



**CITY COUNCIL MEETING
GLADSTONE, MISSOURI
MONDAY, SEPTEMBER 26, 2022**

The City Council will meet in a Closed Executive Session at 6:30 pm, Monday, September 26, 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, 610.021 (2) Real Estate, 610.021(3) Personnel, 610.021(9) Employee Groups, and 610.021 (12) Negotiated Contract.

OPEN STUDY SESSION 7:00 PM

1. Co-located Dispatch – Assistant City Manager Bob Baer will present renderings and an update of the co-located dispatch project.
2. Oak Grove Park's Large Shelter – Director Justin Merkey will discuss recommendations to re-locate the park's large shelter.

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 September 12, 2022, Closed City Council Meeting Minutes.**
6. **Approval of the September 12, 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**

RESOLUTION R-22-50 A Resolution authorizing acceptance of a proposal from Shawnee Mission Ford, Shawnee, Kansas, for the purchase of four (4) 2023 Ford Explorer Police Interceptor SUV vehicles for the total purchase amount of \$169,924.00.

CONSIDER FINANCIAL REPORT TWO MONTHS ENDING AUGUST 31, 2022.

REGULAR AGENDA

11. **PUBLIC HEARING:** Site Plan Revision at 7510 N. Oak Trafficway.
12. **FIRST READING BILL NO. 22-34** An Ordinance approving a Site Plan Revision for property at 7510 N. Oak Trafficway.
13. **CONSIDER BUILDING PERMIT:** 7510 N. Oak Trafficway.
14. **PUBLIC HEARING:** Fixing the annual rate of levy for the 2022 Real Estate and Personal Property taxes within the corporate limits of the City of Gladstone, Missouri.
15. **FIRST READING BILL NO. 22-35** An Ordinance enacted pursuant to Missouri Revised Statutes Section 67.110 fixing the annual rate of levy for the 2022 Real Estate and Personal Property Taxes within the corporate limits of the City of Gladstone, Missouri.

- 16. FIRST READING BILL NO. 22-36** An Ordinance authorizing the City Manager to enter into an Agreement with Clay County, Missouri and the City of Liberty, Missouri for the co-location of Public Safety Answering Points.
- 17. RESOLUTION R-22-51** A Resolution authorizing the City Manager to execute an agreement with Xybix Systems, Incorporated, for the purchase of eleven (11) dispatch consoles and associated furniture for the co-located Emergency Services Communications Center in the amount of \$257,845.81.
- 18. Other Business.**
- 19. Adjournment.**

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

Kris Keller, City Clerk
City of Gladstone
7010 North Holmes
Gladstone, MO 64118
816-423-4096

Date September 22, 2022
Posted at: 2:30 PM



***General Administration
Memorandum - RMB***

DATE: September 21, 2022

TO: Scott Wingerson, City Manager

FROM: Bob Baer, Assistant City Manager *BB*

RE: Co-located Dispatch Study Session

Construction of the co-located emergency services communication center is progressing on schedule and a target date of occupying the space is scheduled for late Summer or early Fall of 2023. The terms of a formal Agreement have been finalized and all participating agencies are ready for their governing bodies to approve the document so that administrative representatives from each agency can begin moving forward with the technical planning and purchasing of key equipment. A majority of the funding for the project has been allocated from American Rescue Plan Act (ARPA) funds received through Clay County.

The concept of co-locating Public Safety Answering Points (PSAPs) has been discussed for well over ten years; however, the recent work to make this concept a reality has taken a strong cooperative effort and commitment between Clay County, Liberty and Gladstone. The co-located dispatch center will be state of the art and will provide dispatchers with space, amenities and a work environment that an individual agency would have difficulty replicating alone. In addition, shared maintenance costs, shared purchasing opportunities, and the ability to provide immediate assistance to another agency during a critical incident are all benefits that will continue to demonstrate that this concept is mutually beneficial to everyone.

During the City Council Study Session on the September 26th, I will give a quick update on the progress of the project as well as provide renderings of the co-located space.

