Road, Happy Rock Park West, Saturday, May 11, 2019; 8:00 am to 12:00 pm.

**APPROVE BUILDING PERMIT:** Wash House, 6309 NE Antioch Road, Gladstone, Missouri, 64119, addition to the front of the building.

**REGULAR AGENDA**

**9. Communications from the Audience.**

**10. Communications from the City Council.**

**11. Communications from the City Manager.**

**RESOLUTION R-19-12** A Resolution amending or revising the 2019 General Fund, Community Center Parks Sales Tax Fund, Public Safety Sales Tax Fund, Capital Improvement Sales Tax Fund, Transportation Improvement Sales Tax Fund, Capital Equipment Replacement Fund, and Combined Water and Sewage System Fund, for the City of Gladstone, Missouri, and authorizing expenditures of funds.

**12.RESOLUTION R-19-13** A Resolution authorizing the City Manager to execute a contract with Genesis Environmental Solutions, Incorporated in



the total amount not to exceed \$31,842.00 for the painting of the outdoor swimming pool; Project OP1957.

**13. Other Business.**

**14. Adjournment.**

**Representatives of the News Media may obtain copies of this notice by contacting:**

City Clerk Ruth Bocchino	Posted at 3:00 pm
City of Gladstone	March 7, 2019
7010 North Holmes	
Gladstone, MO 64118	
816-423-4096	





**MINUTES  
REGULAR CITY COUNCIL MEETING  
GLADSTONE, MISSOURI  
MONDAY, FEBRUARY 25, 2019**

**PRESENT:** Mayor Bill Garnos  
Mayor Pro Tem Carol Suter  
Councilmember Jean Moore  
Councilman R.D. Mallams  
Councilman Kyle Yarber

City Manager Scott Wingerson  
Assistant City Manager Bob Baer  
City Clerk Ruth Bocchino  
Attorney Chris Williams

**Item No. 1. On the Agenda.** Meeting Called to Order.

**Mayor Garnos** opened the Regular City Council Meeting Monday, February 25, 2019, at 7:30 pm in the Gladstone City Council Chambers.

**Item No. 2. On the Agenda.** ROLL CALL.

All Councilmembers were present.

**Item No. 3. On the Agenda.** PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA.

**Mayor Garnos** asked all to join in the Pledge of Allegiance to the Flag of the United States of America and thanked VFW Post 10906: Charlie Cram, Joe Liles, Carla Gleaton, and Stan Stoner for posting the Colors.

**Item No. 4. On the Agenda.** Approval of Agenda.

The agenda was approved as published.

**Item No. 5. On the Agenda.** Approval of the February 11, 2019, Closed City Council Meeting Minutes.

**Councilmember Moore** moved to approve the minutes of the February 11, 2019, Closed City Council meeting as presented. **Councilman Yarber** seconded. The Vote: "aye", Councilman



Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0)

**Item No. 6. On the Agenda.** Approval of the February 11, 2019, Regular City Council Meeting Minutes.

**Councilmember Moore** moved to approve the minutes of the February 11, 2019, Regular City Council meeting as presented. **Mayor Pro Tem Suter** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0)

**Item No. 7. On the Agenda.** **CONSENT AGENDA.**

Following the Clerk’s reading:

**Councilmember Yarber** moved to approve the Consent Agenda as published. **Councilman Mallams** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0)

**Councilmember Yarber** moved to approve the Outdoor Special Events:

Sounds on the Square, 602 NE 70<sup>th</sup> Street, Linden Square, Friday June 14; Friday June 21; Saturday June 22; Friday June 28; Friday July 12; Saturday July 13; Friday July 19; Friday July 26; Friday August 9; Saturday August 10; Friday August 16; Friday August 23; Friday August 30; Friday September 13; Saturday September 14; Friday September 20; Friday September 27; Friday October 12; 7:00 pm-9:30 pm.

Gladstone Farmer’s Market, 602 NE 70<sup>th</sup> Street, Linden Square, May 1-October 26; Wednesdays 2:00 pm-6:00 pm; Saturdays 8:00 am-1:00 pm.

Drive-In at the Square, 602 NE 70<sup>th</sup> Street, Linden Square, Saturday May 25, Saturday June 29, Saturday July 27, Saturday August 31, Saturday October 26, 7:00 pm-11:00 pm.

Walk-N-Wag, 7511 NE Antioch Road, Happy Rock Park East (softball complex) Saturday April 6, 8:00 am-12:00 pm.

Flashlight Easter Egg Hunt, 7511 NE Antioch Road, Happy Rock Park East (softball complex), Friday April 12, 7:00 pm-8:30 pm.

Touch a Truck, 7512 NE Antioch Road, Happy Rock Park West, Saturday May 4, 10:00 am-12:00 pm.

Food-Art-Drink Festival, 602 NE 70<sup>th</sup> Street, Linden Square, Friday June 21, 5:00 pm-10:00 pm; Saturday June 22, 12:00 pm-10:00 pm.

Fiesta on the Square, Linden Square, Saturday September 14, 6:00 pm-10:00 pm.



Whiskey Fest, 602 NE 70<sup>th</sup> Street, Linden Square, Saturday October 12, 4:00 pm-10:00 pm.

**Councilman Mallams** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos.  
(5-0)

**Councilmember Yarber** moved to approve the Financial Month End for January 2019. **Councilman Mallams** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos.  
(5-0)

## **REGULAR AGENDA.**

### **Item No. 8. On the Agenda. Communications from the Audience.**

There were no communications from the audience.

### **Item No. 9. On the Agenda. Communications from the City Council.**

**Councilman Yarber** stated: *“I attended a few events; the Assistant City Manager and I attended the Missouri Municipal League Legislative Conference. We got to speak to several of our Representatives and Senators from this area. Certainly the issue that has already come up about our funds from courts, certainly that came up. Also, last week I attended the Northland Regional Chamber of Commerce. They had a Mayoral Forum. We got to see the Mayor candidates. It’s the first time that I’ve seen most of them. I got to talk with them and so since we are surrounded, eventually, on all sides by Kansas City, this is important to get an idea of who we may be dealing with for the next few years. Also, as always, hats off to Public Works. You guys have been literally working overtime. It has been a non-stop wave after wave and you guys have been on top of it. Keeping what we are known for, you guys have been allowing us to keep bragging about it.”*

**Councilmember Moore** stated: *“Thank you, Mayor. My husband and I had the opportunity this year again to volunteer at the Daddy-Daughter Dance on the 15<sup>th</sup> and as always, it was a huge, huge event and very, very successful; I understand it was for both evenings, even though the weather was a little dicey. We had special escorts for the young ladies when they were dropped off and then escorted into the building. It was fun event, and again, a great job by all the Parks and Recreation and Cultural Arts staff to put that on. It’s a really fun event for the city. Last Friday night, I attended the chili cook off between the Fire Department and the Police Department. It was pretty fun. Of course, the Fire Department was vying to get back on top, and they did it. Jason Lawson won the cook off, Kiersten Seago got second, and Curtis Norris got third, so the Fire Department screamed past the Police Department this year and took that trophy. It was a fun event. It’s great for the citizens, they seem to really enjoy tasting the chili and it seemed to be fun for all the participants too. Hats off to them for their efforts.”*



