



**CITY COUNCIL MEETING  
GLADSTONE, MISSOURI  
MONDAY, JULY 25, 2022**

The City Council will meet in a Closed Executive Session at 6:00 pm, Monday, July 25, 2022, 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 and 610.021 (2) Real Estate, 610.021(3) Personnel, and 610.021(9) Employee Groups.

**OPEN STUDY SESSION 6:30 PM**

1. **Comprehensive Plan** - Representatives from Shockey Consulting will make a presentation in the City Hall Conference rooms.

**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 the Agenda.**
5. **Approval of the July 11, 2022, Closed City Council Meeting Minutes.**
6. **Approval of the July 11, 2022, Regular City Council Meeting Minutes.**
7. **Communications from the Audience:** *Members of the public are invited to speak about any topic not listed on the agenda. While speaking, please state your name and address for the record and limit comments to 5 minutes.*

8. **Communications from the City Council.**
9. **Communications from the City Manager.**
10. **CONSENT AGENDA**

**CONSIDER SPECIAL EVENT PERMIT:**

Law Enforcement's National Night Out, Friday, August 5, 2022 6:00 to 9:00 pm, Happy Rock Park West.

**RESOLUTION R-22-40** A Resolution authorizing the City Manager to execute a contract with Play and Park Structures, Incorporated, in the total amount not to exceed \$157,954.31 for the Happy Rock Park Softball Complex Playground replacement; Project CP2358.

**RESOLUTION R-22-41** A Resolution authorizing the City Manager to execute a contract with U.S. Toy Company, Incorporated, doing business as Constructive Playthings, in the total amount not to exceed \$35,182.00 for Happy Rock Softball Complex Playground surface replacement; Project CP2358.

**RESOLUTION R-22-42** A Resolution authorizing the City Manager to execute a contract with Playscape Recreation, LLC, in the total amount not to exceed \$353,600.90, for the replacement of the two Oak Grove Park Shelters; Project CP2357.

**CONSIDER FINANCIAL REPORT FOR MONTH END  
JUNE 30, 2022.**

**REGULAR AGENDA**

11. **CONSIDER APPROVAL OF MEADOWBROOK COMMUNITY IMPROVEMENT DISTRICT BUDGET JULY 1, 2022 TO JUNE 30, 2023.**
12. **Other Business.**
13. **Adjournment.**



***Department of General Administration  
Memorandum***

**DATE:** July 21, 2022  
**TO:** Mayor and City Council  
**FROM:** Scott Wingerson, City Manager *Scott*  
**RE:** Comprehensive Plan Update

At the July 25, 2022 City Council Open Study Session, representative of Shockey will lead the City Council through an update and discussion about the Comprehensive Plan.

The Open Study Session is scheduled to begin at 6:30 pm in the north/south conference rooms of City Hall. Light snacks will be provided.

A brief outline for the session is attached. If you should have any questions, please advise.

encl

# Agenda

- Comprehensive Plan Process Update
- Community Engagement Update
- Land Use Discussion
  - Downtown District
  - Redevelopment Properties
  - Missing Middle Housing
- Questions & Next Steps





**MINUTES  
REGULAR CITY COUNCIL MEETING  
GLADSTONE, MISSOURI  
MONDAY, JULY 11, 2022**

**PRESENT:** Mayor Bill Garnos  
Mayor Pro Tem Jean Moore  
Councilman R. D. Mallams  
Councilmember Tina Spallo

City Manager Scott Wingerson  
Assistant City Manager Bob Baer  
City Attorney John Mullane  
City Clerk Kris Keller  
Deputy City Clerk Becky Jarrett

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

Mayor Garnos opened the Regular City Council Meeting Monday, July 11, 2022 at 7:33 pm.

**Item No. 2. On the Agenda.** Roll Call.

Mayor Garnos stated that the four Councilmembers were present and that there was one vacancy on the Council following the resignation of Tom Frisby.

**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.

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

The agenda was approved as published.

**Item No. 5. On the Agenda.** Approval of the June 27, 2022, Closed City Council Meeting Minutes.

Councilman Mallams moved to approve the minutes of the June 27, 2022, Closed City Council meeting as presented. Mayor Pro Tem Moore seconded. The Vote: "aye", Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Item No. 6. On the Agenda.** Approval of the June 27, 2022, Regular City Council Meeting Minutes.

**Councilman Mallams** moved to approved the minutes of the June 27, 2022, Regular City Council meeting as presented. **Mayor Pro Tem Moore** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Item No. 7. On the Agenda.** Communications from the Audience.

Donald Goode, 4105 NE 63<sup>rd</sup> Street, Gladstone, reported that he was representing the Carriage Hills, seven (7) through nine (9) plats Homeowners Association, in reference to Airbnb’s and the continued problems at the Airbnb located in their neighborhood. He voiced the neighborhood members concerns which included safety, loss of property value, and property damage. He reported that the City had been called and addressed violations regarding trash, but it, and many other issues continued at the Airbnb. Mr. Goode reported that the residents wanted to prevent a disaster, but find it may be difficult to do it on their own with a large Airbnb company. Mr. Goode stated that he and his neighborhood residents asked if there could be tighter restrictions or ordinances and thanked the Council for their time.

**Mayor Garnos** responded and asked if there was a current draft of an ordinance specifically addressing Airbnb issues. **City Manager Scott Wingerson** reported that the City is working on the interpretation of the city’s existing code, as well as the addition of the short-term stay ordinance that the Council reviewed a few weeks ago. He reported that the City is currently supporting both of the Carriage Hills neighborhoods and has frequent conversations with the Executive Director of Carriage Hill Plats seven (7) through nine (9) and President of the Carriage Hill Plats one (1) through six (6), so he requested that those two individuals be Mr. Goode’s point of contact. City Manager Wingerson shared that the City is working in partnership with both neighborhoods while keeping the larger City in mind, as suggestions are made to the Council moving forward. He also stated that Director Greer was part of a Metro wide conversation on the topic, to see how other cities are discussing and thinking about it.

**Mayor Garnos** thanked Mr. Goode for voicing his concerns.

**Item No. 8. On the Agenda.** Communications from the City Council.

**Mayor Garnos** asked for a motion to rescind the appointment of Spencer Davis to the Parks and Recreation Advisory Board and instead appoint him to the Planning Commission. **Mayor Pro Tem Moore** moved to rescind the appointment of Spencer Davis to the Parks and Recreation Advisory Board and instead appoint him to the Planning Commission. **Councilmember Spallo** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Mayor Garnos** shared that he enjoyed the Independence Day celebration at Oak Grove park. He thanked Mayor Pro Tem Moore and Councilmember Spallo for joining him on stage for the welcome. Mayor Garnos announced that Thursday, July 14, 2022 is the state of the cities and counties luncheon, where he would share all the great things happening in Gladstone. Mayor

Garnos thanked Director Austin Greer for the preparing the presentation and Councilman Mallams for sharing his state of the city address for the luncheon.

**Councilmember Spallo** congratulated Director Justin Merkey and his staff for the great Theatre in the Park show and for all their hard work. She also congratulated the cast and crew and stated that she was looking forward to the next show, Li'l Abner. Councilmember Spallo also announced that Northland Neighborhood, Inc. was sponsoring a candidates' forum, Wednesday night, July 20, 2022 at their offices, 5340 NE Chouteau Trafficway, Kansas City, MO 64119. She reported that it would give citizens the opportunity to see the candidates who are running for the county positions, that are now available due to the new constitution.

**Item No. 9. On the Agenda.** Communications from the City Manager.

City Manager Scott Wingerson shared that the Police Department moved to Prospect Plaza near the Early Education Center and thanked the school district for their support in the partnership. He thanked all the individuals that helped with the physical move led by Assistant City Manager Baer, which was carried out by members of the department. The construction fence went up around the police department; it will have screening around it, and the demolition will begin before July 18, 2022. City Manager Wingerson reported that the Legally Blonde show was a success and enjoyed by all. He also announced that the community outdoor pool continues to be very busy.

**Item No. 10. On the Agenda.** Consent Agenda.

Following the Clerks' reading:

**Mayor Pro Tem Moore** moved to approve the Consent Agenda as published. **Councilmember Spallo** seconded. The Vote: "aye", Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Mayor Pro Tem Moore** moved to approve the **SPECIAL EVENT PERMIT**: Good Shepherd Church Service, Linden Square, Sunday, August 28, 2022, 8:00 am to 12:00 pm. **Councilmember Spallo** seconded. The Vote: "aye", Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Mayor Pro Tem Moore** moved to approve the **SPECIAL EVENT PERMIT**: Good Shepherd hosting Disc Golf Tournament, Hobby Hill Park, Sunday July 17, 2022, 12:00-5:00 pm. **Councilmember Spallo** seconded. The Vote: "aye", Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Mayor Pro Tem Moore** moved to approve **RESOLUTION R-22-32** A Resolution authorizing acceptance of work under contract with Metro Asphalt, Incorporated, for the 2021 Mill and Overlay Program Project TP2206 and authorizing Final Payment in the amount of \$7,844.51. **Councilmember Spallo** seconded. The Vote: "aye", Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Mayor Pro Tem Moore** moved to approve **RESOLUTION R-22-33** A Resolution authorizing acceptance of work under contract with Site Rite Construction Company for the Northeast 76<sup>th</sup> Street and North Tracy Storm Drainage Improvements Project CP2131 and authorizing final

payment in the amount of \$500. **Councilmember Spallo** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Mayor Pro Tem Moore** moved to approve **RESOLUTION R-22-34** A Resolution authorizing acceptance of work under contract with Ace Pipe Cleaning, Incorporated, for the 2021 Sewer Cleaning and Televising Project SP2189 and authorizing final payment in the amount of \$3,438.85. **Councilmember Spallo** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

## **REGULAR AGENDA**

**Item No. 11. On the Agenda.** **RESOLUTION R-22-35** A Resolution authorizing the City Manager to execute a contract with Superior Bowen Asphalt Company, LLC, in the total amount not to exceed \$1,496,617.20 for the 2022 Mill and Overlay Program Project TP2306.

**Councilmember Spallo** moved to adopt Resolution R-22-35. A Resolution authorizing the City Manager to execute a contract with Superior Bowen Asphalt Company, LLC, in the total amount not to exceed \$1,496,617.20 for the 2022 Mill and Overlay Program Project TP2306. **Councilman Mallams** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Item No. 12. On the Agenda.** **RESOLUTION R-22-36** A Resolution authorizing the City Manager to execute and file project applications seeking water and sewer infrastructure grant funding through the Community Grant Program administered by the Missouri Department of Natural Resources.

**Councilman Mallams** moved to adopt Resolution R-22-36 A Resolution authorizing the City Manager to execute and file project applications seeking water and sewer infrastructure grant funding through the Community Grant Program administered by the Missouri Department of Natural Resources. **Mayor Pro Tem Moore** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Item No. 13. On the Agenda.** **RESOLUTION R-22-37** A Resolution ratifying a time and materials contract with Kissick Construction Company in the total amount not to exceed \$100,000 for the 6 Northwest 65<sup>th</sup> Terrace Emergency Sanitary Sewer Replacement Project SP2387.

**Mayor Pro Tem Moore** moved to adopt Resolution R-22-37 A Resolution ratifying a time and materials contract with Kissick Construction Company in the total amount not to exceed \$100,000 for the 6 Northwest 65<sup>th</sup> Terrace Emergency Sanitary Sewer Replacement Project SP2387. **Councilmember Spallo** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Item No. 14. On the Agenda.** **RESOLUTION R-22-38** A Resolution ratifying a time and materials contract with David E. Ross Construction Company in the total amount not to exceed \$75,000 for the Water Treatment Plant East Secondary Basin Emergency Repair Project WP2385.

**Councilman Mallams** moved to adopt Resolution R-22-38 A Resolution ratifying a time and materials contract with David E. Ross Construction Company in the total amount not to exceed \$75,000 for the Water Treatment Plant East Secondary Basin Emergency Repair Project WP2385.