CO-LOCATED EMERGENCY SERVICES DISPATCH



- CLAY COUNTY
- LIBERTY
- GLADSTONE



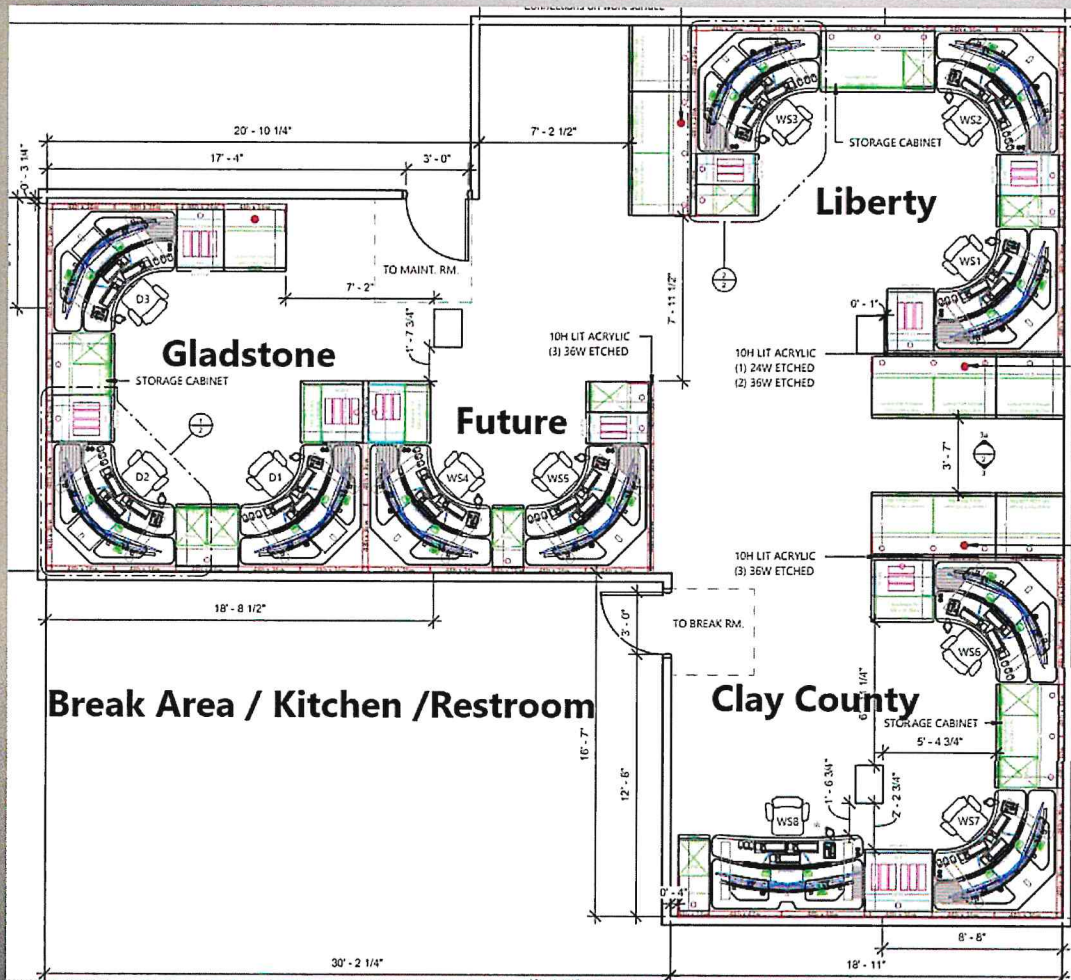






The Process

- ✓ Getting everyone on the same page
- ✓ Designing the facility
- ✓ Working through the technical hurdles
- ✓ Securing funding – ARPA
- ✓ Formulate an Agreement
 - Sign the Agreement
 - Purchase the major equipment
 - Make the move