**Mayor Pro Tem Suter** stated: *"Thank you, Mayor. Several things. I've got to get things off my mind so I don't forget them long term. Last week I attended the meeting of the Gladstone TIF Commission which, bless their hearts, they elected officers. I always thank those folks for being willing to show up once a year and elect officers and to give them an opportunity to see what is going on in the city, and that's about it. If we ever need a TIF Commission, we have got to keep doing it. I appreciate them quite a bit. I attended the NRCC lunch with the Mayor's last week and the Mayor's Caucus, the Regional Mayor's Caucus, met with Regional Legislators last Friday and talked about some of those issues. It sounds like a compromise has been reached on the Municipal Court Bill between the House and the Senate; it passed the Senate, so hopefully it will get through the house. There may be some relief on this failure to appear business. It's, of course, not a clean thing. It creates a whole new administrative process but it is supposed to achieve something. Some other highway and transportation updates for the region: MODOT has announced that the Friday after Memorial Day the intersection/interchange at I-35 and 152, just outside Liberty, will be closed completely for four months. This is the project where they are redoing the interchange and 152 going into Liberty. It will be completely closed for four months and then the project is supposed to end by the end of 2020, at least a year and a half; for the interchange to get done. When the interchange is done, then Liberty starts their project from the interchange of 152 into 291. They are going to be widening that road. It will be a whole new interchange. Traffic will all be redirected. Rethink if you every want to go to Liberty in the next couple of years. Another good one was Kansas City finally has acquired all of the Rights-of-Way on Brighton. This year the rebuilding and widening of Brighton Road will be started from 58<sup>th</sup> Street to Pleasant Valley Road. They aren't saying an end date but it will probably be at least two years for that project. It's a huge project but it's always key when you get the Rights-of-Way. Both of those projects are really made possible by the TIF funding, by the TIF Commission. The City of Kansas City always short-shifts us here North of the river so there are other options that help. I just learned today in preparation for the MARC Board meeting tomorrow, that the Missouri Commission on Highways, Highway Commission, has voted to change the distribution formula for STIP funds, which is the State Transportation funding from State Highways. If you may have recalled, the newest version of that Commission contains no representation from any urban area in the State of Missouri. Nobody from Kansas City, nobody from St. Louis, nobody from Springfield. It's all rural representation. So guess what they decided to do? They changed the formula beginning in fiscal 2022; it will shift 8%-12% of funding from urban areas to rural areas. Urban areas will be last. MARC tried to get them to delay voting on it so that folks could have a chance to put together the statistics and give them better information, but they didn't wait. It's a tough road to hoe around getting transportation projects funded anymore. A story to share: Last fall I went to the National League of Cities Convention which I have done for a long time, and attended a session where NLC announced a new project. They are doing collaboration with the National Economic Development Firm, TIP Strategies, for first tier suburbs cities to make economic development strategies available for first tier suburbs that are specific to first tier suburbs. As the roll out of this thing, they are doing a competition; first tier suburbs across the country. The winning city would get a consultation and a unique economic development analysis and plan for your city, they normally charge around \$45,000.00 for this kind of a service. In exchange, the winner would have the obligation to host a Regional Forum, or Summit, on economic development, and then that winning city and its plan, because this will be an assessment and then a plan for economic development, will be featured at the NLC's convention, the National Convention in the fall, and on their website and all of their media*



*things. They will do a national roll out of it. Of course I'm sitting there going, 'we are going to have to apply for this'. On my way out of the meeting, I bumped into Ken Davis, he is a City Councilmember from Mission, Kansas, and he was like, 'so what do you think?' I thought, I'm going to go back and talk about Gladstone doing it. He said, well I want Mission to do it, so we said, why don't we partner? One of the conditions is that you could partner with another city and make two cities in the application, so I said OK. Let's partner, but Gladstone is the lead and we will host the thing if we win. Mr. Davis said OK, that's good. I said let's get the Mid America Regional Council involved because we have the first tier suburbs coalition, too. So we both came back home, talked to our City Administrators, and they got on board. They got together with MARC and the MARC staff actually wrote the application on behalf of Gladstone as the lead city and Mission as the partner, and they have filed it. And, the good news is WE WON! They have not made the national announcement yet. They will make it at the convention, the legislative convention in two weeks; week after next. So Gladstone will get to work with this consulting firm to develop an economic development strategy and plan. We will be hosting an economic development summit in the summer, and at the November Convention in San Antonio, we will be featured. My only question is: any chance we could get through our branding strategy before then so we would actually have a good look since the whole country is going to look at us?"*

City Manager Wingerson stated: *"That's a good goal."*

**Mayor Pro Tem Suter** stated: *"I want to thank the City Manager and others that you have pulled in for taking the time to work on it because they did have to get it. It took some extra time and energy to work with Laura Smith from Mission and with the MARC staff. I did get to see Lauren Palmer at the Mayor's Caucus the other day so I got to thank her for the work that MARC did. We couldn't have really done it on our own and they will use their Government Training Institute to be the mechanism for facilitating the Summit so that we have their mailing list, they will do all of that stuff so we don't have to do any of that. It will cost us a few bucks to host the Summit but in exchange we are getting a really fabulous opportunity, and then of course, the opportunity to be featured in November in San Antonio."*

**Mayor Garnos** stated: *"I don't have anything other than to just reiterate my thanks to Public Works and Parks and Recreation for all their work with the snow removal over the last couple of weeks. I get the privilege tomorrow of attending the Mayor's Prayer Breakfast downtown and then on Thursday, the State of the Cities, which is always a fun time and thanks to Austin, I think we have a great PowerPoint presentation to put Gladstone's best foot forward and show off all the good things that have happened here over the last year."*

**Item No. 10. On the Agenda. Communications from the City Manager.**

City Manager Wingerson stated: *"Yes, Mayor, just two things and then I'll ask Tim to step to the podium to talk about the pot-hole update. Following up on Mayor Pro Tem Suter's comments, a special thanks to Laura Smith in Mission. She got on board very quickly, a very quick conversation. It is a little bit of an expenditure, I think we have committed \$1,000.00 or \$1,500.00 per community. We have also committed to twist the arms of other first tier suburb members because they will benefit from this project in a similar fashion so hopefully our contribution can be reduced if Laura and I can twist some arms. Lauren Palmer, you may*



*remember, was the City Administrator of Parkville and Assistant City Administrator of Independence, so she is a northlander at heart. She was absolutely incredible. She grilled Laura and I very thoroughly to make sure that we knew what we were talking about and then she went above and beyond in filling out the application in a very short time period. I think Mayor Pro Tem Suter's absolutely correct, we couldn't have done it by ourselves, either Mission or Gladstone couldn't have done it by ourselves to the level of quality and thoroughness that MARC did. Special thanks to Lauren and everybody at MARC for their help in that. The second thing I have is a bit of a bummer. It's with regret and a heavy heart that I want to let you know that City Engineer Anthony Sands has accepted a position in Kansas City, Missouri. Anthony is a fantastic young engineer and the scale and scope of the projects that Anthony will work on in Kansas City, Missouri, things like an airport, things like a bridge that we have talked about a few times, things like that, has just drawn his attention. I think Tim said it best, we are sad to lose Anthony but we can't wait to see what is in his future moving forward. We are going to be proud, and somebody will sit in this seat one day and say 'you know, Anthony Sands used to work here; he started his career here in the City of Gladstone.' Director Nebergall, who has been a mentor and a friend to Anthony, and even more than those things probably, I think said it best: 'It's a little bit like a child leaving for college. You're sad for yourself, you're sad for your family dynamic changing, but you know it is for the best and it's part of the growth process.' I wanted to tell you that and publicly thank Anthony for his service and we will remember Anthony for a long, long time around here."*