**Mayor Pro Tem Moore** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Item No. 15. On the Agenda. RESOLUTION R-22-39** A Resolution authorizing the City Manager to execute a contract with Ace Pipe Cleaning, Incorporated, in the total amount not to exceed \$86,870.00 for the 2022 Sewer Cleaning and Televising Project SP2389.

**Councilmember Spallo** moved to adopt Resolution R-22-39 A Resolution authorizing the City Manager to execute a contract with Ace Pipe Cleaning, Incorporated, in the total amount not to exceed \$86,870.00 for the 2022 Sewer Cleaning and Televising Project SP2389. **Mayor Pro Tem Moore** seconded. The Vote: “aye”, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (4-0)

**Item No. 16. On the Agenda. Other Business.**

There was no further business to come before the City Council.

**Item No. 17. On the Agenda. Adjournment.**

**Mayor Garnos** adjourned the July 11, 2022, Regular City Council meeting at 7:55 pm.

Respectfully submitted:

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Kris Keller, City Clerk

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

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

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Bill Garnos, Mayor

# 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: JULY 21, 2022**  
**PERMIT NO.: SEP22-00079**  
**RE: TYPE 4 OUTDOOR SPECIAL EVENT**

**NAME OF EVENT: LAW ENFORCEMENT NATIONAL NIGHT OUT**  
**LOCATION OF EVENT: 7512 NE ANTIOCH ROAD**  
**HAPPY ROCK PARK WEST**  
**DATE OF EVENT: FRIDAY, AUGUST 5, 2022**  
**TIME OF EVENT: 6:00PM TO 9:00PM**  
**EST. ATTENDANCE: 1,000±**

## 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.
- ☒ Section 2.100.250(1) Outdoor display, sale and storage.
- ☒ Section 2.100.250(3) Sales transaction.

**REMARKS:** City staff has reviewed the application and finds that the variance(s) are appropriate for this venue.

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

Alan D. Napoli, C.B.O.

Community Development Administrator | Building Official

## ATTACHMENT(S):

☒ Map

☐ Other \_\_\_\_\_





## Gladstone, MO



1 in. = 167ft.



333.3 0 166.67 333.3 Feet

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



## *Request for Council Action*

**RES** ☐ # City Clerk Only

**BILL** ☐ # City Clerk Only

**ORD** # City Clerk Only

Date: 7/21/2022

Department: Community Development

Meeting Date Requested: 7/25/2022

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

Subject: Special Event Permit

Background: Gladstone's Police Department will be hosting Law Enforcement's National Night Out at Happy Rock Park West on Friday, August 5, 2022 from 6:00 pm to 9:00 pm. There will be various local law enforcement departments present and they will have their own popup booths. There may be some food trucks on site during the event and Lifeflight Eagle Air Ambulance will be flying in for the event.

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

CW  
City Attorney

SW  
City Manager



## **RESOLUTION R-22-40**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH PLAY AND PARK STRUCTURES, INCORPORATED, IN THE TOTAL AMOUNT NOT TO EXCEED \$157,954.31 FOR THE HAPPY ROCK PARK SOFTBALL COMPLEX PLAYGROUND REPLACEMENT; PROJECT CP2358.**

**WHEREAS**, one proposal was received for the Happy Rock Park Softball Complex Playground, and that proposal from Play and Park Structures, Incorporated, in the amount of \$157,954.31 has been determined by the Director of Parks, Recreation and Cultural Arts to be an acceptable 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 Play and Park Structures, Incorporated, for work as outlined in the agreement for a total amount not to exceed \$157,954.31.

**FURTHER, THAT**, funds for such purpose are authorized from the American Rescue Plan Act.

**INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 25<sup>TH</sup> DAY OF JULY, 2022.**

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Bill Garnos, Mayor

ATTEST:

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Kris Keller, City Clerk





# ROCK TRAIL PARK ONE, MISSOURI

PLEASE NOTE: RENDERINGS ARE FOR VISUAL PURPOSES ONLY. ANY PRODUCTS AND/OR SITE DETAILS HEREIN MAYBE SUBJECT TO CHANGE WITHOUT NOTICE.

**play&park**  
**structures**  
A PLAYCORE COMPANY

544 CHESTNUT ST.  
 CHATTANOOGA, TN  
**800.727.**  
**PLAYANDPA**





**Play & Park Structures of MO**  
**303 Bass St.**  
**Park Hills, MO, 63601**  
**Phone: 573-631-1968**  
**Fax: 423-425-3124**  
**Email:**  
**scasada@playandpark.com**  
**Contact: Steve Casada**

## Happy Trail Park

Gladstone Parks & Recreation  
 Attn: Justin Merkey  
 7600 NE Antioch  
 Gladstone, MO 64119  
 Phone:

Quote Number: 796-151583A  
 Quote Date: 7/19/2022

Stock ID	Description	Quantity	Weight	Unit Price	Amount
RDU	CUSTOM SUPERMAX STRUCTURE	1	4156.632	\$61,281.00	\$61,281.00
	7202 -- ECHO CHAMBER ASSEMBLY	1			
	60059 -- 5"OD ALUM UPR 10'W/CAP	12			
	60061 -- SMALL KICKPLATE-8"SPACE	3			
	60178 -- 5"OD ALUM UPR 8' W/CAP	2			
	60948 -- 5"OD ALUM UPR 11' W/CAP	7			
	61321 -- 5"OD AL UPR W/O CAP 7'LG	1			
	67642 -- PARALLEL BARS F/S	1			
	67832 -- BUTTON STEP F/S	3			
	71000 -- SQUARE DECK	1			
	71003 -- SEMI-HEX DECK	4			
	71013 -- METAL HANDHOLD BARRIER	1			
	71015 -- RAMP DECK TO GROUND	1			
	71031 -- RING CLAMP ASSEMBLY	55			
	71088 -- SPIRAL STEP CLIMBER 4'-8"	1			
	71110 -- LOOP ARCH CLIMBER 4'-8"	1			
	71190 -- HORIZ LADDER 2'-8"	1			
	71300 -- VERT ACCESS LADDER 4'-0"	1			
	71317 -- SINGLE U-HANDLE	2			
	71338 -- HAND PEDALER	1			
	71346 -- SINGLE SEAT	1			
	71351 -- CRAWL TUNNEL 4'	1			
	71385 -- BALCONY DECK	1			
	71395 -- MINI PANEL	1			
	71458 -- SINGLE STEP TRANSFER	1			
	71464 -- SLIDE TRANSFER	1			
	71473 -- DECK TO DECK STAIR 2'-8"	1			
	71502 -- ACCESSIBLE DRIVING PANEL	1			
	71503 -- FLAT CAP PACKAGE	1			
	71661 -- RIGHT CURVED SLIDE 4'-8"	1			
	71671 -- SINGLE CASCADE ENTRANCE	1			
	71675 -- CURVE LEFT SECTION	1			
	71677 -- EXIT SECTION	1			
	71753 -- PINNACLE CLIMBER SINGLE ATTACH	1			
	71867 -- BONGOS	1			
	71905 -- PARAGON CLIMBER 48"	1			
OMNIA	OMNIA DISCOUNT	1	0	(\$21,448.35)	(\$21,448.35)
	--				
65196	SWIZZLER	2	342	\$2,499.00	\$4,998.00
OMNIA	OMNIA DISCOUNT	2	0	(\$874.65)	(\$1,749.30)
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65240	HOME RUN COIL SPRING	1	112	\$1,369.00	\$1,369.00
OMNIA	OMNIA DISCOUNT	1	0	(\$479.15)	(\$479.15)
	--				
65192	NDS PLAY ON SIGN PKG	1	62	\$0.00	\$0.00
65193	NDS INCLUSIVE PLAY SIGN PKG	1	62	\$0.00	\$0.00

313199	PPS OWNER'S KIT	1	11	\$0.00	\$0.00
INSTALL	Installation of Superman structure 796-151583A - Prevailing Wages	1	0	\$53,325.00	\$53,325.00
SUPERIOR	Rectangle Hip Shade: 51' Length x 45' Width - (4) Columns on Base Plates 6" surfacing at 12"x12". 2 COLUMNS AT 12' Entry Height. 2 COLUMNS AT 12' Entry Height. Rafters at 8"x6" Without Glide Elbows.	1	0	\$20,120.00	\$20,120.00
OMNIA	OMNIA DISCOUNT - -	1	0	(\$1,006.00)	(\$1,006.00)
SUPERIOR	Anchor Hardware and Templates - Includes Steel Plate Template And Hardware For Cast In Place Anchoring System. (Ship In advance)	1	0	\$150.00	\$150.00
SUPERIOR	Engineering: Sealed Drawings & Calculations	1	0	\$1,300.00	\$1,300.00
INSTALL	Installation of Shade structure per quote 242971 51x45 - Prevailing Wages	1	0	\$19,030.00	\$19,030.00
FEE	PERFORMANCE AND PAYMENT BOND FEE	1	0	\$2,350.00	\$2,350.00

Total Weight: 4745.632

Surfacing provided by others. \_\_\_\_\_ Pricing per National IPA / OMNIA Partners Public Sector Contract #R220202. Please reference contract number on your purchase order made out to Play and Park Structures.

SubTotal: \$139,240.20  
Material Surcharge: \$12,601.44  
Estimated Freight: \$6,112.67  
**Total Amount: \$157,954.31**

THIS QUOTATION IS SUBJECT TO POLICIES IN THE CURRENT PLAY & PARK STRUCTURES CATALOG AND THE FOLLOWING TERMS AND CONDITIONS. OUR QUOTATION IS BASED ON SHIPMENT OF ALL ITEMS AT ONE TIME TO A SINGLE DESTINATION, UNLESS NOTED, AND CHANGES ARE SUBJECT TO PRICE ADJUSTMENT. PURCHASES IN EXCESS OF \$1,000.00 TO BE SUPPORTED BY YOUR WRITTEN PURCHASE ORDER MADE OUT TO PLAY & PARK STRUCTURES, C/O Play & Park Structures of MO.

Pricing: f.o.b. factory, firm for 30 days from date of quotation.

Freight charges: Prepaid & added

Installation: A certified Play & Park Structures Installer is recommended for play equipment installation. Customer shall be responsible for scheduling coordination and site preparation. Site should be level and permit installation equipment access. Purchaser shall be responsible for unknown conditions such as buried utilities, tree stumps, bedrock or any concealed materials or conditions that may result in additional labor or material costs.

Submittals: our design proposal reflects the spirit and intent of the project plans and specifications. While some variations may exist between our quotation and the project design, the differences do not materially affect the intended use. Play & Park Structures designs and specifications are unique and not intended to be identical in all respects to other manufacturers. We shall submit for review and approval by the owner's representative detailed drawings depicting the equipment to be furnished accompanied by specifications describing materials. Once approved, these drawings and specifications shall constitute the final documents for the project and shall take precedence over all other requirements.

Exclusions: unless specifically included, this quotation excludes all site work and landscaping; removal of existing equipment; acceptance of equipment and off-loading; storage of goods prior to installation; equipment assembly and installation; safety surfacing; borders and drainage provisions.



**Acceptance of quotation:**

Accepted By (printed): \_\_\_\_\_

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

Purchase Amount: \_\_\_\_\_ \$157,954.31

P.O. No: \_\_\_\_\_

Date: \_\_\_\_\_

Phone: \_\_\_\_\_

E-mail: \_\_\_\_\_

**Order Information**

Bill to:

Company: \_\_\_\_\_

Attn: \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

Billing Contact: \_\_\_\_\_

Billing Phone: \_\_\_\_\_

Billing Fax: \_\_\_\_\_

Ship to:

Company: \_\_\_\_\_

Attn: \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

Jobsite Contact: \_\_\_\_\_

Jobsite Phone: \_\_\_\_\_

Jobsite Fax: \_\_\_\_\_

Enter desired color palette name: \_\_\_\_\_ OR

Enter desired color: Uprights ( ) Decks ( )  
Accents ( ) Roofs/Tubes ( ) Slides/Panels ( )

Play & Park Structures of MO

By: \_\_\_\_\_

Salesperson's signature

**LEAD TIME:**

PLEASE ALLOW 5 - 7 WEEKS or LESS for delivery AFTER sealed drawings are approved.