Eleven (11) Consoles

Breakroom / Bathroom

Administrative Offices

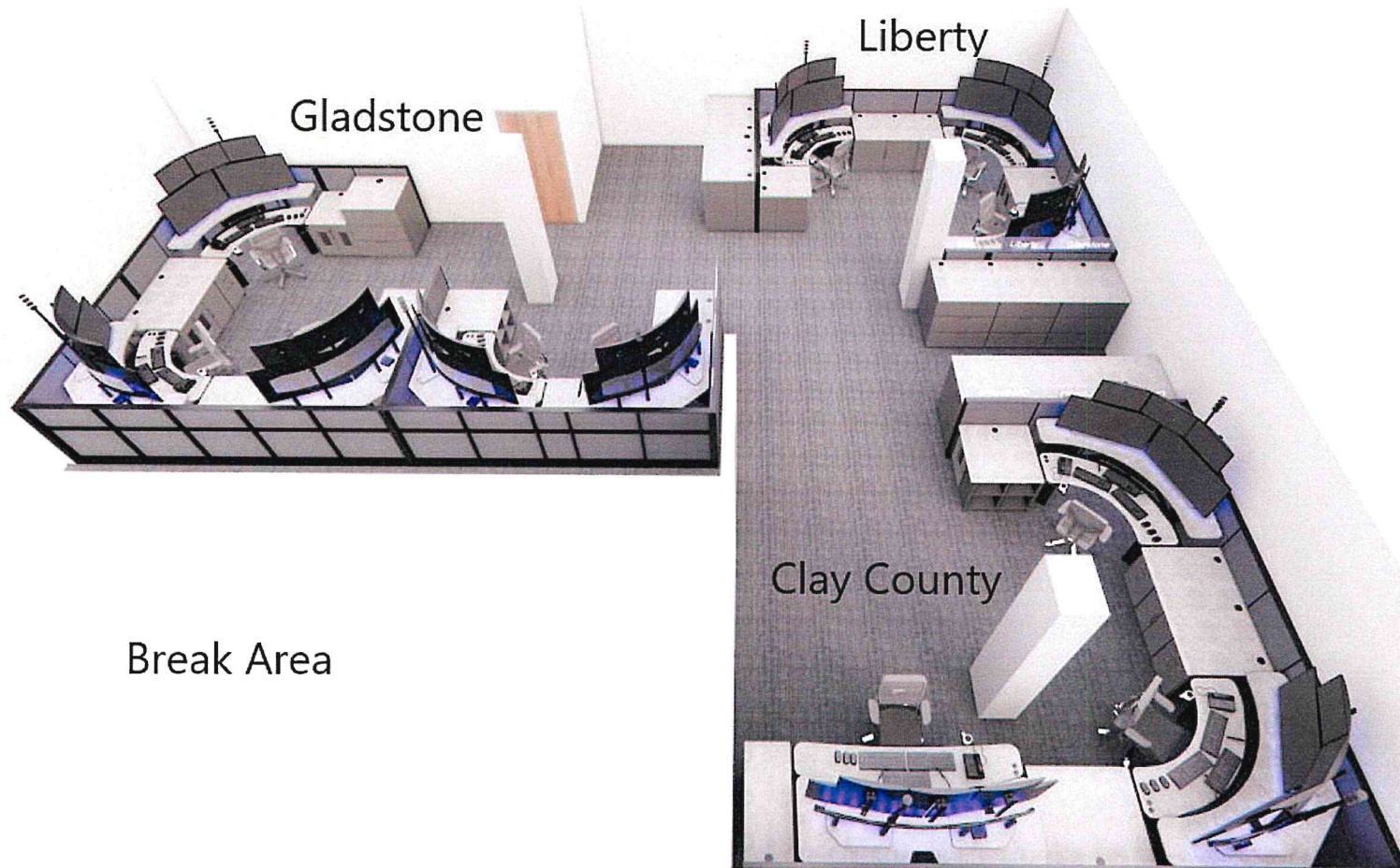
Locker Rooms

Access to workout facility

Access to full kitchen

State of the art equipment

Fiber Connections with
Microwave Backup

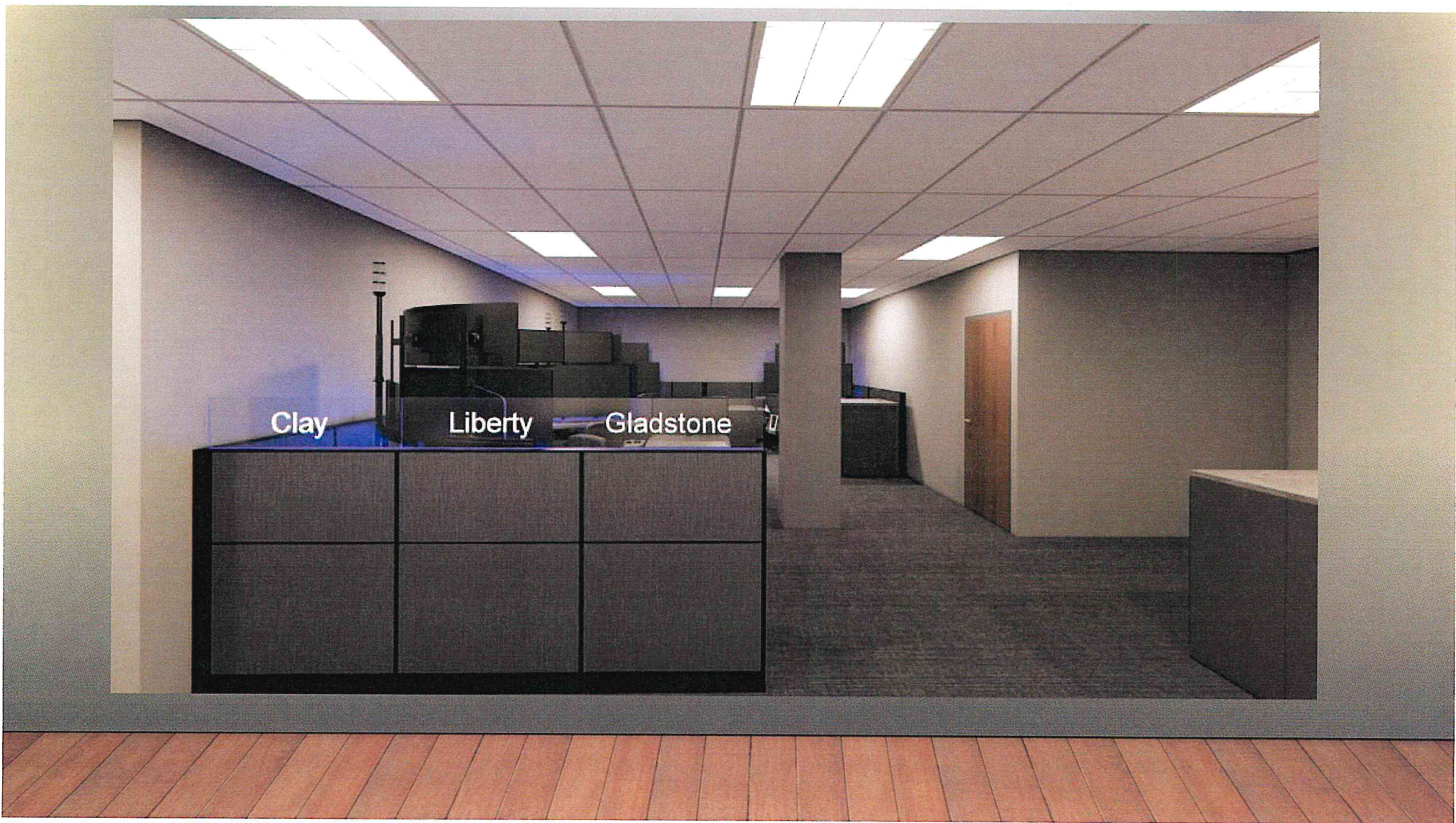














Department of Parks, Recreation & Cultural Arts

Memorandum

DATE: September 21, 2022

TO: Scott Wingerson, City Manager

FROM: Justin Merkey, Director of Parks, Recreation, and Cultural Arts

RE: Location of Oak Grove Park's Large Shelter

At the July 25th meeting, City Council approved ARPA funds to replace the shelters at Oak Grove Park. The shelters have been ordered; however, placement of the shelters can still be adjusted as the installation will not occur until later this fall. Staff recommends relocating the large shelter that is currently located directly south of the new restrooms. The new recommended location is directly east of where it currently sits and directly north of the playground. Staff is recommending this location for the following reasons:

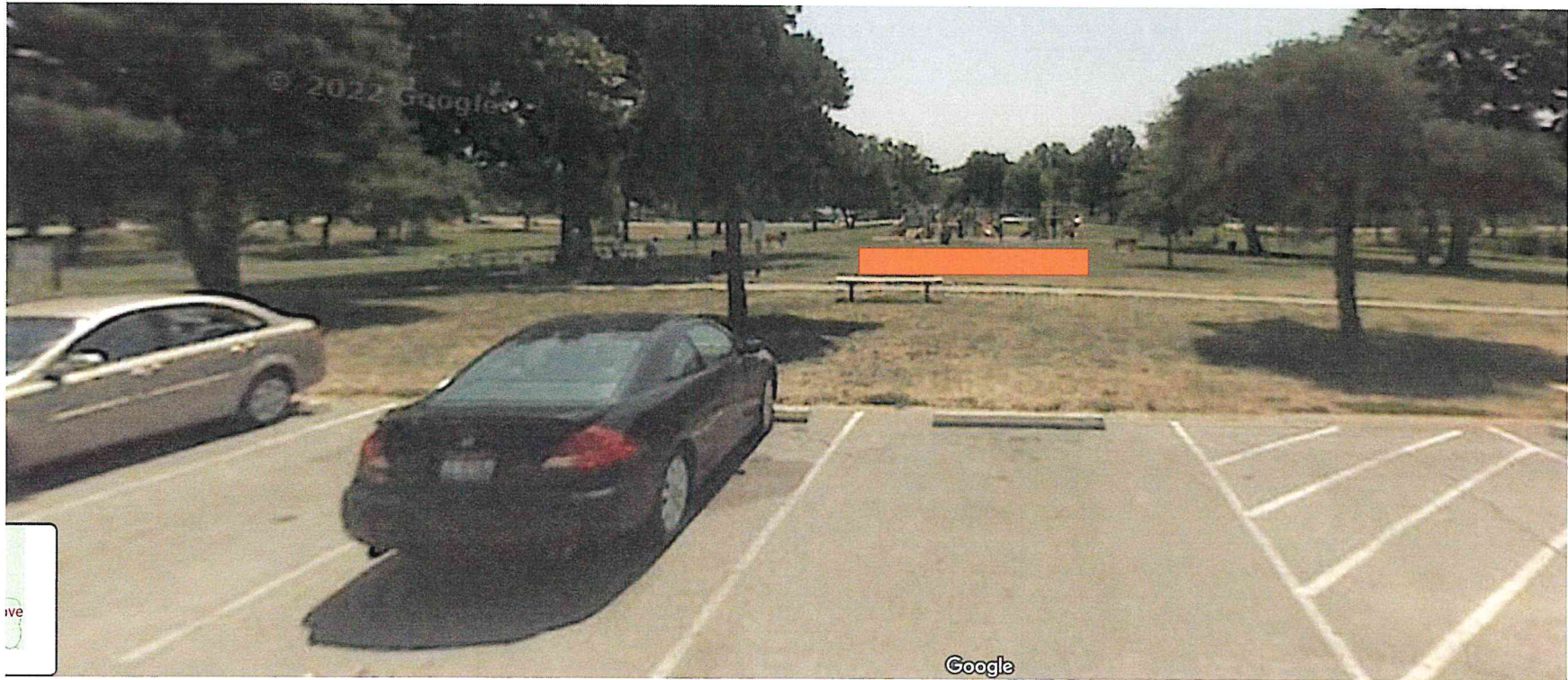
- The shelter will be closer to the parking lot for easier load in/out for park patrons.
- Family reunions and/or birthday parties with small children can supervise them at the playground while attending the gathering inside the shelter.
- The Shelter will be visible from North Troost and will have a night light. The current location is not visible from North Troost and vandalism can occur overnight.
- Removal of the shelter from its current placement will create additional grassy area for those to attend July 4th, Theatre in the Park programs and Blues Fest.
- The current location of the shelter is an "attractive nuisance" during Theatre in the Park plays. Youth congregate inside the shelter and are disruptive.
- From an aesthetic appearance, the shelter being so close to the new restrooms and the amphitheater, the current placement appears congested.

The Park Advisory Board unanimously supported the relocation of the shelter. Additionally, conversations have occurred with the Theater in the Park Board Members and they too support the relocation. Attached, please find a map of the proposed location. Should you have any questions prior to City Council's Open Study Session on Monday, please let me know. Otherwise I will further explain the recommended location to City Council on Monday. Thank you.

*Oak Grove Park
Large Shelter
Selected
Relocation -
Aerial View*



*Oak Grove Park Large Shelter Selected Relocation –
Parking Lot View*





**MINUTES
REGULAR CITY COUNCIL MEETING
GLADSTONE, MISSOURI
MONDAY, SEPTEMBER 12, 2022**

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

City Manager Scott Wingerson
City Attorney Chris Williams
City Clerk Kris Keller
Deputy City Clerk Becky Jarrett

ABSENT: Assistant City Manager Bob Baer

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

Mayor Garnos opened the Regular City Council Meeting Monday, September 12, 2022 at 7:30 pm.