Director Nebergall approached Council and stated: *"Mayor and Council, right now we are in full pot-hole mode. When the weather allows, we have three crews working filling pot-holes. Next week we are going to increase that to five crews, so we are actually going to pull some of our water crews. We still have Musselman and Hall coming in to do some permanent repairs. They are going to use an infra-red truck which basically heats up the asphalt and then does a permanent repair. Some of the things we are doing now are actually just throw and go, get them filled, until the weather breaks. You probably heard us talking about Musselman and Hall, we have been on top of their list for about three weeks. I think next week, pretty sure next week, weather allows. Also, we just had some preliminary discussions with McConnell and Associates to maybe have them help and come in to do some permanent repairs alongside us too, so they would actually do a mill and a fill, which is more of a permanent repair. There is a lot of pot-holes out there. We've got our crews broken up into sections, we have the city broken up into five quadrants. They started out on the main routes and moved into some of the side streets, obviously some of the pot-holes that were on the main routes are back again after the most recent snows. I know for a fact that on North Oak they are going to be out there again tomorrow and then we are going to try to take the next month and really get a good handle on this. We have got a preliminary street maintenance program put together and when the weather breaks we are going to review that again and make sure that we are getting to everything that we need to and probably have a real good plan for you in about a month when the weather breaks. We are trying to throw all resources that we can at it right now. Not making any excuses, we are trying to get through these next couple of weeks so we can make some permanent repairs."*

**Mayor Garnos** stated: *"Thanks, Tim, I know it has been an exceptionally bad year for pot-holes. I notice we even have bad pot-holes on Missouri Route 1, on the stretch up to 152 and I'm assuming MODOT will be their usual attentive selves to take care of that also."*



Director Nebergall stated: *"Yes, they will. I will make sure to reiterate and contact MODOT tomorrow to make sure that is part of our plan."*

**Mayor Garnos** stated: *"Most people now know where the pot-holes are so that is why everybody is swerving all over, including myself. There is a little path in and out of the neighborhood, two ways in and out of my neighborhood and they both are horrible, right where the seam ends with the concrete going to the asphalt, it's just a mess and I can barely sneak through there anymore. I have also had people tell me they have seen the pot-hole crews out already even when it didn't appear to be pot-hole fixing weather. I know you are on it."*

Director Nebergall stated: *"We are out there filling them trying to get them at least passable and then, like I said, when the weather breaks a little bit we will make the permanent repairs to get them permanently fixed."*

**Item No. 11. On the Agenda. FIRST READING BILL NO. 19-11** An Ordinance authorizing the City Manager to execute a Cooperative Agreement between the City of Gladstone and the Mid-America Regional Council (MARC) for funding operations of the Operation Green Light Traffic Control System.

**Councilman Mallams** moved Bill No. 19-11 be placed on its First Reading. **Councilmember Moore** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0). The Clerk read the Bill.

**Councilman Mallams** moved to accept the First Reading of Bill No. 19-11, waive the rule, and place the Bill on its Second and Final Reading. **Councilmember Moore** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0). The Clerk read the Bill.

**Councilman Mallams** moved to accept the Second and Final Reading of Bill No. 19-11, and enact the Bill as **Ordinance 4.462**. **Councilmember Moore** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0)

**Item No. 12. On the Agenda. FIRST READING BILL NO. 19-12** An Ordinance amending Title VI (Utilities and Taxes), Chapter 115 (Rights-Of-Way Management) of the Code of Ordinances, City of Gladstone, Missouri, for the purpose of updating the city's requirements for use of the Public Right-Of-Way and permitting of small wireless facilities.

**Mayor Pro Tem Suter** moved Bill No. 19-12 be placed on its First Reading. **Councilman Yarber** seconded. The Vote: "aye", Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0). The Clerk read the Bill.



**Mayor Pro Tem Suter** moved to accept the First Reading of Bill No. 19-12, waive the rule, and place the Bill on its Second and Final Reading. **Councilman Yarber** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0). The Clerk read the Bill.

**Mayor Pro Tem Suter** moved to accept the Second and Final Reading of Bill No. 19-12, and enact the Bill as **Ordinance 4.463**. **Councilman Yarber** seconded. The Vote: “aye”, Councilman Kyle Yarber, Councilman R.D. Mallams, Councilmember Jean Moore, Mayor Pro Tem Carol Suter, and Mayor Bill Garnos. (5-0)

**Item No. 13. On the Agenda.** Other Business.

Rebecca King, 1712 68<sup>th</sup> Street approached Council and stated: *“I’m a dog owner. So, living in the Northland, I’m looking for a dog park and it’s kind of hard. I just thought of an idea, how about the area that we already own, as Gladstone, that all of you may think it makes sense, perhaps, have you all been looking a little bit? I thought about the area just to the east of the pool. The pool runs north and south, so I thought maybe the area that is graduated and hilly and not good for anything really except for a dog, maybe. What would it take to look further into that?”*

**Mayor Garnos** stated: *“I appreciate your support for it. I don’t know about everybody up here but I know that a dog park has been on our radar for some time. We have taken some steps to try to identify different places that it might be appropriate and do some research into what is involved with a well-run, well-maintained dog park and identifying some of the costs features. I think we are very supportive and would very much like to see that at some point in the near future. I think that is about as much as I can say about a dog park at this point.”*

Ms. King stated: *“All right, could I propose an idea with a little bit more diagrams and what not?”*

**Mayor Garnos** stated: *“Absolutely, in fact that is one of the issues is that we have all been supportive of, a dog park, but there isn’t a long line of people at the podium saying, ‘geez we could sure use a dog park here’ so I appreciate your comments because that helps us to move things along. We know there is support out there but not people that are going to be coming to City Council every week saying, ‘where is the dog park you promised us two years ago.’ We appreciate your support and I’m optimistic in the next couple of years we may have an actual dog park. That is about as non-committal as I can be, but I’m trying to be candid, it is on our radar screen and supported. It’s not at ground zero, but the support will be appreciated when we get it there.”*

Ms. King replied *“Thank you.”*

**Item No. 14. On the Agenda.** Adjournment.

**Mayor Garnos** adjourned the February 25, 2019, Regular City Council meeting at 7:59 pm.



Respectfully submitted:

---

Ruth E. Bocchino, City Clerk

Approved as presented: \_\_\_\_

Approved as modified: \_\_\_\_

---

Mayor Bill Garnos





## ***Request for Council Action***

RES ☐ # City Clerk Only

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 3/4/2019

Department: Community Development

Meeting Date Requested: 3/11/2019

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: Outdoor Special Event Permit

Background: The C3 Kansas City Church will be hosting a free Easter Egg Hunt for the community. The event will have a variety of fun activities in conjunction with the hunt. The event will take place on Saturday, April 13, 2019 from 11:00am – 1:00pm, with an estimated attendance of 500.