Quotes valid for 30 DAYS. Price is for product only, unloading & installation by others if not quoted.

**Rock Clause/Engineered drawings**

If conditions are encountered on the site which are subsurface or otherwise concealed physical conditions which differ materially from those contemplated, or physical conditions of an unusual nature are encountered and cause a furtherance to the Contractor in time or materials, the Contractor shall be entitled to an equitable adjustment in the contract price, an extension of the completion date, or both, by change order. If rock drilling is necessary as deemed by Play and Park Structures and its affiliates, a change order will be necessary to cover the additional costs of the drilling and this cost could be significant. We do our best to estimate the pier size of the footer; however, if the customer requests and pays an additional fee for engineered drawings this could significantly increase the size of the footer and the dollar amount of the installation.

Furthermore, the Contractor will not be held responsible for any damage to all subsurface obstructions.

The owner will clearly identify boundaries of the property, shall provide surveys/as-builts of the property describing physical characteristics, legal limitations and utility locations and/or cause the property to be staked if reasonably requested by the Contractor. The owner is obligated to provide notice of all concealed conditions, and shall provide and pay for water and electricity to the property.

Engineered drawings - If your project requires engineered drawings the engineering will be done after the completion of the sale at an additional cost to the customer. The estimated pier size prior to the engineering is an estimate and the engineer's calculations could require an increased size of concrete pier for your shade structure. This would require additional concrete and/or steel along with additional labor and/or equipment rental at additional cost to the customer. Engineered Sealed Drawings, Engineered Footings and Engineered Calculations - IF QUOTED - they are based on local and state construction codes and specifications. Wind Loads, Snow Loads and Seismic requirements are all verified with these Documents. Rates vary per state.

\_\_\_\_\_  
Salesman's Signature

\_\_\_\_\_  
Customer's Signature

Happy Rock Trail Park  
7600 NE Antioch  
Gladstone, MO 64119

Play & Park Structures

This play equipment is  
recommended for  
children ages:  
2-5 & 5-12

Minimum Area Required:  
45'-0" X 51'-0"

Scale: 1/8" = 1'-0"  
This drawing can be  
scaled only when in  
an 11" x 17" format

Drawn By:  
Kimber Scroggins  
Date:  
5/27/2022  
Quote Number:  
796-151583A

play&park  
structures

544 Chestnut Street  
Chattanooga, TN 37402  
800-727-1907 / www.playandpark.com



Total Play Components  
Elevated Play Components  
Elevated Play Components Accessible by Ramp  
Elevated Components Accessible by Transfer  
Accessible Ground Level Components Shown  
Different Types of Ground Level Components

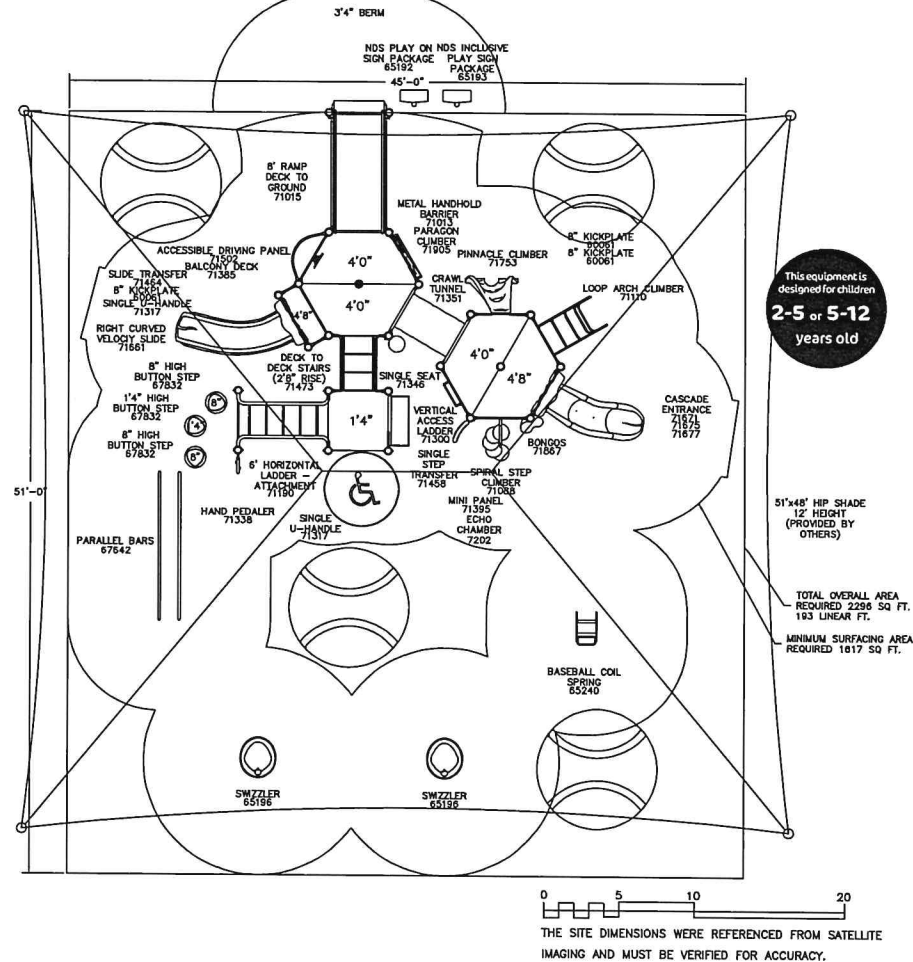
21  
10  
4  
10  
11  
6

Req.  
Req.  
Req.  
Req.

User Capacity  
60-70  
Critical Fall Height  
8'-0"

SUPER  
PLAY SYSTEMS

BERM SHOWN FOR CLARITY ONLY. SITE CONSTRUCTION REQUIRED BY OTHERS.  
REFER TO ADA ACCESSIBILITY GUIDELINES FOR BERM SPECIFICATIONS.



It is the manufacturer's opinion that the structure shown herein complies with current ada standards concerning accessibility if used with proper accessible surfacing and together with other necessary ground level play equipment.  
Top View drawings and measurements are for overall site and structure appearance purposes. Top view should not be conceived as a construction detail; therefore, all measurements and slope requirements should be field verified prior to construction.  
**IMPORTANT:** Never install play equipment over hard, unresilient surfaces such as asphalt, concrete, or compacted earth. It is the owner's responsibility to ensure the "minimum area required" contains an appropriate amount of resilient material to cushion accidental falls.



## *Request for Council Action*

RES ☒ # R-22-40

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 7/20/2022

Department: Parks & Recreation

Meeting Date Requested: 7/25/2022

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

Subject: Happy Rock Park Softball Complex Playground Replacement

Background: The Happy Rock Park Softball Complex Playground is almost 30 years old and is in need of replacement.

Budget Discussion: Funds are budgeted in the amount of \$157,954.31 from the OTHER Fund. Ongoing costs are estimated to be \$ 0 annually. Previous years' funding was \$0

Public/Board/Staff Input: Staff recommends full replacement of the playground structure. In addition, staff recommends the entire structure be covered by a shade structure, which will protect children from both foul balls and the sun. This purchase will be made through the OMNIA Cooperative Purchasing Organization.

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

Justin Merkey  
Department Director/Administrator

CW  
City Attorney

SW  
City Manager

## **RESOLUTION R-22-41**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH U.S. TOY COMPANY, INCORPORATED, DOING BUSINESS AS CONSTRUCTIVE PLAYTHINGS, IN THE TOTAL AMOUNT NOT TO EXCEED \$35,182.00 FOR HAPPY ROCK SOFTBALL COMPLEX PLAYGROUND SURFACE REPLACEMENT; PROJECT CP2358.**

WHEREAS, one proposal was received for the Happy Rock Softball Complex Playground Surface Installation, and that proposal from U.S. Toy Company, Incorporated doing business as Constructive Playthings, in the amount of \$35,182.00 has been determined by the Director of Parks, Recreation and Cultural Arts to be an acceptable 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 U.S. Toy Company, Incorporated doing business as Constructive Playthings, for work as outlined in the agreement for a total amount not to exceed \$35,182.00.

**FURTHER, THAT**, funds for such purpose are authorized from the American Rescue Plan Act.

**INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 25<sup>TH</sup> DAY OF JULY, 2022.**

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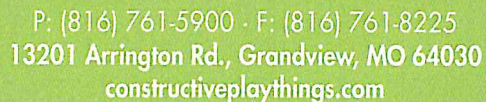
Bill Garnos, Mayor

ATTEST:

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Kris Keller, City Clerk





DATE: July 20, 2022

Quote # 220614  
Customer ID 3432710

Name	City of Gladstone
Company	Justin
Address	7010 N Holmes
City, State ZIP	<a href="#">Gladston, MO</a>
Phone	

**Quotation valid until:** September 3, 2022  
**Prepared by:** Mary Castro

**Shipping to:**  
Happy Rock Park

[illegible]

**THANK YOU FOR YOUR BUSINESS!!**

Site should be level and permit installation equipment access. Purchaser shall be responsible for unknown conditions such as buried utilities, drainage issues, tree stumps, bedrock or any concealed materials or conditions that may result in additional labor or material costs. Exclusions: unless specifically included, this quotation excludes all site work landscaping, removal of existing equipment; acceptance of equipment /off-loading; storage of goods prior to installation; drainage provisions. Dumpster needs to be provided if needed.

**\* Please note we have a 20% restocking fee on all orders canceled 10 days after we receive the PO \***

**Signature**  
Please proceed with order

Date \_\_\_\_\_



## *Request for Council Action*

RES ☒ # R-22-41

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 7/20/2022

Department: Parks & Recreation

Meeting Date Requested: 7/25/2022

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

Subject: Happy Rock Park Softball Complex Playground Safety Surface

Background: The Happy Rock Park Softball Complex Playground is almost 30 years old and is in need of replacement. As part of the replacement, a safety surface is required.

Budget Discussion: Funds are budgeted in the amount of \$35,182.00 from the OTHER Fund. Ongoing costs are estimated to be \$ 0 annually. Previous years' funding was \$0

Public/Board/Staff Input: Staff recommends a pour in place surface that will not erode or wash away like engineered wood fiber has with the current playground. This product will enhance the look of the playground, provide more safety, be ADA compliant, and is maintenance free. This purchase will be made through The Interlocal Purchasing System (TIPS) Cooperative Agreement.

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

Justin Merkey  
Department Director/Administrator

CW  
City Attorney

SW  
City Manager

## **RESOLUTION R-22-42**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH PLAYScape RECREATION, LLC, IN THE TOTAL AMOUNT NOT TO EXCEED \$353,600.90, FOR THE REPLACEMENT OF THE TWO OAK GROVE PARK SHELTERS; PROJECT CP2357.**

**WHEREAS**, one proposal was received for the replacement of the two Oak Grove Park Shelters, and that proposal from Playscape Recreation, LLC, in the amount of \$353,600.90 has been determined by the Director of Parks, Recreation and Cultural Arts to be an acceptable 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 Playscape Recreation, LLC, for work as outlined in the agreement for a total amount not to exceed \$353,600.90.