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

Mayor Garnos stated that 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.

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 August 22, 2022, Closed City Council Meeting Minutes.

Councilman Mallams moved to approve the minutes of the August 22, 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)

Note: Councilman Smith was not sworn in as a Councilmember for the August 22, 2022, Closed City Council meeting, so, therefore, abstained from the vote on the Minutes of that meeting.

Item No. 6. On the Agenda. Approval of the August 22, 2022, Regular City Council Meeting Minutes.

Councilman Mallams moved to approve the minutes of the August 22, 2022, Regular City Council meeting as presented. **Councilman Smith** seconded. The Vote: “aye”, Councilman Smith, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (5-0)

Item No. 7. On the Agenda. Recognition: Presentation of Certificate of Recognition for citizen involvement with the Police Department.

Mayor Garnos and Chief Farris presented Gary Portwood with a Certificate of Recognition for his assistance in a police matter on April 11, 2022.

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

Charlie Mixon reported that he represented the Santerra Townhomes and shared concerns about the crumbled curbs. He stated that they had been trying to get them fixed for a couple of years.

City Manager Wingerson reported that he was unaware of the situation and would look into it on Tuesday, September 13, 2022 and contact Mr. Mixon.

Jenny McGee, 6917 N Troost Ave, read a letter from Amy Selesky, who was unable to attend. The letter was regarding her request for Gladstone to adopt an Ordinance to allow chickens in residential areas. Ms. Selesky also inquired about a possible special use permit for chickens, if there were severe health issues.

Jean Ryerson, 3955 NE 63rd Terrace, is on the Board of Carriage Hills, 7-9 HOA and read a letter from a neighbor that stated the homeowner of the Airbnb located at 4008 NE 62nd Terrace did not appear to be taking the issues seriously, because there were still large groups of people staying at that Airbnb location. She reported that she understood the City had been working with the HOA and requested it continue, because she believed the city would be more effective than the HOA. She also stated that there were 22 Airbnb's in Gladstone.

City Manager Wingerson informed the Council that he would attend the HOA meeting on Wednesday, September 14, 2022, at Northland Neighborhoods, Inc., on the Airbnb issue.

Jim Lowman, from the Santerra addition, made a proposal to paint three fire hydrants on the streets of Circle Drive and 65th Terrace, if the City furnished the paint.

City Manager Wingerson informed the Council that he would look into the issue.

Jim Oldebeken, 400 NE 76th Terrace, discussed International Democracy Day this Thursday, September 15, 2022, and also shared his thoughts. He discussed the meaning of democracy and shared some resources regarding the subject.

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

Councilmember Spallo announced it was Women Police Officers Day and wanted to thank them for their service. She thanked and recognized Paramedic/Fire Fighters Kiersten Seago, Andy Starz, Basil Brown, Samantha Lewis, Jason Lawson, and Preston Hoffa, who participated in the 9/11 Memorial Stair Climb to honor and remember the firefighters who gave their lives. She also reminded the audience that Fiesta on the Square is Saturday, September 17th and that proceeds from food sales go toward the Northland Christmas Store.

Mayor Garnos asked for personal privilege to recognize events the past couple of weeks. He reported his remembrance and continued pledged to never forget 9/11, which was 21 years ago. He also recognized the passing of Queen Elizabeth.

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

City Manager Wingerson thanked the residents for their patience while traveling NE 72nd Street from Woodland to M-1. Last year it had reduced lanes due to Evergy replacing conduit. This year, the reduced lanes are due to the City's Street Maintenance Program with the replacement of curbs, gutters, and sidewalks. He added that it would take approximately six (6) to eight (8) weeks. Once that is completed, the mill and overlay will begin and then NE 72nd Street should be done for a while. A list of additional streets that are part of the City's Street Maintenance Program can be found on the City's website. He also announced that the Big Country Fair was Saturday, September 17, 2022 from 10:00 am to 4:00 pm at the Atkins-Johnson Farm and Fiesta on the Square would be held Saturday, September 17, 2022 from 6:00 to 9:30 pm.

REGULAR AGENDA

Item No. 11. On the Agenda. **RESOLUTION R-22-47** A Resolution authorizing acceptance of a proposal from Independent Salt Company for the purchase of snow removal salt.

Councilman Mallams moved to adopt **RESOLUTION R-22-47** A Resolution authorizing acceptance of a proposal from Independent Salt Company for the purchase of snow removal salt.

Councilman Smith seconded. The Vote: "aye", Councilman Smith, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (5-0)

Item No. 12. On the Agenda. **RESOLUTION R-22-48** A Resolution authorizing acceptance of a proposal from Shawnee Mission Ford, Shawnee, Kansas, for the purchase of one (1) 2022 Ford Ranger SuperCrew Cab pickup truck for the total purchase amount of \$30,227.00.

Councilman Smith moved to adopt **RESOLUTION R-22-48** A Resolution authorizing acceptance of a proposal from Shawnee Mission Ford, Shawnee, Kansas, for the purchase of one (1) 2022 Ford Ranger SuperCrew Cab pickup truck for the total purchase amount of \$30,227.00.