Budget Discussion: Funds are budgeted in the amount of \$ 0.00 from the N/A Fund. Ongoing costs are estimated to be \$ 0.00 annually. Previous years' funding was \$0.00

Public/Board/Staff Input: See attached letter of transmittal

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor

Alan Napoli  
Community Development Administrator / Building Official



# LETTER OF TRANSMITTAL



**CITY OF GLADSTONE**  
**Community Development Department**  
**P.O. Box 10719**  
**Gladstone, Missouri 64188-0719**  
**Tel. (816) 436-2200 Fax (816) 436-2228**



**TO: CITY COUNCIL**  
**FROM: COMMUNITY DEVELOPMENT**  
**DATE: MARCH 4, 2019**  
**PERMIT NO.: BP-19-00135**  
**RE: TYPE 4 OUTDOOR SPECIAL EVENT**

**NAME OF EVENT: EASTER EGG HUNT**  
**LOCATION OF EVENT: 7600 N. TROOST AVENUE**  
**OAK GROVE PARK**  
**DATE OF EVENT: SATURDAY, APRIL 13, 2019**  
**TIME OF EVENT: 11:00AM – 1:00PM**  
**EST. ATTENDANCE: 500**

## REQUESTED TEMPORARY VARIANCE:

- ☐ Section 2.120.050 Noise prohibited.
- ☐ Section 2.130.010(2) Park rules and regulations (hours).
- ☐ Section 2.130.010(13) Park rules and regulations (alcoholic beverages).
- ☐ Section 2.135.040 Prohibition of smoking on or within all public park grounds.
- ☐ Section 2.140.040 Public fireworks display prohibited, exceptions.
- ☐ Section 5.110.1800 Drinking in public.
- ☐ Section 5.160.230(a) Street use permit (street use permit allowed).
- ☒ Section 9.1600.110 Temporary signs.
- ☐ Other – Section \_\_\_\_\_
- ☐ Other – Section \_\_\_\_\_

**REMARKS:** C3 Kansas City Church in conjunction with the Gladstone Parks, Recreation, and Cultural Art Department will host an Easter Egg Hunt that will be free to the community. In addition to the hunt, there will be a bounce house, food truck, and other fun activities.

Signed: \_\_\_\_\_

Alan D. Napoli, C.B.O.

Community Development Administrator / Building Official

## ATTACHMENT(S):

☒ Map

☐ Other \_\_\_\_\_





## Gladstone, MO



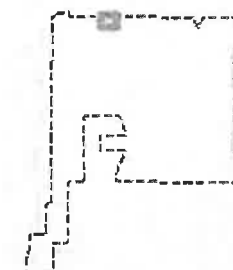
333.3 0 166.67 333.3 Feet

1 in. = 167 ft.



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION



### Legend

- Stop Sign
- KCPL Lights
- Gladstone Lights
- School Point
- Bike Parking
- Bus Stop
- Point of Interest
- Church
- Apartiment Point
- Street Centerline
- Edge Of Pavement
- Driveway
- City Limits
- Parcel
- House Number
- School Polygon
- Villages
- Apartiment Polygon

### Notes





## ***Request for Council Action***

RES ☐ # City Clerk Only

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 3/4/2019

Department: Community Development

Meeting Date Requested: 3/11/2019

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: Outdoor Special Event Permit

Background: Public Works Department will be holding their annual Bulk Item Trash Drop-Off for the residents of Gladstone. The event will take place at Happy Rock Park West. The event will take place Friday, April 26, 2019 thru Sunday, April 28, 2019 from 8:00am – 5:00pm daily, with an estimated attendance of 2,000.

Budget Discussion: Funds are budgeted in the amount of \$ 0.00 from the N/A Fund. Ongoing costs are estimated to be \$ 0.00 annually. Previous years' funding was \$0.00

Public/Board/Staff Input: See attached letter of transmittal

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor

Alan Napoli  
Community Development Administrator / Building Official



# LETTER OF TRANSMITTAL



**CITY OF GLADSTONE**  
**Community Development Department**  
**P.O. Box 10719**  
**Gladstone, Missouri 64188-0719**  
**Tel. (816) 436-2200 Fax (816) 436-2228**



**TO: CITY COUNCIL**  
**FROM: COMMUNITY DEVELOPMENT**  
**DATE: MARCH 4, 2019**  
**PERMIT NO.: BP-19-00160**  
**RE: TYPE 4 OUTDOOR SPECIAL EVENT**

**NAME OF EVENT: BULK ITEM TRASH DROP-OFF**  
**LOCATION OF EVENT: 7512 NE ANTIOCH ROAD**  
**HAPPY ROCK PARK WEST**  
**DATE OF EVENT: FRIDAY, APRIL 26, 2019 THRU SUNDAY, APRIL 28, 2019**  
**TIME OF EVENT: 8:00AM – 5:00PM DAILY**  
**EST. ATTENDANCE: 2000**

## REQUESTED TEMPORARY VARIANCE:

- ☒ Section 2.120.050 Noise prohibited.  
☒ Section 2.130.010(2) Park rules and regulations (hours).  
☐ Section 2.130.010(13) Park rules and regulations (alcoholic beverages).  
☐ Section 2.135.040 Prohibition of smoking on or within all public park grounds.  
☐ Section 2.140.040 Public fireworks display prohibited, exceptions.  
☐ Section 5.110.1800 Drinking in public.  
☐ Section 5.160.230(a) Street use permit (street use permit allowed).  
☒ Section 9.1600.110 Temporary signs.  
☐ Other – Section \_\_\_\_\_  
☐ Other – Section \_\_\_\_\_

**REMARKS:** Public Works Department will be holding their annual Bulk Item Trash Drop-Off for Gladstone Residents. The event will take place in the parking lot of Happy Rock Park West.

Signed: \_\_\_\_\_

Alan D. Napoli, C.B.O.

Community Development Administrator / Building Official

## ATTACHMENT(S):

☒ Map

☐ Other \_\_\_\_\_





## Gladstone, MO



### Legend

- KCPL Lights
- Gladstone Lights
- School Point
- Bike Parking
- Bus Stop
- Point of Interest
- Church
- Apartment Point
- Street Centerline
- Edge Of Pavement
- Driveway
- City Limits
- Parcel
- House Number
- School Polygon
- Villages
- Apartment Polygon

1 in. = 333ft.



666.7 0 333.33 666.7 Feet

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THIS MAP IS NOT TO BE USED FOR NAVIGATION

### Notes





## *Request for Council Action*

RES ☐ # City Clerk Only

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 3/4/2019

Department: Community Development

Meeting Date Requested: 3/11/2019

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: Outdoor Special Event Permit

Background: Public Works will hold their annual brush and yard waste drop-off. The event will take place at the Public Works Facility. The event will take place Friday, May 3, 2019 thru Sunday, May 5, 2019 from 8:00am – 5:00pm daily, with an estimated attendance of 2000.