**FURTHER, THAT**, funds for such purpose are authorized from the American Rescue Plan Act.

**INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 25<sup>TH</sup> DAY OF JULY, 2022.**

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Bill Garnos, Mayor

ATTEST:

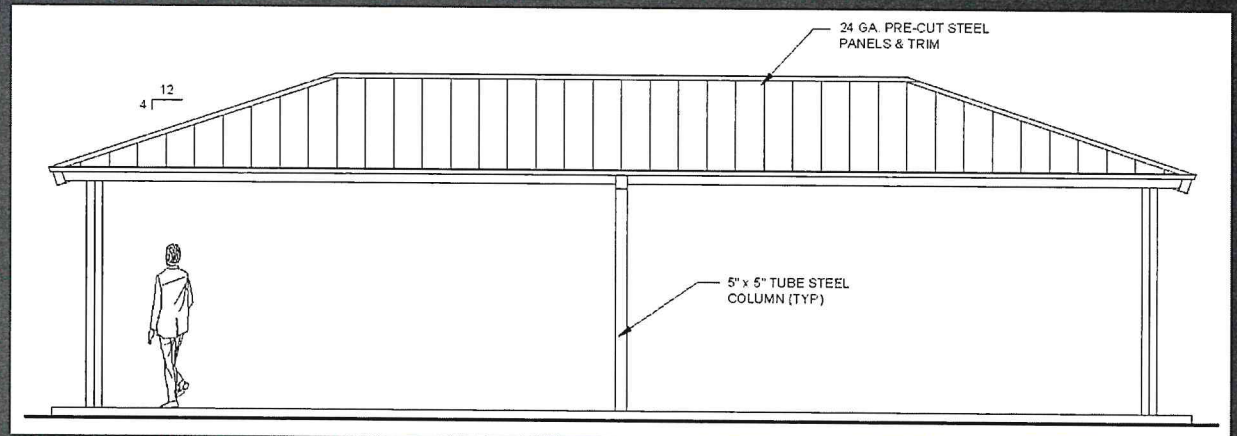
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Kris Keller, City Clerk



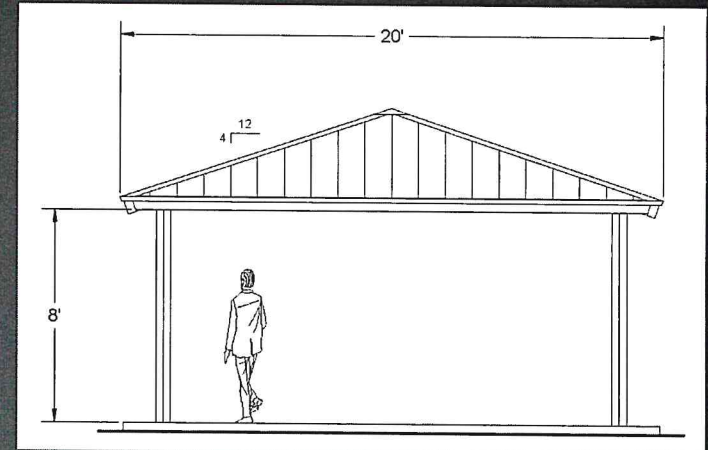
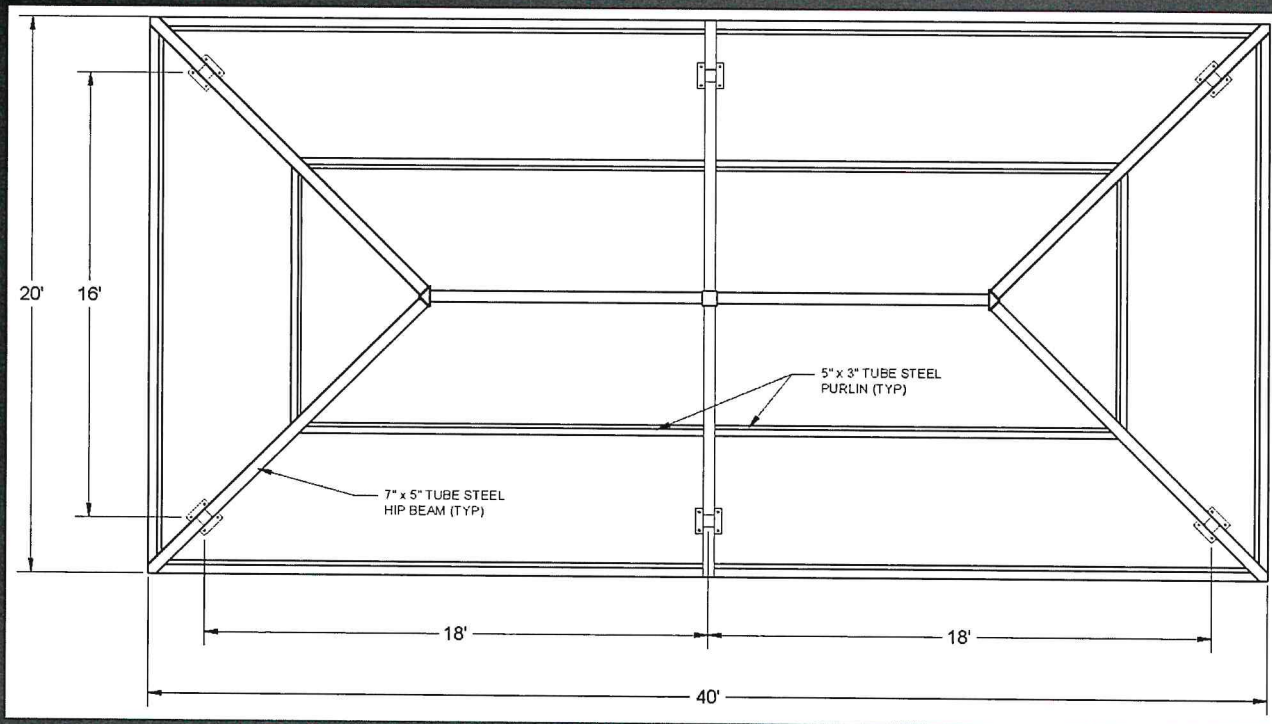
## SMALLER SHELTER – ATTRIBUTES/RENDERINGS

- 20x40 Rectangular Hip Shelter
- 8 Faux Stone Column Wraps 2x2x5' with limestone capstone
- 24 ga. Multi rib metal roofing
- Roof pitch 4:12 30 PSF live load and 115 mph wind speed





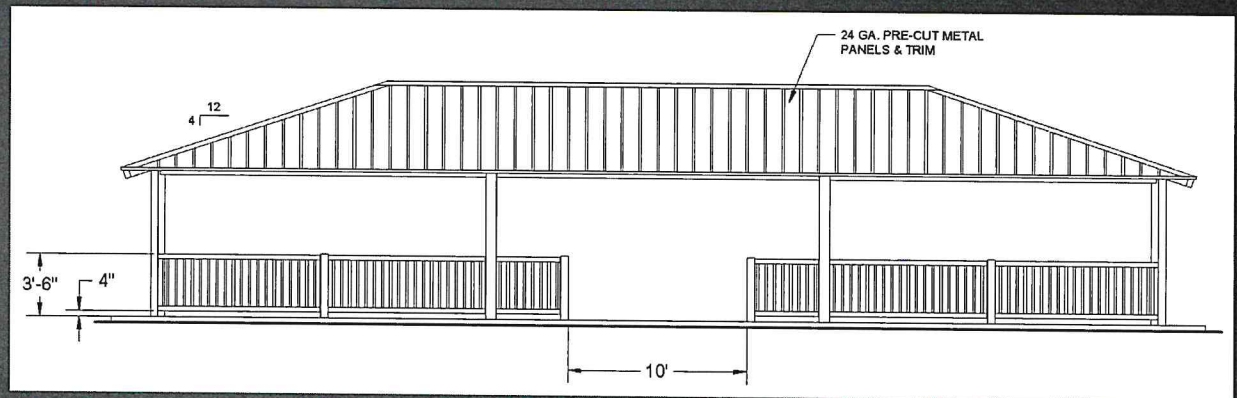
## SMALLER SHELTER – RENDERINGS





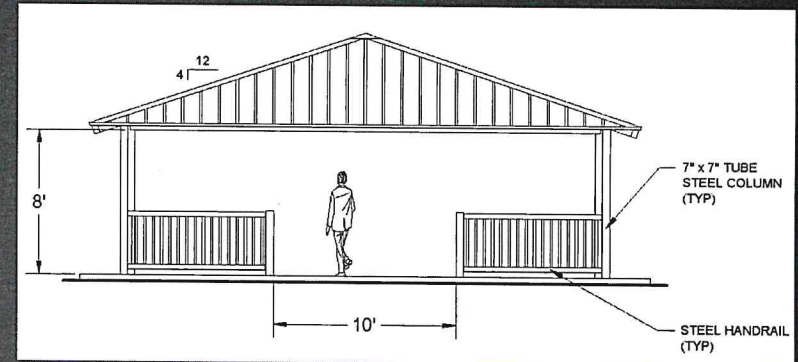
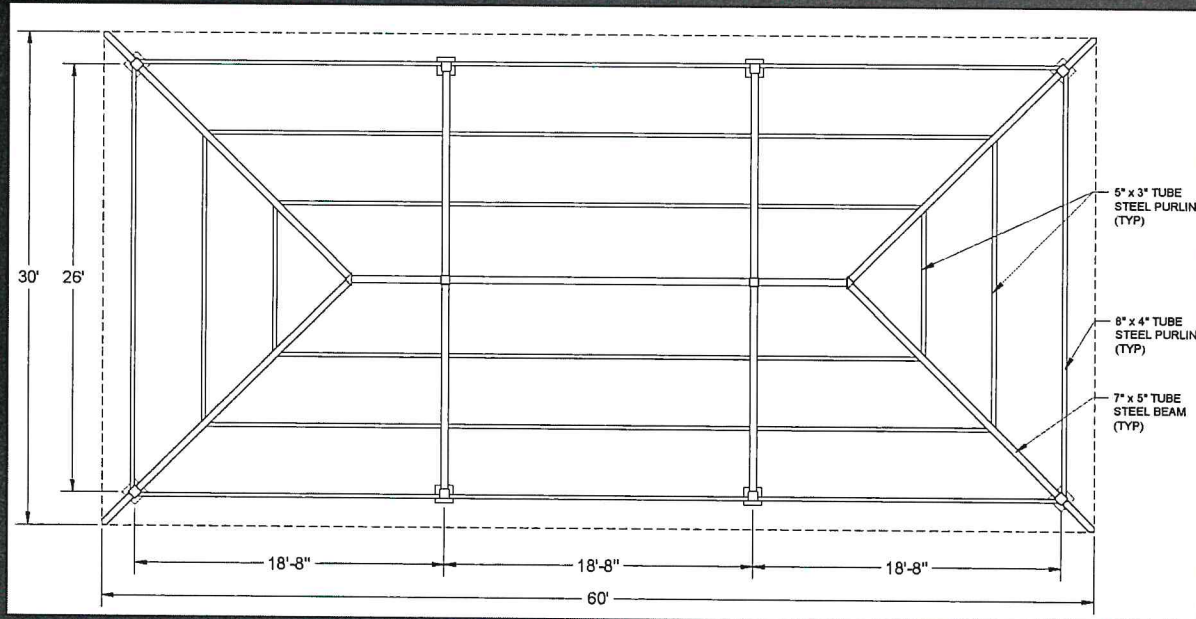
## LARGE SHELTER – ATTRIBUTES/RENDERINGS

- 30x60 Rectangular Hip Shelter with 10' Eave Handrails
- 8 Faux Stone Column Wraps 2x2x5' with limestone capstone
- 24 ga. Multi rib metal roofing
- Roof pitch 4:12 30 PSF live load and 115 mph wind speed





# LARGE SHELTER – RENDERINGS





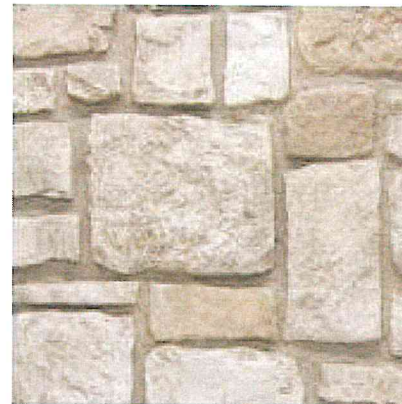
# OAK GROVE SHELTERS STYLE & COLOR OPTIONS