Councilmember Spallo seconded. The Vote: “aye”, Councilman Smith, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (5-0)

Item No. 13. On the Agenda. **RESOLUTION R-22-49** A Resolution revising the Community Center sales tax fund and transportation sales tax fund FY22 Midyear Budget for the City of Gladstone, Missouri and authorizing expenditures of funds.

Mayor Pro Tem Moore moved to adopt **RESOLUTION R-22-49** A Resolution revising the Community Center sales tax fund and transportation sales tax fund FY22 Midyear Budget for the City of Gladstone, Missouri and authorizing expenditures of funds. **Councilmember Spallo** seconded. The Vote: “aye”, Councilman Smith, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (5-0)

Item No. 14. On the Agenda. Other Business.

There was no other Business.

Item No. 15. On the Agenda. Adjournment.

Mayor Garnos adjourned the September 12, 2022 Regular City Council meeting at 7:56 pm.

Mayor Garnos entertained a motion to go back to Closed Session:

The City Council met in Closed Executive Session at 8:05 pm, Monday, September 12, 2022, in Gladstone City Hall, 7010 North Holmes, Gladstone, Missouri. The Closed Executive Session was closed pursuant to RSMo. Open Meeting Act Exception 610.021(1) for Litigation and Confidential or Privileged Communications with Legal Counsel, 610.021(2) Real Estate, 610.021(3) Personnel, 610.021(9) Employee Groups, and Negotiated Contract.

Mayor Pro Tem Moore moved to go back to Closed Session. **Councilman Mallams** seconded. The Vote: “aye”, Councilman Smith, Councilmember Spallo, Councilman Mallams, Mayor Pro Tem Moore, and Mayor Garnos. (5-0).

Mayor Garnos adjourned the Closed Session at 8:45 pm.

Respectfully submitted:

Kris Keller, City Clerk

Approved as presented: _____

Approved as modified: _____

Bill Garnos, Mayor

RESOLUTION NO. R-22-50

A RESOLUTION AUTHORIZING ACCEPTANCE OF A PROPOSAL FROM SHAWNEE MISSION FORD, SHAWNEE, KANSAS, FOR THE PURCHASE OF FOUR (4) 2023 FORD EXPLORER POLICE INTERCEPTOR SUV VEHICLES FOR THE TOTAL PURCHASE AMOUNT OF \$169,924.00.

WHEREAS, the Mid America Regional Council of Public Procurement (MACPP), has published notification of bids (“Metropolitan Joint Vehicle Bid”) and Shawnee Mission Ford, Shawnee, Kansas, submitted a bid with the lowest cost for purchasing police vehicles. It is recommended that the City accept the contract price and purchase four (4) 2023 Ford Explorer Police Interceptor SUV Vehicles from Shawnee Mission Ford, Shawnee, Kansas.

WHEREAS, the 2023 Fiscal Year Budget included funds for the purchase of four (4) police vehicles in the General Fund (two vehicles) and the Public Safety Sales Tax Fund (two vehicles).

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 accept the proposal through the MACPP Metropolitan Joint Vehicle Bid from Shawnee Mission Ford for the purchase amount of \$42,481.00 for each vehicle and a total purchase amount of \$169,924.00.

4 – 2023 Ford Explorer Police Interceptor SUV Vehicles TOTAL COST: \$169,924.00

FURTHER, THAT, funds for such purpose are authorized from the FY 2023 General Fund and Public Safety Sales Tax Fund.

INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI THIS 26TH DAY OF SEPTEMBER, 2022.

Bill Garnos, Mayor

Attest:

Kris Keller, City Clerk



Request for Council Action

RES ☒ # R-22-50

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 9/15/2022

Department: Police

Meeting Date Requested: 9/26/2022

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

Subject: A Resolution authorizing acceptance of a proposal from Shawnee Mission Ford, Shawnee, Kansas, for the purchase of four (4) 2023 Ford Explorer Police Interceptor SUV vehicles for the total purchase amount of \$169,924.00.

Background: Each year, the Mid America Regional Council of Public Procurement solicits and publishes bids for regional agencies to purchase vehicles under a cooperative agreement. Shawnee Mission Ford submitted the lowest bid and was awarded the contract for 2022. Currently, the Police Department is on a replacement cycle of four (4) vehicles per year and funds are budgeted in the FY23 General and PSST Funds to make this purchase. The cost of each vehicle is \$42,481.00 for a total of \$169,924.00

Budget Discussion: Funds are budgeted in the amount of \$ 169,924.00 from the General Fund and PSST Funds. Ongoing costs are estimated to be \$ 0 annually. Previous years' funding was \$133,972.00

Public/Board/Staff Input: Staff recommends approval of the proposed Resolution

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

Bob Baer
Department Director/Administrator

JM
City Attorney

SW
City Manager



Gladstone Police Department

Patrol Division - Memorandum

DATE: 9/14/2022

TO: Chief Fred Farris

FROM: Sgt. Bill Brier

CC:

RE: Vehicle prices for budget 2022-2023

The following vehicles will be replaced:

100 2020 Ford Explorer (56,000). We will sell 100.

101 2020 Ford Explorer (44,000 miles). We will sell 101.

103 2020 Ford Explorer (43,000 miles). We will sell 103.

110 2017 Ford Explorer (108,000 miles). We will sell 110.