Budget Discussion: Funds are budgeted in the amount of \$ 0.00 from the N/A Fund. Ongoing costs are estimated to be \$ 0.00 annually. Previous years' funding was \$0.00

Public/Board/Staff Input: See attached letter of transmittal

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor

Alan Napoli  
Community Development Administrator / Building Official



# LETTER OF TRANSMITTAL



**CITY OF GLADSTONE**  
**Community Development Department**  
**P.O. Box 10719**  
**Gladstone, Missouri 64188-0719**  
**Tel. (816) 436-2200 Fax (816) 436-2228**



**TO: CITY COUNCIL**  
**FROM: COMMUNITY DEVELOPMENT**  
**DATE: MARCH 4, 2019**  
**PERMIT NO.: BP-19-00161**  
**RE: TYPE 4 OUTDOOR SPECIAL EVENT**

**NAME OF EVENT: BRUSH AND YARD WASTE DROP-OFF**  
**LOCATION OF EVENT: 4000 NE 76<sup>TH</sup> STREET**  
**PUBLIC WORKS FACILITY**  
**DATE OF EVENT: FRIDAY, MAY 3, 2019 THRU SUNDAY, MAY 5, 2019**  
**TIME OF EVENT: 8:00AM – 5:00PM DAILY**  
**EST. ATTENDANCE: 2000**

## REQUESTED TEMPORARY VARIANCE:

- ☒ Section 2.120.050 Noise prohibited.  
☐ Section 2.130.010(2) Park rules and regulations (hours).  
☐ Section 2.130.010(13) Park rules and regulations (alcoholic beverages).  
☐ Section 2.135.040 Prohibition of smoking on or within all public park grounds.  
☐ Section 2.140.040 Public fireworks display prohibited, exceptions.  
☐ Section 5.110.1800 Drinking in public.  
☐ Section 5.160.230(a) Street use permit (street use permit allowed).  
☒ Section 9.1600.110 Temporary signs.  
☐ Other – Section \_\_\_\_\_  
☐ Other – Section \_\_\_\_\_

**REMARKS:** Public Work Department will be holding their annual brush and yard waste drop-off.

Signed: \_\_\_\_\_

Alan D. Napoli, C.B.O.

Community Development Administrator / Building Official

## ATTACHMENT(S):

- ☒ Map  
☐ Other \_\_\_\_\_





## Gladstone, MO



### Legend

- Stop Sign
- KCPL Lights
- Gladstone Lights
- School Point
- Bike Parking
- Bus Stop
- Point of Interest
- Church
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- Parcel
- House Number
- School Polygon
- City Park
- Villages
- Apartment Polygon

### Notes

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## *Request for Council Action*

RES ☐ # City Clerk Only

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 3/5/2019

Department: Community Development

Meeting Date Requested: 3/11/2019

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: Outdoor Special Event Permit

Background: Public Works will be holding their annual Household Hazardous Waste Drop-Off for the residents of Gladstone. The event will take place at Happy Rock Park West. The event will take place on Saturday, May 11, 2019 from 8:00am – 12:00pm, with an estimated attendance of 250.

Budget Discussion: Funds are budgeted in the amount of \$ 0.00 from the N/A Fund. Ongoing costs are estimated to be \$ 0.00 annually. Previous years' funding was \$0.00

Public/Board/Staff Input: See attached letter of transmittal

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor

Alan Napoli  
Community Development Administrator / Building Official



# LETTER OF TRANSMITTAL



**CITY OF GLADSTONE**  
**Community Development Department**  
**P.O. Box 10719**  
**Gladstone, Missouri 64188-0719**  
**Tel. (816) 436-2200 Fax (816) 436-2228**



**TO: CITY COUNCIL**  
**FROM: COMMUNITY DEVELOPMENT**  
**DATE: MARCH 4, 2019**  
**PERMIT NO.: BP-19-00162**  
**RE: TYPE 4 OUTDOOR SPECIAL EVENT**

**NAME OF EVENT: HOUSEHOLD HAZARDOUS WASTE DROP-OFF**  
**LOCATION OF EVENT: 7512 NE ANTIOCH ROAD**  
**HAPPY ROCK PARK WEST**  
**DATE OF EVENT: SATURDAY, MAY 11, 2019**  
**TIME OF EVENT: 8:00AM – 12:00PM**  
**EST. ATTENDANCE: 250**

## REQUESTED TEMPORARY VARIANCE:

- ☒ Section 2.120.050 Noise prohibited.
- ☒ Section 2.130.010(2) Park rules and regulations (hours).
- ☐ Section 2.130.010(13) Park rules and regulations (alcoholic beverages).
- ☐ Section 2.135.040 Prohibition of smoking on or within all public park grounds.
- ☐ Section 2.140.040 Public fireworks display prohibited, exceptions.
- ☐ Section 5.110.1800 Drinking in public.
- ☐ Section 5.160.230(a) Street use permit (street use permit allowed).
- ☒ Section 9.1600.110 Temporary signs.
- ☐ Other – Section \_\_\_\_\_
- ☐ Other – Section \_\_\_\_\_

**REMARKS:** Public Works Department will be holding their annual Bulk Item Trash Drop-Off. The event will take place in the parking lot of Happy Rock Park West.

Signed: \_\_\_\_\_

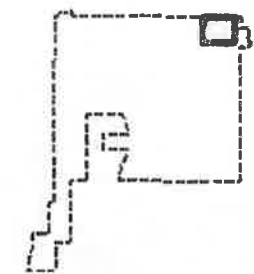
Alan D. Napoli, C.B.O.

Community Development Administrator / Building Official

## ATTACHMENT(S):

- ☒ Map
- ☐ Other \_\_\_\_\_





THIS MAP IS NOT TO BE USED FOR NAVIGATION



# LETTER OF TRANSMITTAL



**CITY OF GLADSTONE**  
**Community Development Department**  
**P.O. Box 10719**  
**Gladstone, Missouri 64188-0719**  
**Tel. (816) 436-2200 Fax (816) 436-2228**



**TO: CITY COUNCIL**

**FROM: COMMUNITY DEVELOPMENT**

**DATE: MARCH 4, 2019**

**BP FILE NO.: 19-00087**

**RE: WASH HOUSE (OLD QUIKTRIP)**

**WE ARE SENDING YOU:** ☒ Attached ☐ Separate  
☒ Staff Report ☒ Plans ☐ Pictures ☐ Specifications  
☒ Colored Elevation ☐ Other \_\_\_\_\_

**BUILDING PERMIT FOR:**

☐ New Construction ☒ Addition ☐ Remodel ☒ Tenant Finish

**TYPE OF CONSTRUCTION:**

☐ New Structure ☒ Interior and Exterior ☐ Interior Only  
☐ Exterior Only ☐ Other \_\_\_\_\_

**EXTERIOR MATERIALS:**

☐ EFIS ☐ Stucco ☐ Brick ☐ Metal  
☐ Wood ☐ Glass ☒ Stone ☒ Other Existing Split Face CMU ☐ N/A

**THESE ARE TRANSMITTED as checked below:**

☐ For Approval as Submitted  
☒ For Approval as Submitted with Additional Comments per Staff Report

**REMARKS:** The new owner of the old QuikTrip on NE Antioch Road will be converting the building to a self-serve laundry facility and adding an additional 1,200 square feet to the front of the existing structure. The equipment will all be non-currency machines.

The existing exterior split-face block materials will remain with a new stone wainscot. The new addition will match the existing building materials. There will be an accent band around the top of the building. All materials and colors meet with our Site Design Standards.