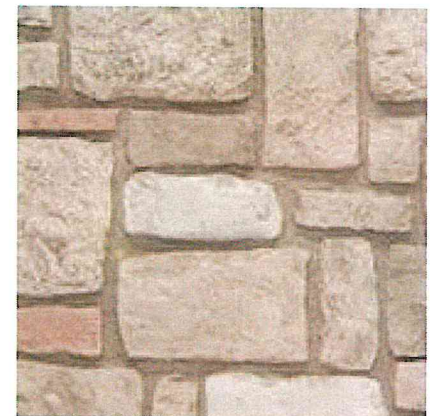
Cedar Forest Products  
800.552.9495  
[www.cedarforestproducts.com](http://www.cedarforestproducts.com)

Color Options

CFP Stone - Tuscany



Almond Taupe



Desert Oasis



## OAK GROVE SHELTERS – SIMULATED IMAGES





## OAK GROVE SHELTERS – SIMULATED IMAGES





## OAK GROVE SHELTERS – SIMULATED IMAGES





**Playscape Recreation**

101 S Pratt | PO Box 146

Yates Center, KS 66783

(620) 625-3800

kate@playscaperecreation.com

www.playscaperecreation.com



## Quote

**ADDRESS**

City of Gladstone

6901 N Holmes St

Gladstone, MO 64118

United States

**SHIP TO**

City of Gladstone

6901 N Holmes St

Gladstone, MO 64118

United States

**QUOTE #** QUO-02213**DATE** 07/11/2022**ACTIVITY****QTY****RATE****AMOUNT****RDU**

1

62,907.10

62,907.10

20x40 Rectangular Hip Shelter with 10' Eave Handrails per drawing--drawing size is wrong as we cannot go wider than 20 without major expense in fill. Electrical outputs and reduction will be done on engineered sheets and approved.

electrical cutout- per post on bottom standard + where specified elsewhere for boxes/lights  
8 Faux Stone Column Wraps 2x2x3' with limestone capstone

Roof pitch 4:12 30 PSF live load & 90 mph

Wind speed

Powder coated still frame

24 ga. multi rib metal roofing

tubular steel frame with zinc plated fasteners utilizes hidden bolts and fasteners where possible.

Includes engineering cost of \$750

-excludes storage, unloading, clear coat or stain, gutters & downspouts and floor drains.

We will do our best to coordinate unloading and installation at time of deliver.

Manufacturer requires 25% down on structure kit portion only.

**RDU**

1

101,936.00

101,936.00

30x60 Rectangular Hip Shelter with 10' Eave Handrails per drawing

Cut outs each post bottom, plus where you want them on ceiling/for a box.

ACTIVITY	QTY	RATE	AMOUNT
8 Faux Stone Column Wraps 2x2x3' with limestone capstone Roof pitch 4:12 30 PSF live load & 90 mph Wind speed Powder coated still frame 24 ga. multi rib metal roofing tubular steel frame with zinc plated fasteners utilizes hidden bolts and fasteners where possible. -excludes storage, unloading, clear coat or stain, gutters & downspouts and floor drains. We will do our best to coordinate unloading and installation at time of deliver. Includes engineering cost of \$750			
<b>Demolition</b> Includes: removing all concrete and 3 buildings and hauling to landfill removal of amphitheater concrete and replacing with new concrete that extends to the N-E-S sidewalks. 130' of sidewalks with 4 aprons 25x45 pad & concrete slab after building erected Any additional areas of concrete add \$12/ft	1	141,483.75	141,483.75
<b>Installation</b> Install Steel shelters	1	25,760.00	25,760.00
<b>RDU</b> Steel cages & Concrete for shelters	16	575.00	9,200.00
<b>Greenbush</b> 20.6 ESC-PLAYGROUNDREC-2022 (CATEGORY: Playground)	1	0.00	0.00
<b>bond</b> Performance Bond	351,830	0.035	12,314.05

FREIGHT & SURCHARGE-DUE TO THE VOLATILE NATURE OF THE TRANSPORTATION INDUSTRY & SUPPLY CHAIN AT THIS TIME THESE ITEMS MUST BE RE-QUOTED AT THE TIME OF SHIPMENT. Installation: A certified manufacturer approved Installer is recommended for equipment install. Customer responsible for scheduling coordination and site preparation. Site should be level and permit installation equipment access. Purchaser shall be responsible for unknown conditions such as buried utilities, tree stumps, bedrock or any concealed material or conditions that may result in additional labor & material costs. Exclusions: unless specifically included, this quotation excludes all permits, site work and landscaping; removal of existing equipment; acceptance of equipment and off-loading storage of goods prior to installation; equipment assembly and installation; safety surfacing; borders and drainage provisions.

SUBTOTAL	353,600.90
TAX	0.00
<b>TOTAL</b>	<b>\$353,600.90</b>



Accepted By

Accepted Date



## *Request for Council Action*

RES ☒ # R-22-42

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 7/20/2022

Department: Parks & Recreation

Meeting Date Requested: 7/25/2022

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

Subject: Replacement of both Oak Grove Park Shelters

Background: The Oak Grove Park Shelters have surpassed the useful life and need replacement.

Budget Discussion: Funds are budgeted in the amount of \$353,600.90 from the OTHER Fund. Ongoing costs are estimated to be \$ 0 annually. Previous years' funding was \$0

Public/Board/Staff Input: Staff recommends replacing the current larger shelter with one of similar size (30'x60') that will include railings similar to the current shelter and stone columns that partially wrap the support beams. Staff is recommending the smaller shelters on the south side, be reduced to one shelter (20'x40') that will not have railings, but will have stone columns that partially wrap the support beams. This purchase will be made through the Greenbush Cooperative Purchasing Agreement.

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

Justin Merkey  
Department Director/Administrator

CW  
City Attorney

SW  
City Manager



# CITY OF GLADSTONE MISSOURI

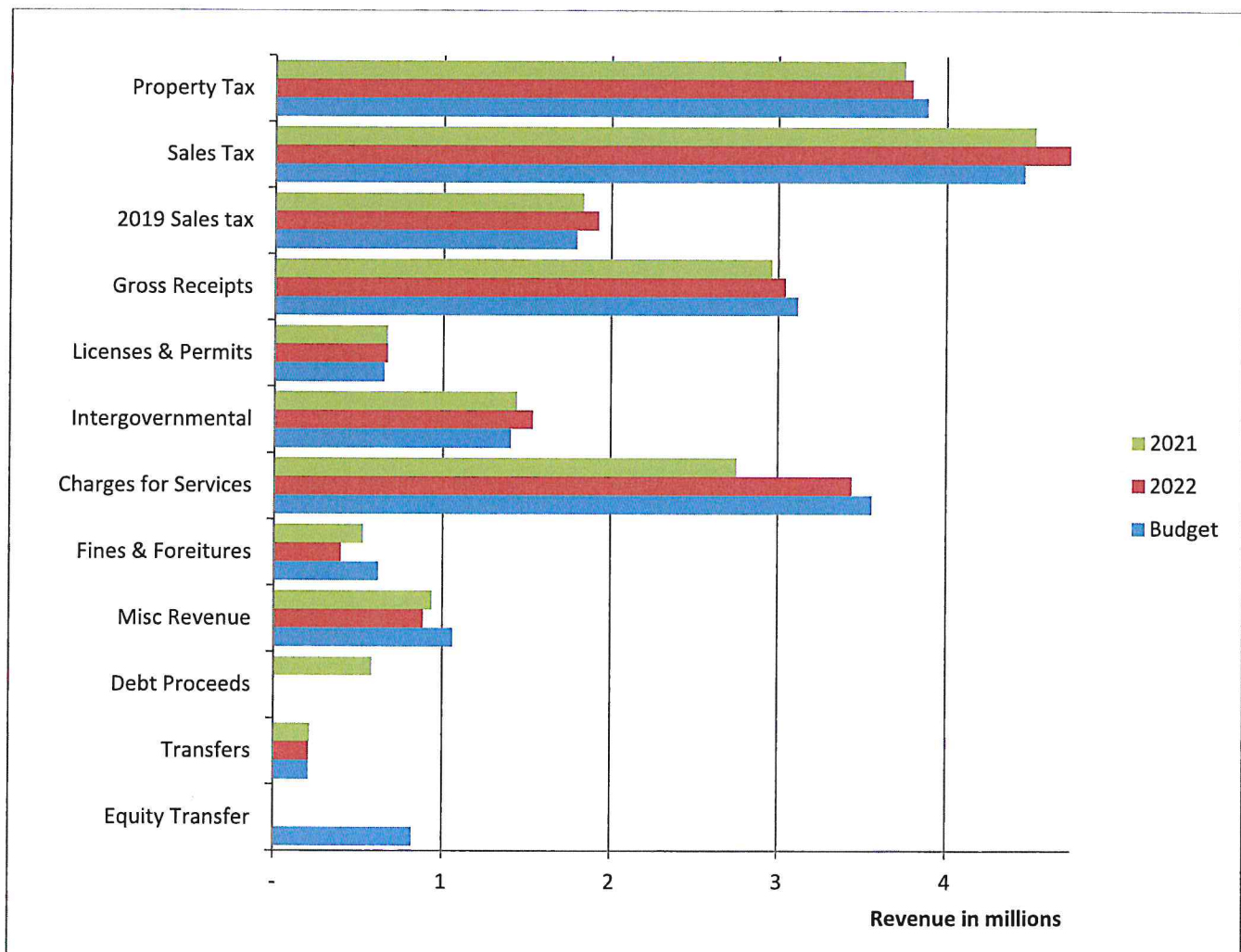
Financial Report for 12 Months Ending  
June 30, 2022

## Preface

Although the fiscal year officially ends at June 30, 2022, revenues and expenditures for the City of Gladstone will continue change up until the financial audit in October. These statements are based on information known as of a certain date. The final financial statements or Annual Comprehensive Financial Report (ACFR) is reported on a modified accrual basis for Governmental Funds and full accrual basis for the enterprise fund (CWSS). Over the next couple of months, staff will be making final adjustments for receivables and payables for goods and services received during the fiscal year as well as prepaid expenses and deferred revenue for goods and services not received or performed during the fiscal year. Equity transfers remain \$0 for all funds, as it is not a revenue, but use of fund balance that provides for additional expenditures (usually capital or other one time expenditures) while keeping the budget balanced. Additional information is in the narrative below.