Copy to File

Signed: \_\_\_\_\_

Alan D. Napoli, C.B.O.  
Community Development Administrator/  
Building Official

Signed: \_\_\_\_\_

Bob Baer  
Assistant City Manager

Signed: \_\_\_\_\_

Scott C. Wingerson  
City Manager



<b><i>BUILDING PERMIT STAFF REPORT</i></b>	
<b>To:</b>	City Council
<b>From:</b>	Community Development
<b>BP File No.:</b>	19-00087
<b>Date:</b>	March 4, 2019

<b><i>GENERAL INFORMATION</i></b>	
<b>Business/Property Name:</b>	Wash House (Old QuikTrip)
<b>Applicant:</b>	Ed Reese, Quarter King, Inc.
<b>Status of Applicant:</b>	Owner of record
<b>Owner:</b>	Ed Reese, Quarter King, Inc.
<b>Requested Action:</b>	Approval of Building Permit
<b>Purpose:</b>	Addition to existing structure
<b>Location:</b>	6309 NE Antioch Road
<b>Size:</b>	Addition 1,248 sq. ft. / Total 4,200 sq. ft.

<b><i>ZONING</i></b>	
<b>Existing Land Use:</b>	CP-3
<b>Surrounding Land N:</b>	C-1
<b>Use and Zoning E:</b>	R-1
<b>W:</b>	R-1
<b>S:</b>	C-3
<b>Comprehensive Plan:</b>	Commercial
<b>Zoning History:</b>	Site Plan approved June 14, 2018

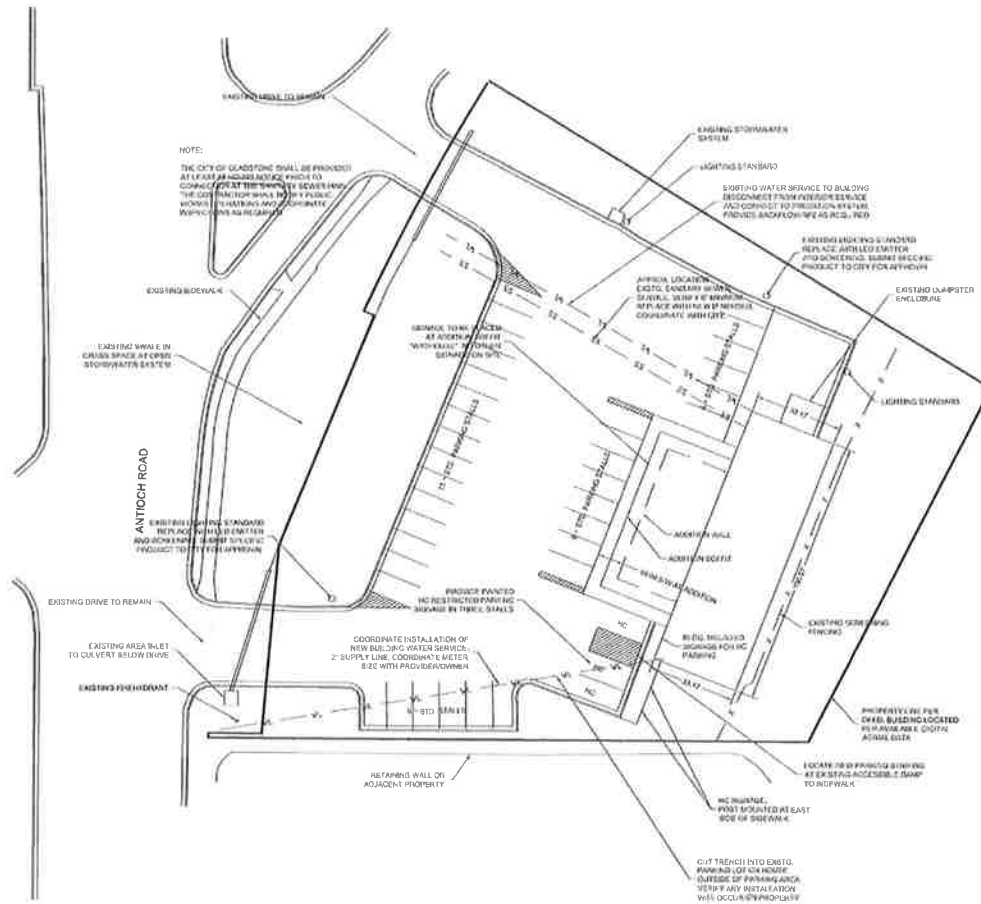
<b>Applicable Regulations:</b>	2015 IBC, 2015 IEBC, 2014 NEC, 2015 IFC, 2015 IECC, 2015 IFGC, 2015 IMC, 2015 IPC, 2015 ISPSC and ICC A117.1-2009
--------------------------------	-------------------------------------------------------------------------------------------------------------------

### ***ADDITIONAL COMMENTS***

1. Install emergency lights in all restrooms.
2. Install an exit sign above each exit doorway.
3. Install sign on door to electrical/mechanical room denoting as such.
4. All exit doors to have panic style hardware.

Applicant/Owner is agreeable to the above comments.