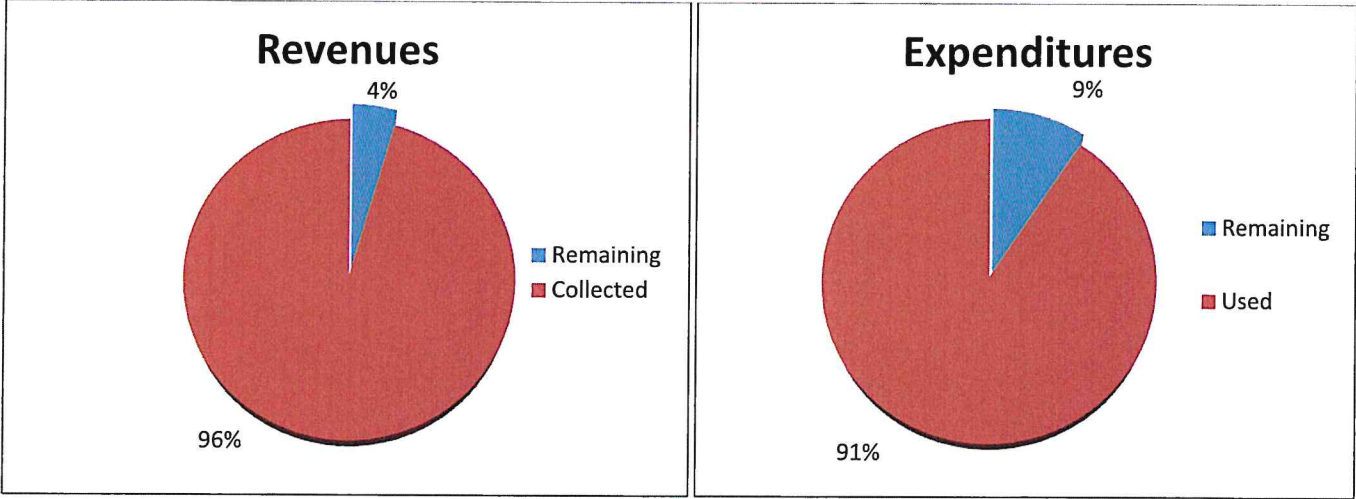
## GENERAL FUND

### General Fund Revenues

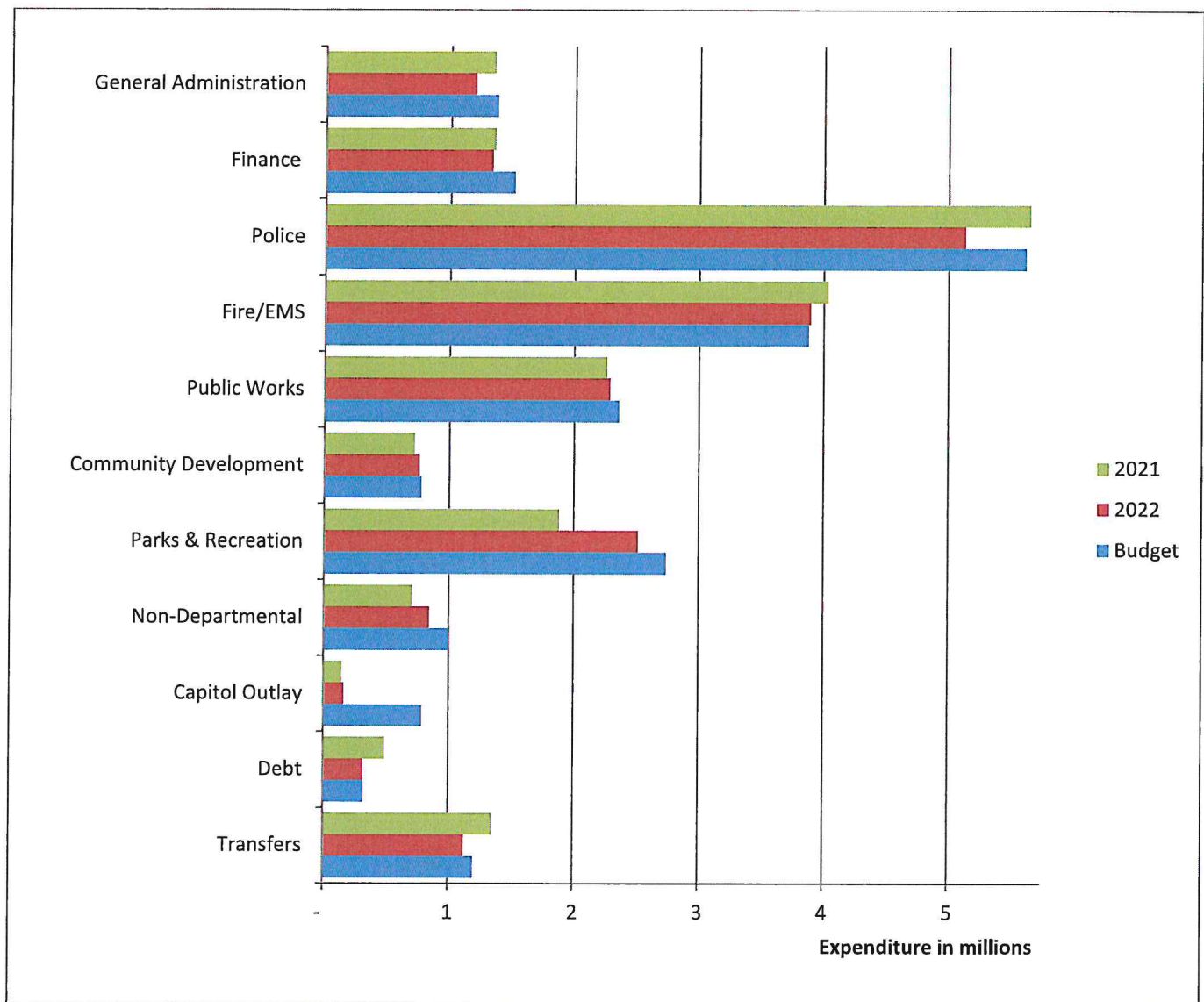




Total revenues for the General Fund through 12 months or 100% of this fiscal year are \$20,623,683 compared to total budgeted revenues for the year of \$21,585,488 or 96% of budgeted revenue. Property tax revenue received is \$3,790,847, an increase of \$41,777 or 1%. Sales tax on a cash basis is \$4,736,570 or \$205,351 (5%) more than previous year. The 2019 sales tax (1/2 cent sales tax passed in 2019) is \$1,921,405, an increase of 5%. Gross receipts taxes are \$3,039,781, an increase of \$79,417 due to natural gas gross receipt collections. License and Permit revenues are \$670,312, or a decrease of \$1,047. Intergovernmental revenue is \$1,533,893 or \$93,383 (6%) over the previous year due to the increases from the gas tax. Charges for Services are \$3,439,113 an increase of 25% or \$687,197 compared to the previous year. This is primarily due to increases from senior activities. Fines and Forfeitures have decreased 25% from the prior year to \$398,492. Miscellaneous Revenue is \$886,520. Debt proceeds are not budgeted for the current fiscal year. Transfers made to the fund amount to \$206,750. An equity transfer (use of fund balance) of \$822,000 is budgeted for the General Fund.



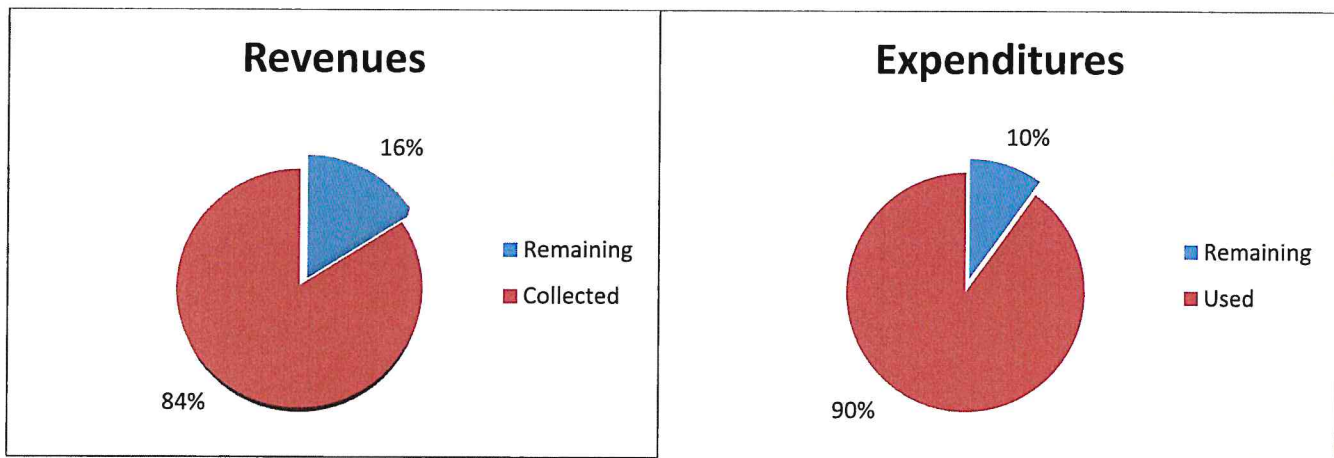
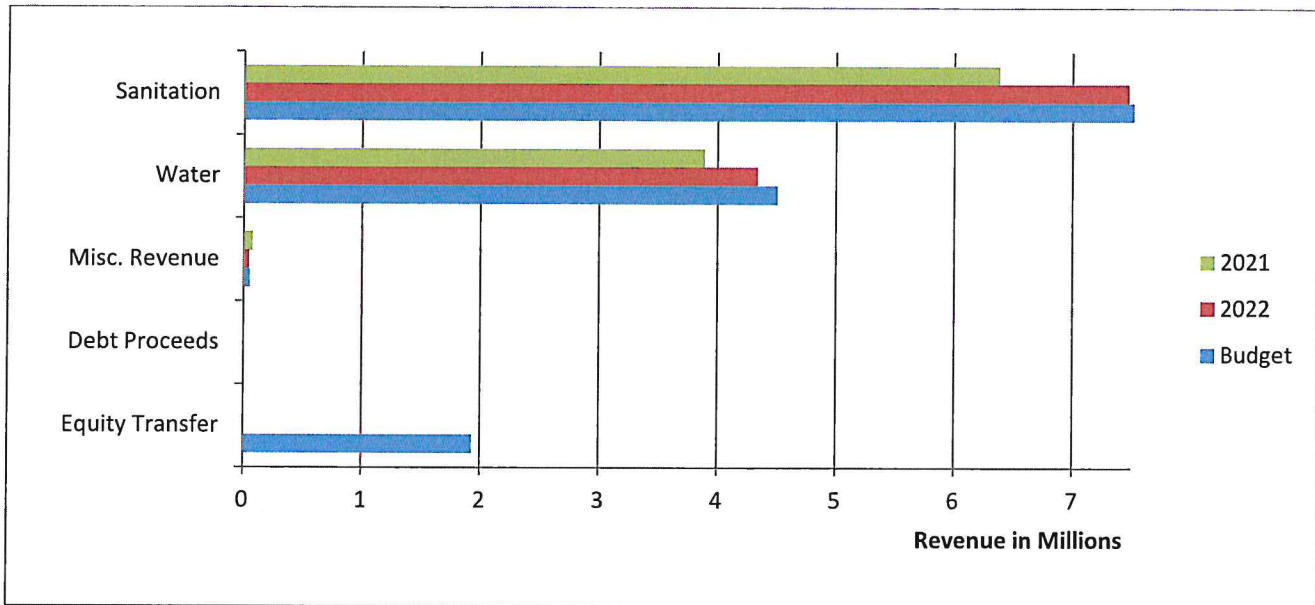
Expenditures through 12 months or 100% of this fiscal year amounted to \$19,566,893 or 91% of FY22 budgeted expenditures of \$21,585,488. This indicates that actual expenditures are 2% or \$405,456 less than last year's expenditures of \$19,972,349. General Administration expenditures are \$1,201,042, a decrease of \$152,501 or 11% due to contractual payments (timing of Magazine) and changes in staffing. Finance expenditures are \$1,336,620, a decrease of \$20,720 or 2%. Police expenditures are \$5,131,497, a decrease of \$530,229 (9%) due to changes in staffing and vacant positions. Fire/EMS expenditures are \$3,895,349, a decrease of \$138,671 (3%) due to changes in personnel. Public Works expenditures are \$2,286,557, \$24,176 or 1% more than the prior year due to equipment maintenance. Community Development expenditures are \$758,529, an increase of \$34,358 due to property weed mowing and abatement. Parks & Recreation expenditures are \$2,516,170, an increase of 34% or \$633,927 from the same time last year due to increases in senior activities. Non-Departmental expenditures are \$841,141, an increase of 20% or \$133,672 due to increases from the comprehensive plan and training. Capital Outlay is \$159,647. Debt payments are \$315,294, a decrease of 36% or \$177,264 due to moving debt payments of the 2020 and 2019 lease purchases to CERF. Transfers made to other funds amount to \$1,125,047. Current revenues exceed current expenditures by \$1,056,788.



General Fund revenues and expenditures will have several adjustments before the 2022 fiscal year audit. Adjustments that will change the funds final outcome are recording receivables for taxes and services provided, senior activities (both expense and revenue), accounts payable, and final transfers. The Fire Truck ordered in FY21 has not been placed in service as of June 30, 2022 and will continue to be a prepaid asset until it is received. The expenditure (and associated revenue for sale of asset) will be a FY23 midyear adjustment.

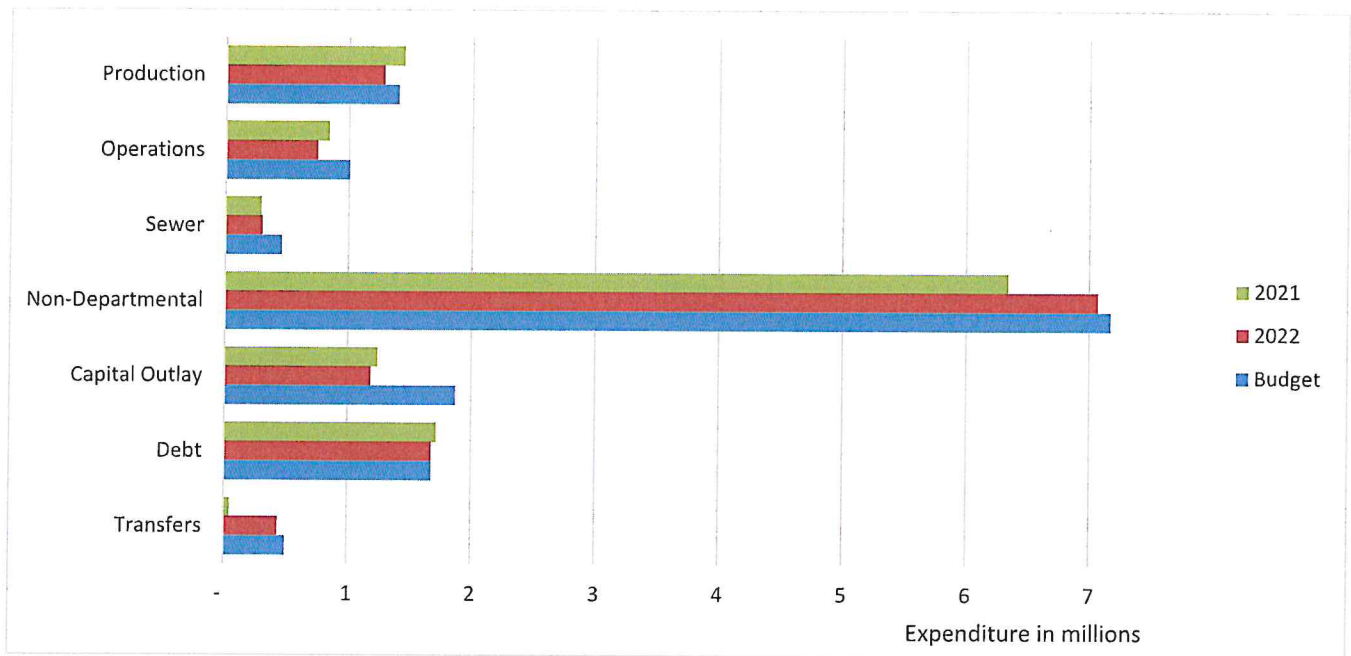
## COMBINED WATER AND SEWERAGE SYSTEM FUND

Total budgeted revenues for the fiscal year are \$14,102,438. Total revenues through 12 months or 100% of this fiscal year, amounted to \$11,853,871 or 84% of FY22 budgeted revenues. Although consumption has decreased, operating revenues are up \$1,510,814 (15%) from the previous year due to increased water and sewer rates.



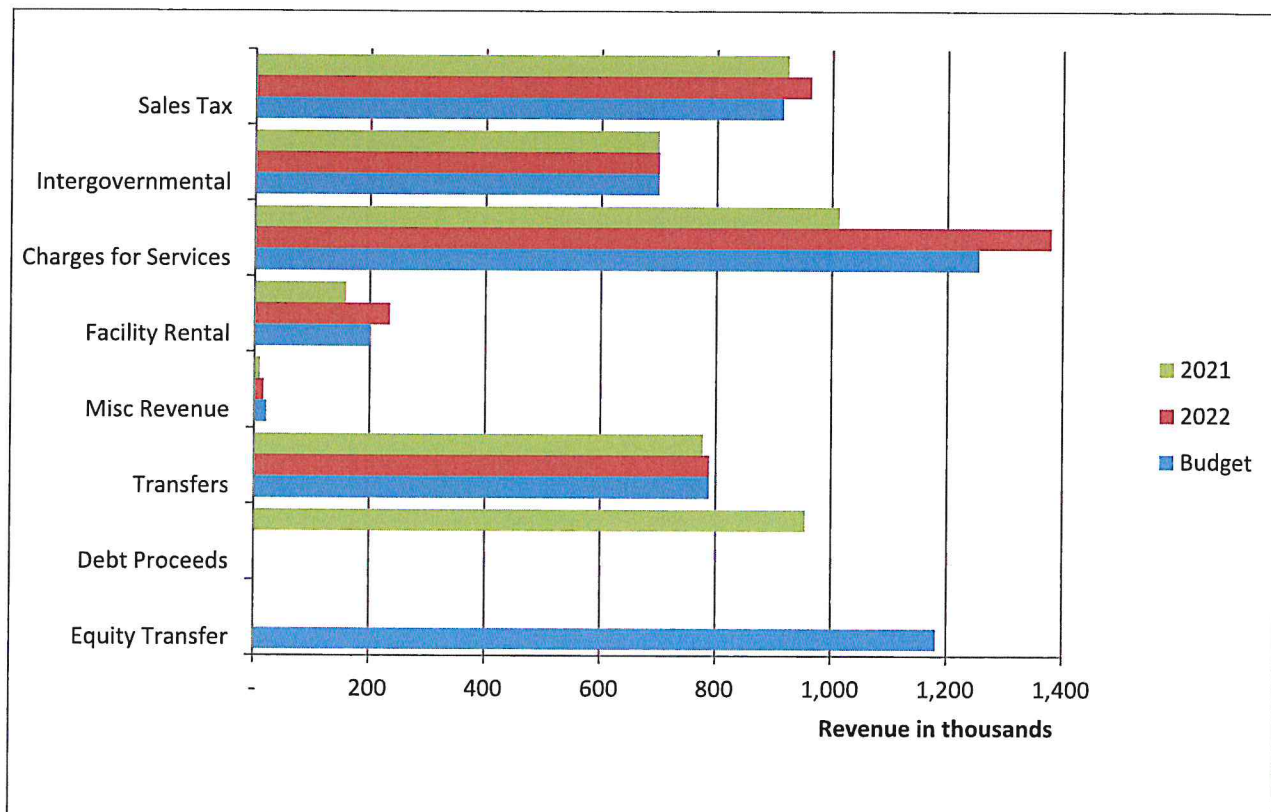
Total budgeted expenditures for the fiscal year are \$14,102,438. Total expenditures through 12 months or 100% of this fiscal year amounted to \$12,704,885 or 90% of FY22 budgeted expenditures. Production expenditures are down \$161,770 (11%) to \$1,284,000 due to changes in personnel and the lime sludge project during FY21. Operations division expenditures are \$744,152, a decrease of \$92,240 (11%) due to changes in personnel and payments for the water treatment masterplan in FY21. Sewer division expenditures are \$303,176 and are comparable to the previous year. Non-departmental expenditures are \$7,068,239, an increase of \$731,246 due to the increase in sewage rates and monthly administration fee paid to Kansas City for sewer treatment. Capital outlay is \$1,185,549. Payments for debt have decreased 2% or \$40,430 to \$1,680,259. Transfers for the fund are \$439,510 (reimbursement to the TST fund for the water main portion of the 76<sup>th</sup> Street project). Current expenditures exceed current revenues by \$851,015 (this is due to the equity transfer for capital projects funded by the 2020 COP in fiscal year 2021).

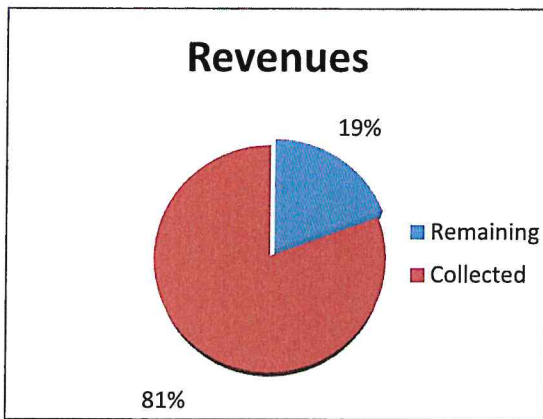




The CWSS Fund is considered an enterprise fund and will need several adjustments to convert final amounts from a budgetary basis to a full accrual basis. Adjustments include the reclassification of fixed assets, depreciation, accounts receivable, and accounts payable.

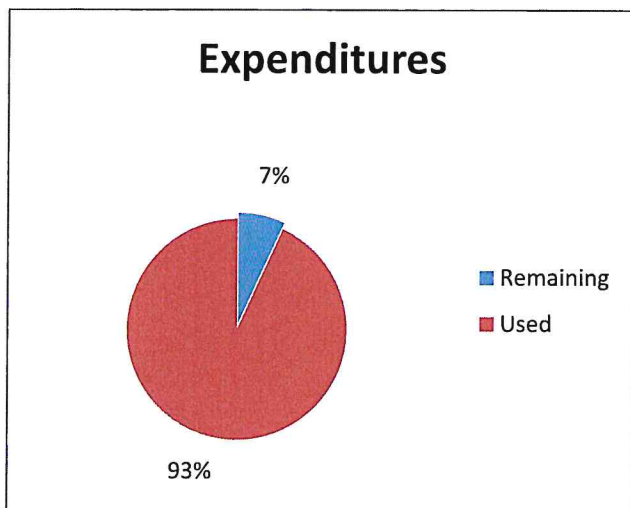
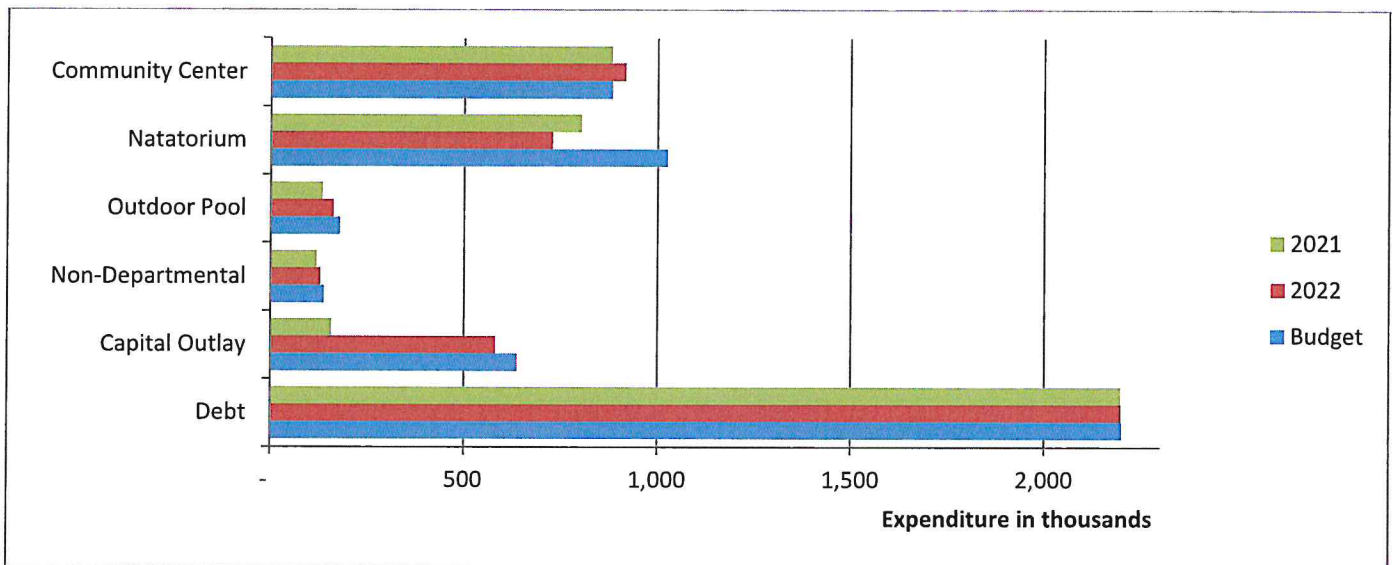
### COMMUNITY CENTER AND PARKS TAX FUND





Total budgeted revenues for the Community Center Fund are \$5,062,340. Total revenues through 12 months or 100% of this fiscal year, amounted to \$4,079,308 or 81% of FY22 budgeted revenues. Sales tax received is \$4,079,308, an increase of \$39,535 from the previous year. Intergovernmental revenue (Charge to the North Kansas City School District for the natatorium) is \$700,000. Charges for Services are \$1,378,837, an increase of \$366,675 from the previous year. Revenue from facility rental is \$233,347, an increase of \$75,214. Miscellaneous revenue is \$16,125. Debt proceeds are not budgeted for the current fiscal year. Budgeted transfers to the

fund are \$788,300. Equity transfer budgeted for the fiscal year is \$1,181,509.