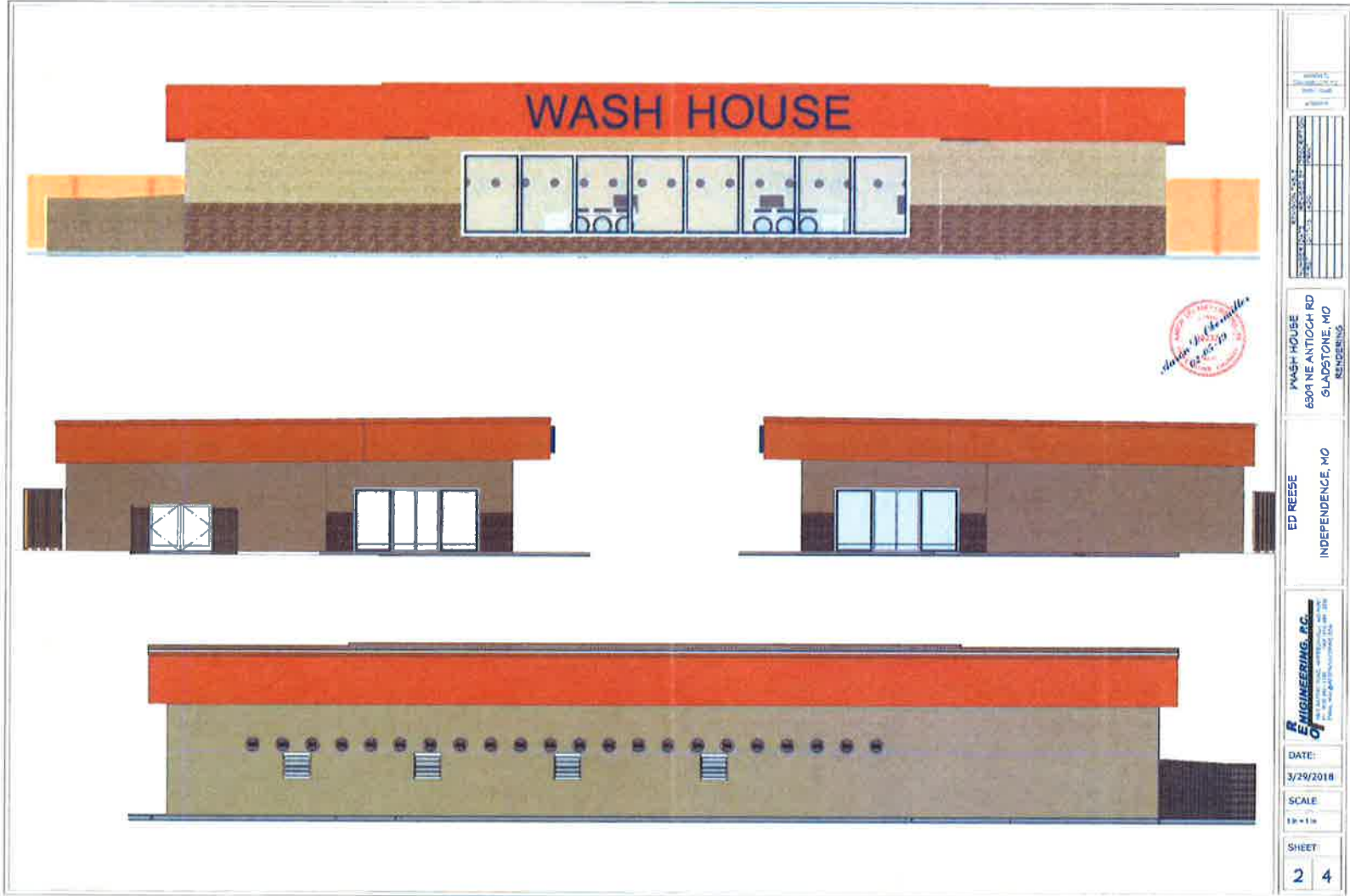






ALVIN D. DORRILLER AGENT	
PROJECT NUMBER 10-011	
DATE 02-01-19	
SHEET 1	OF 5





DATE	3/29/2018
SCALE	1/8" = 1'-0"
SHEET	2

WASH HOUSE  
6301 NE ANTIOCH RD  
GLADSTONE, MO  
6205-79

ED REESE  
INDEPENDENCE, MO

**E ENGINEERING, P.C.**  
1000 N. 10th St., Suite 100  
Independence, MO 64220  
Phone: 816.835.1234  
Fax: 816.835.1235  
www.eengineering.com

DATE:  
3/29/2018

SCALE:  
1/8" = 1'-0"

SHEET:  
2 4





PROJECT NO. 18-001 PROJECT NAME: WASH HOUSE PROJECT LOCATION: 8501 NE ANTIOCH RD PROJECT CITY: SQUADSTONE, MO PROJECT COUNTY: CARTER, MISSOURI	
CLIENT: ED REESE ADDRESS: INDEPENDENCE, MO	
ENGINEERING, P.C. 1801 N. 10TH ST., SUITE 100 INDEPENDENCE, MO 64220 PHONE: 816.336.1111 FAX: 816.336.1112 WWW.ENGINEERINGPC.COM	
DATE	3/29/2018
SCALE	1" = 10'
SHEET	3 4





## *Request for Council Action*

RES ☒ # R-19-12

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 3/5/2019

Department: Finance

Meeting Date Requested: 3/11/2019

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: 2019 Midyear Budget

Background: The 2019 Midyear Budget was presented to the City Council at an Open Study Session on February 25, 2019 to be approved at the March 11, 2018 City Council meeting.

Budget Discussion: Funds are budgeted in the amount of \$ [Click here to enter amount](#) from the Choose a Fund Fund. Ongoing costs are estimated to be \$ [Click here to enter amount](#) annually. Previous years' funding was \$ [Click here to enter amount](#)

Public/Board/Staff Input: Staff is recommending that the 2019 budget be amended as presented in the February 25, 2019 study session. Accompanying the request for Council Action form is the 2019 Fiscal Year Midyear Budget memo.

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor

Dominic Accurso  
Department Director/Administrator

City Attorney

City Manager



## RESOLUTION NO. R-19-12

**A RESOLUTION AMENDING OR REVISING THE 2019 GENERAL FUND, COMMUNITY CENTER PARKS SALES TAX FUND, PUBLIC SAFETY SALES TAX FUND, CAPITAL IMPROVEMENT SALES TAX FUND, TRANSPORTATION IMPROVEMENT SALES TAX FUND, CAPITAL EQUIPMENT REPLACEMENT FUND, AND COMBINED WATER AND SEWERAGE SYSTEM FUND, FOR THE CITY OF GLADSTONE, MISSOURI, AND AUTHORIZING EXPENDITURES OF FUNDS.**

**WHEREAS,** The Council of the City of Gladstone, Missouri has determined the need for additional appropriations in the above referenced funds.

**NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, AS FOLLOWS:**

THAT, the General Fund, Community Center Parks Sales Tax Fund, Capital Improvement Sales Tax Fund, Transportation Improvement Sales Tax Fund, Capital Equipment Replacement Fund, and the Combined Water and Sewerage System Fund, be adopted or amended as set forth below:

	FY19 BUDGET RESOLUTION NO. R-18-43	REVISING BUDGET RESOLUTION NO. R-19-xx	INCREASE (DECREASE)
<u>General Fund Expenditures</u>	\$18,267,302	\$18,829,017	\$561,715
<u>Community Center Parks Sales Tax Expenditures</u>	\$4,132,396	\$4,226,040	\$93,644
<u>Public Safety Sales Tax Fund Expenditures</u>	\$922,586	\$950,186	\$27,600
<u>Capital Improvement Sales Tax Expenditures</u>	\$2,134,425	\$2,977,598	\$843,173
<u>Transportation Sales Tax Expenditures</u>	\$2,163,282	\$3,803,142	\$1,639,860
<u>Capital Equipment Replacement Fund Expenditures</u>	\$362,130	\$2,570,315	\$2,208,185
<u>Combined Water &amp; Sewerage System Expenditures</u>	\$10,943,431	\$11,273,431	\$330,000



**THAT**, the City Manager of the City of Gladstone, Missouri is hereby authorized to expend the amounts as shown in the Revised Budgets.

**INTRODUCED, READ, PASSED AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI THIS 11<sup>th</sup> DAY OF MARCH, 2019.**

---

Mayor Bill Garnos

ATTEST:

---

Ruth Bocchino, City Clerk





## ***Department of Finance Memorandum***

**DATE:** March 6, 2019

**TO:** Scott Wingerson, City Manager

**FROM:** Dominic Accurso, Director of Finance

**RE:** 2019 Fiscal Year Midyear Budget

The Midyear Budget review for Fiscal Year 2019 is complete and hereby submitted to the City Council for review. The midyear budget review gives staff the opportunity to compare budget projections to actual revenues and expenditures, economic trends, and adjust budgeted funding levels based upon unique circumstances that have arisen in the first seven months of the fiscal year. This memorandum and exhibits will provide information on the General Fund, Community Center and Parks Tax Fund (CCPT), Public Safety Sales Tax Fund (PSST), Combined Water and Sewerage System Fund (CWSS), Capital Improvements Sales Tax Fund (CIST), Transportation Sales Tax Fund (TST) and Capital Equipment Replacement Fund (CERF). The comparisons referencing budgeted revenues and expenditures in the narrative are based on the January Interim Financial Report.

### GENERAL FUND (Exhibit A)

During the first seven months of the fiscal year, the General Fund has experienced multiple events that have called for adjustments in both revenue and expense. Operating revenue is trending 1% higher than the previous year. Sales tax in the General Fund is 3% over previous year. While telecom and wireless gross receipts taxes are down, electricity gross receipts have increased yielding a 3% increase from the previous year. Charges for services are 6% over projected total revenues due to senior activities. Fines and forfeitures have decreased from prior year due to fewer tickets being issued and legislation. Miscellaneous revenue has decreased from prior year, but on track to exceed budget while the equity transfer has decreased due to prior year re-appropriations.

Increases in budgeted expenditures are mainly due to senior activity expenditures and one time expenditures. Additional revenue from senior activities will offset the additional senior activity expense. One time expenditures and additional expenses will be funded by one time revenues and other revenue adjustments. Supplemental requests for professional services, supplies and maintenance are being recommended in the amount of \$561,715 (\$387,175 of which is Senior



Activities). Staff is recommending budget authority for expenditures of \$18,829,017 from \$18,267,302.

#### COMMUNITY CENTER AND PARK TAX FUND (Exhibit B)

Adjustments for the CCPT fund supplement maintenance and repairs and electricity for the Community Center and Municipal Pools. Operating revenues for the fund have increased from the prior year; however charges for service and other revenue are behind expected budgeted revenue with 7 out of 12 months completed in the fiscal year. Supplemental requests will be funded by increasing the equity transfer from \$187,085 to \$292,015. Primary new supplemental requests include \$50,000 for additional electricity, \$27,000 for HVAC re-commissioning and the remainder for a pump motor for the competition pool and the gymnasium floor screen and recoat. Staff is recommending increasing the budget authority for the CCPT fund to \$4,226,040 from \$4,132,396, an increase of \$93,644.

#### PUBLIC SAFETY SALES TAX FUND (Exhibit C)

Revenue for the PSST is tracking slightly ahead of expected budgeted revenue. Sales tax is up 2% from the previous year with 61% of the total budgeted revenue collected at January 31<sup>st</sup> or 58% of the fiscal year passed. Expenditures are below expected budgeted due to staffing levels. Staff is recommending additional budget authority of \$27,600 to fund additional equipment. The equipment consists of two new radar trailers and replacements to Shield and homemade PEW tracking. The equipment will be funded by an equity transfer. Projected ending fund balance for PSST will be \$174,021.

#### COMBINED WATERWORKS AND SEWERAGE SYSTEM (CWSS) FUND (Exhibit D)

Actual revenues for the CWSS fund are tracking right along with budget with 59% of budgeted revenues received with 58% into the fiscal year. Expenditures are slightly more than the previous year, but below actual budgeted with 53% of budget used 58% into the fiscal year. Due to the increased usage and water main breaks, staff is recommending supplementary chemicals (\$25,000) and water line supplies (\$15,000). Staff is also recommending the re-appropriation of \$290,000, the remaining balance of 2018 fiscal year's water main replacement budget. We are requesting budget authority to be increased from \$10,943,431 to \$11,273,431 or an increase of \$330,000

#### Capital Improvement Sales Tax Fund (Exhibit E)

Adjustments to the Capital Improvement Sales Tax Fund include prior year's projects cost to complete in the amount of \$309,876. The recommended budget authority for CIST is \$2,977,598. Projected ending fund balance available for future projects is \$178,909.



#### Transportation Sales Tax Fund (Exhibit F)

Adjustments needed for the Transportation Sales Tax Fund is to fund prior year's projects cost to complete in the amount of \$1,120,181. Budget authority requested for TST is \$3,803,142. Projected ending fund balance available for future projects is \$1,357,812.

#### Capital Equipment Replacement Fund (Exhibit G)

Staff is recommending adjustments to the Capital Equipment Replacement Fund (CERF) to fund downtown Gladstone development plans that carried into the 2019 fiscal year as well as additional property and development plans for the current fiscal year. Budget authority requested for CERF is \$2,570,315 leaving a projected ending fund balance of \$194,600.

#### CONCLUSION

In conclusion, the General Fund, the Community Center Park Tax Fund, the Public Safety Sales Tax Fund, Combined Water and Sewer System Fund, Capital Improvement Sales Tax Fund, Transportation Sales Tax Fund and Capital Equipment Replacement Fund all ended fiscal year with a positive fund balance. These adjustments in budget authority will assist staff in carrying out council goals and improve operations at the City.

Staff recommends budget authority for the General Fund of \$18,829,017, \$4,226,040 in the CCPT Fund, \$950,186 for PSST, \$11,273,431 in the CWSS Fund, \$2,977,598 in the CIST Fund, \$3,803,142 in the TST Fund, and \$2,570,315 in the CERF Fund. A resolution to amend the 2019 Budget based on recommended budgets will be placed on the Council agenda for consideration on March 11, 2019. If you have any questions, please contact me at your convenience.





## *Request for Council Action*

RES ☒ # R-19-13

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 3/5/2019

Department: Parks & Recreation

Meeting Date Requested: 3/11/2019

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: Contract Award, Project OP1957 Painting Outdoor Swimming Pool

Background:

Three bids were received for this project:

Genesis Environmental Solutions, Inc.	\$31,842.00
A.T. Switzer Painting Co.	\$40,141.00
Insko Industries, Inc.	\$53,795.00

The project consists of the painting of the outdoor swimming pool including expansion joint preparation, deck markings and other associated work.

Budget Discussion: Funds are budgeted in the amount of \$40,800.00 from the OTHER Fund. Ongoing costs are estimated to be \$ 0 annually. Previous years' funding was \$0. The Engineer's Estimate for the project is N/A.

Public/Board/Staff Input:

Genesis Environmental Solutions is a company based in Blue Springs, MO that has been in business for 15 years. Staff conducted a reference check of previous work Genesis Environmental Solutions has performed and found all respondents to be very satisfied with the work they completed.

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor

Justin Merkey

Department Director/Administrator

City Attorney

City Manager



## **RESOLUTION R-19-13**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH GENESIS ENVIRONMENTAL SOLUTIONS, INCORPORATED IN THE TOTAL AMOUNT NOT TO EXCEED \$31,842.00 FOR THE PAINTING OUTDOOR SWIMMING POOL; PROJECT OP1957.**

WHEREAS, three proposals were received for the Painting Outdoor Swimming Pool, and the proposal from Genesis Environmental Solutions, Incorporated, in the amount of \$31,842.00 has been determined by the Director of Parks, Recreation and Cultural Arts to be the lowest and best proposal.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, AS FOLLOWS:**

THAT, the City Manager of the City of Gladstone, Missouri, is hereby authorized to execute a contract with Genesis Environmental Solutions, Incorporated, for work as outlined in the agreement for a total amount not to exceed \$31,842.00.

FURTHER, THAT, funds for such purpose are authorized from the Community Center Park Tax Fund.

**INTRODUCED, READ, PASSED AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 11<sup>TH</sup> DAY OF MARCH, 2019.**

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Mayor Bill Garnos

ATTEST:

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Ruth E. Bocchino, City Clerk