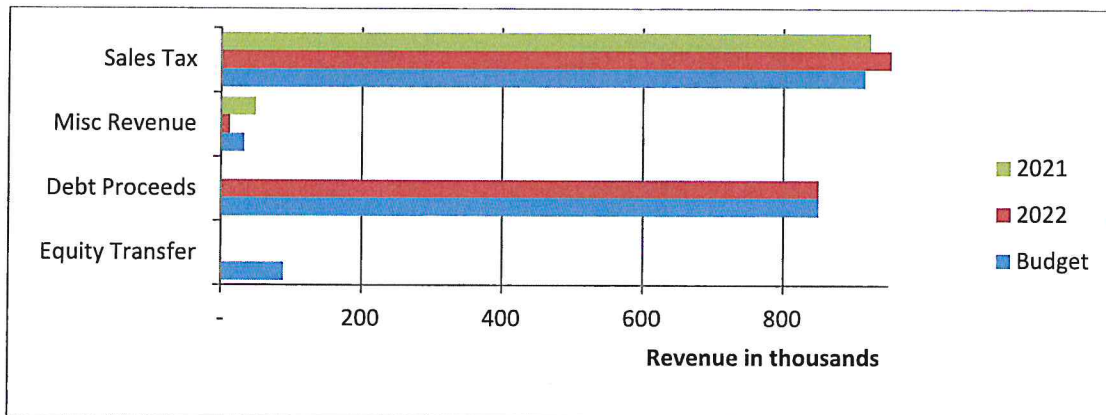


Total budgeted expenditures for the fiscal year are \$5,062,340. Total expenditures through 12 months or 100% of this fiscal year amounted to \$4,715,682 or 93% of FY22 budgeted expenditures. Community Center expenditures are \$915,465, an increase of 4% due to changes in personnel and building maintenance. Natatorium expenditures are \$728,389, a decrease of \$74,298 (9%) due to vacant positions and changes in personnel. Outdoor Pool expenditures are \$162,897, an increase of \$28,088 due to increases in part time personnel and maintenance. Non-departmental expenditures have increased \$9,313 to \$129,093 due to increases in property and liability insurance. Expenditures for Capital Outlay are \$581,968.

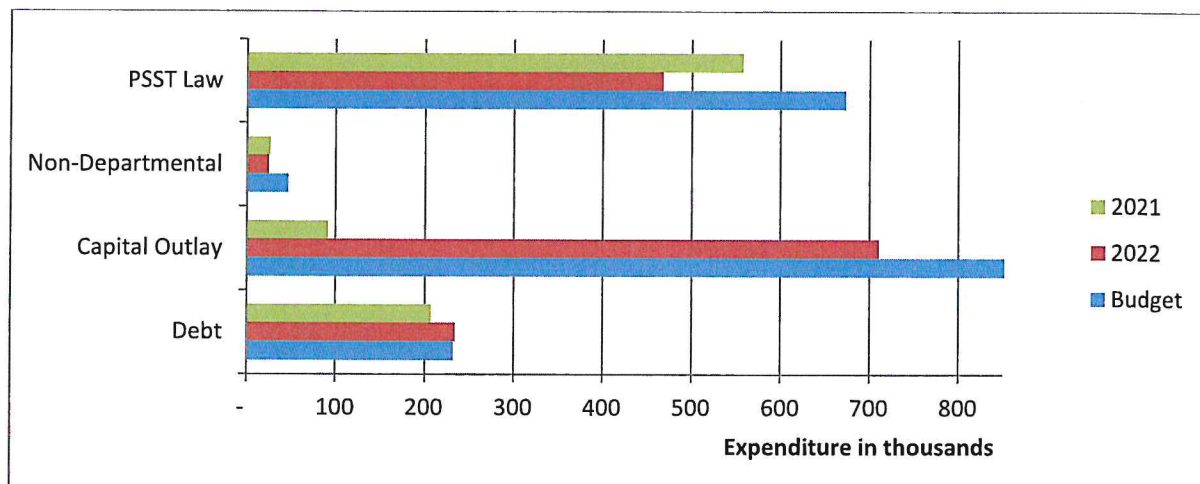
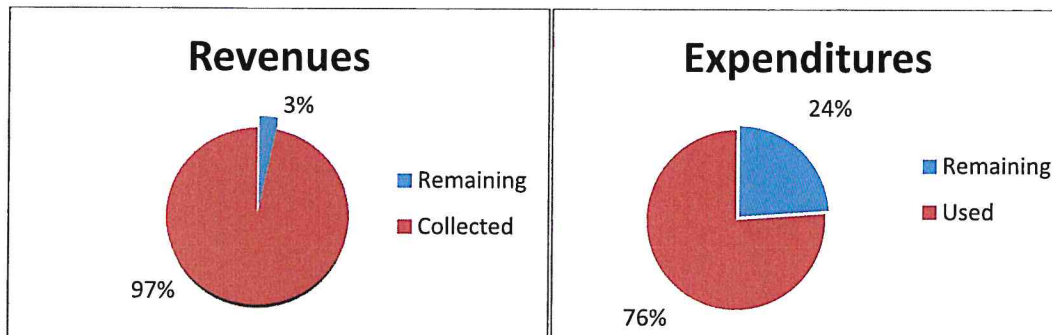
Payments for debt are comparable to the previous year at \$2,197,870. Current expenditures exceed current revenues by \$646,374 (this is due to the equity transfer for capital projects funded by the 2020 COP in fiscal year 2021).

The CCPT fund will also have several adjustments to revenues and expense before the 2021 fiscal year audit. Revenue adjustments include receivables for rentals, change in sales tax receivable, and membership deferrals. Adjustments to expense will mainly be for accounts payable.

### PUBLIC SAFETY SALES TAX FUND



Total budgeted revenues for the fiscal year are \$1,887,018. Total revenues through 12 months or 100% of this fiscal year amounted to \$1,824,814 or 97% of FY22 budgeted revenues. Sales tax on a cash basis is \$962,679, or an increase of \$39,807 (4%). Miscellaneous revenue is \$12,135. Debt proceeds of \$850,000 are from a lease purchase for the acquisition of new radios.





Total budgeted expenditures for the fiscal year are \$1,887,018. Total expenditures through 12 months or 100% of this fiscal year are \$1,435,812 or 76% of the FY22 budgeted expenditures. Law division is \$467,097, down \$90,317 (16%) from the same time last year due to vacant positions. Non-Departmental is \$24,206, compared to \$25,803 during the previous year. Capital outlay is \$710,394 due to the purchase of the new radios. Payments for debt are \$234,115, an increase of \$26,787 due to the radio lease purchase. Current revenue over expense for the fund is \$389,002.

Year-end adjustments for the PSST fund should be minimal with adjustments for accounts receivable and accounts receivable. The remainder of the debt proceeds should be spent during FY23 and will be included as an equity adjustment in the 2023 midyear budget.

Respectfully submitted,

A handwritten signature in dark ink, reading "Dominic Accurso". The signature is written in a cursive style with a large, stylized initial "D".

Dominic Accurso  
Director of Finance

**Meadowbrook**  
**CID Budget, July 1, 2022 - June 30, 2023**  
**Prepared: June 23, 2022**

	<u><b>2022-23</b></u>
<b>Receipts</b>	
CID Deposits from MO DOR	70,000
<b>Total Receipts - CID Project</b>	<u><b>70,000</b></u>
 <b>Expenditures</b>	
Interest Expense - General Construction Loan	15,900
Interest Expense - Dunkin Donuts	21,150
Interest Expense - Popeye's Loan	25,009
Interest Expense - Add'l Meadowbrook Improvements	1,920
Professional Fees	1,000
CID Budget Meeting	500
CID Payments, City of Gladstone 1.5% of receipts	1,050
<b>Total Expenditures</b>	<u><b>66,529</b></u>
<b>Receipts in Excess of Expenditures /</b>	
<b>(Expenditures in Excess of Receipts)</b>	<u><b>3,471</b></u>

**Meadowbrook**  
**CID Forecast, July 1 - June 30**  
**Prepared: June 23, 2022**

	<b>2022-2023</b>	<b>2023-2024</b>	<b>2024-2025</b>	<b>2025-2026</b>	<b>2026-2027</b>	<b>5 YEAR TOTAL</b>
<b>Receipts</b>						
CID Deposits from MO DOR	70,000	70,000	70,000	70,000	70,000	<b>350,000</b>
<b>Total Receipts - CID Project</b>	<b>70,000</b>	<b>70,000</b>	<b>70,000</b>	<b>70,000</b>	<b>70,000</b>	<b>350,000</b>
<b>Expenditures</b>						
Interest Expense - General Construction Loan	15,900	14,900	13,900	12,900	11,900	<b>69,500</b>
Interest Expense - Dunkin Donuts	21,150	20,750	20,350	19,950	19,550	<b>101,750</b>
Interest Expense - Popeye's Loan	25,009	24,609	24,209	23,809	23,409	<b>121,045</b>
Interest Expense - Add'l Meadowbrook Improvements	1,920	1,895	1,870	1,845	1,820	<b>9,350</b>
Professional Fees	1,000	1,000	1,000	1,000	1,000	<b>5,000</b>
CID Budget Meeting	500	500	500	500	500	<b>2,500</b>
CID Payments, City of Gladstone 1.5% of receipts	1,050	1,050	1,050	1,050	1,050	<b>5,250</b>
<b>Total Expenditures</b>	<b>66,529</b>	<b>64,704</b>	<b>62,879</b>	<b>61,054</b>	<b>59,229</b>	<b>314,395</b>
<b>Receipts in Excess of Expenditures / (Expenditures in Excess of Receipts)</b>	<b>3,471</b>	<b>5,296</b>	<b>7,121</b>	<b>8,946</b>	<b>10,771</b>	<b>35,605</b>



# **Meadowbrook Village CID**

## **Annual Meeting Agenda**

**July 12, 2022**

**11:00 AM**

**Zoom Meeting:**

**Meeting ID: 899 6646 0395**

**Passcode: CID**

- 1) Call to Order**
- 2) Adoption of the Agenda**
- 3) Public Comment**
- 4) Presentation by developers on construction and improvements to CID**
- 5) Budget discussion FY 22-23**
- 6) Five year forecast discussion 2022-2027**
- 7) Closed session may be held if necessary pursuant to RSMO Section 610.021 (1) (2) or (11) to discuss matters related to legal, real estate, or competitive bidding**
- 8) Motion to Adjourn**



## *Request for Council Action*

RES ☐ # City Clerk Only

BILL ☐ # City Clerk Only

ORD ☐ # City Clerk Only

Date: 7/14/2022

Department: General Administration

Meeting Date Requested: 7/25/2022

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

Subject: Consideration of the Meadowbrook Shopping Center Community Improvement District budget and five year plan.

Background: Meadowbrook Shopping Center went through a major update approximately eight years ago. The city supported that renovation by allowing the creation of a Community Improvement District (CID). The CID levies a one-cent sales tax to help offset redevelopment costs.

Budget Discussion: Funds are budgeted in the amount of \$0 from the N/A Fund. Ongoing costs are estimated to be \$ 0 annually. Previous years' funding was \$

Public/Board/Staff Input: The CID is required to seek city approval of a five (5) year plan. The attached five (5) year plan complies with that requirement and is substantially the same as the previous five (5) year plan.

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

Scott Wingerson  
Department Director/Administrator

CW  
City Attorney

SW  
City Manager