On 8/31/22, the bid from Shawnee Mission Ford for a 2023 Explorer is \$42,481.00. This price includes adding key fobs to each Explorer but they will still be keyed the same. Shawnee Mission Ford is part of the MACPP bidding process. This price matches the MACPP bid.

The installation cost for the 4 Explorers will be between \$6,314.00 and \$7,504.00 for installation and equipment through TCS Upfitting, Wichita, KS. The cost of applying graphics to the vehicles is \$1,576.60.

The total cost of one vehicle with everything will be around \$50,000.00. We are buying four vehicles at \$199,646.84. I plan on ordering 2023 Explorers and they should be in around February 2023.

Respectfully submitted

Sgt. Bill Brier



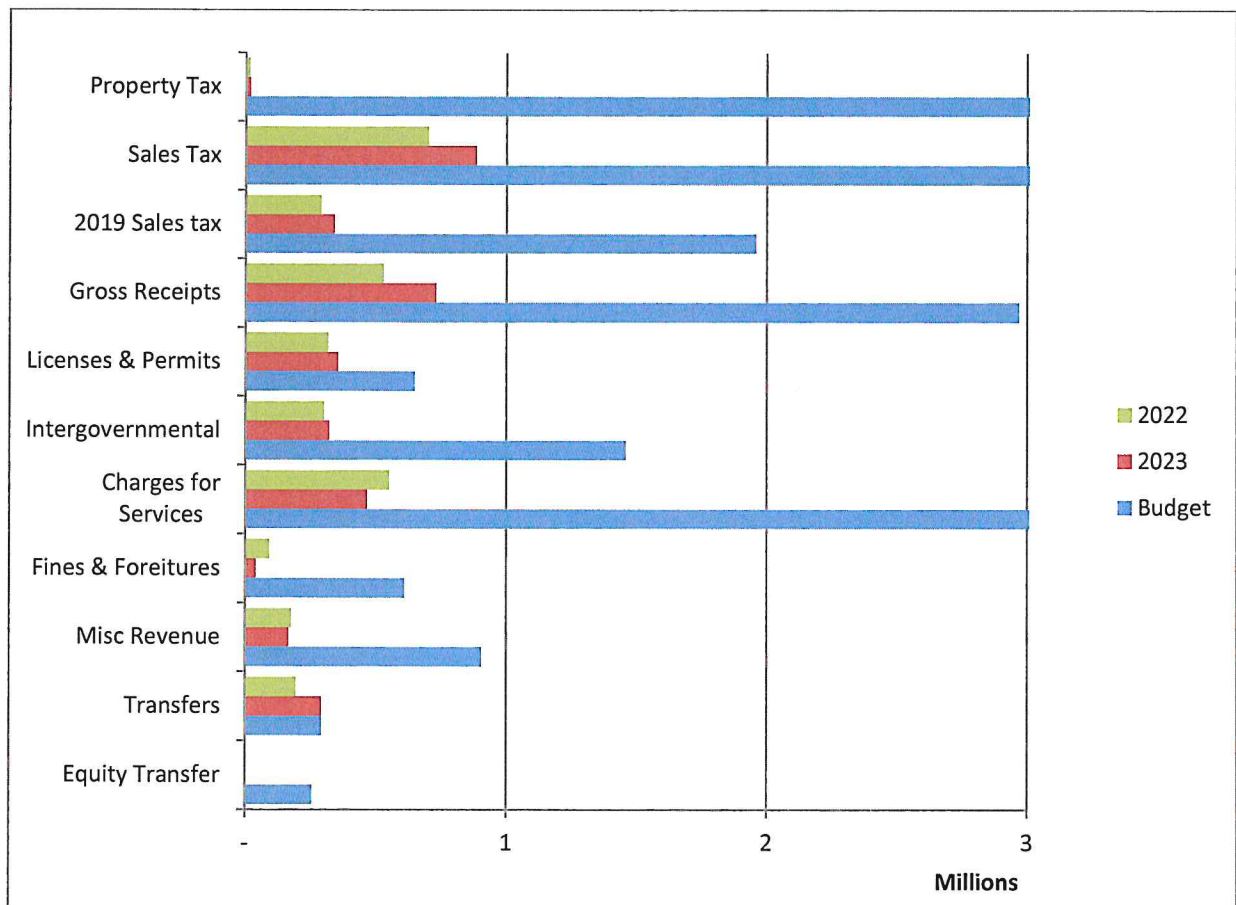
CITY OF GLADSTONE MISSOURI

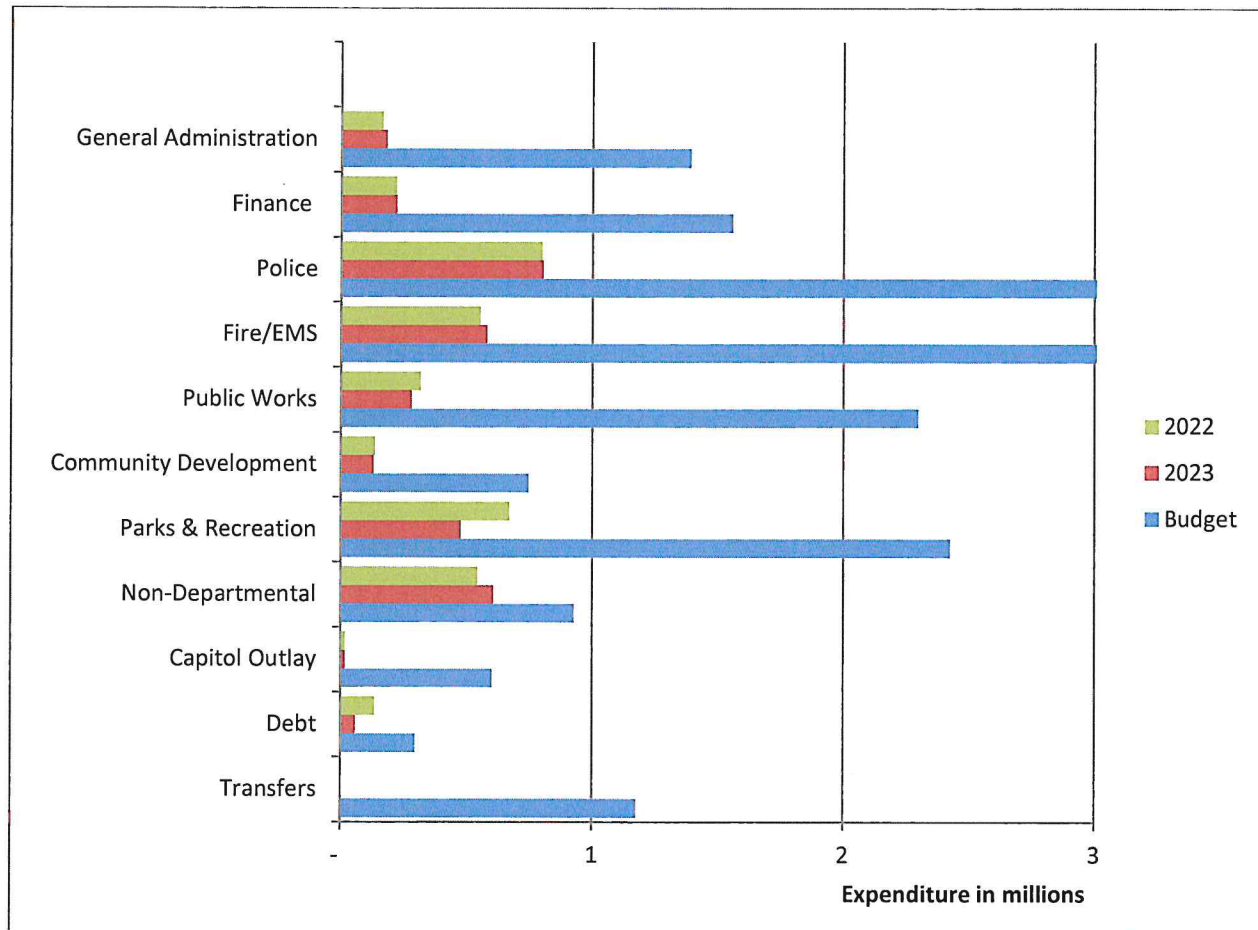
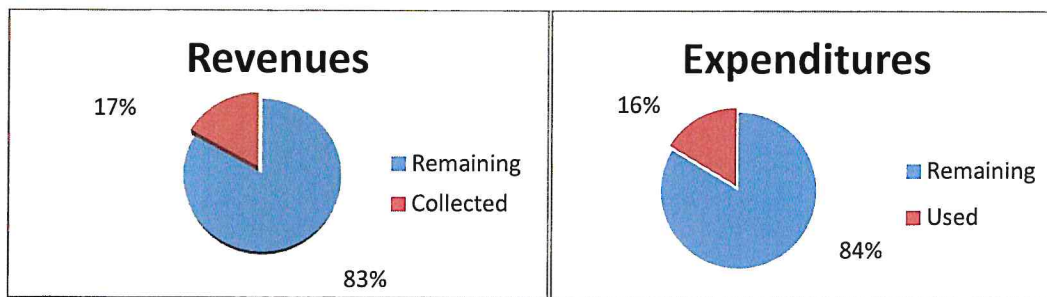
Financial Report for 2 Months Ending
August 31, 2022

GENERAL FUND

General Fund Revenues

Total revenues for the General Fund through 2 months or 17% of this fiscal year are \$3,620,148 compared to total budgeted revenues for the year of \$21,483,512 or 17% of budgeted revenue. Revenue from property tax is \$18,414. Sales tax on a cash basis is \$885,456 or \$184,748 (26%) more than last year. The 2019 sales tax (1/2 cent sales tax passed in 2019) is \$340,921, an increase of 18%. Gross receipts taxes are \$731,160, an increase of \$203,685 or 25% from last year due to increases in natural gas gross receipts, electricity gross receipts, and the hotel tax. License and Permit revenues are \$354,522, 12% or \$37,049 more than FY22 due to business license renewals, building, and mechanical permits. Intergovernmental revenue is \$322,180 or \$21,056 (7%) over the previous year due to increased receipts from the state gas tax. Charges for Services are \$467,385 a decrease of 15% or \$83,793 compared to the previous year primarily due to senior activities. Fines and Forfeitures have decreased \$53,767 or 57% from the same time last year to \$40,638. Miscellaneous Revenue is \$166,472, a decrease of \$9,089. Debt proceeds are not budgeted for the current fiscal year. Revenue from inter-fund transfers is \$293,000. An equity transfer of \$256,500 is budgeted for the General Fund.

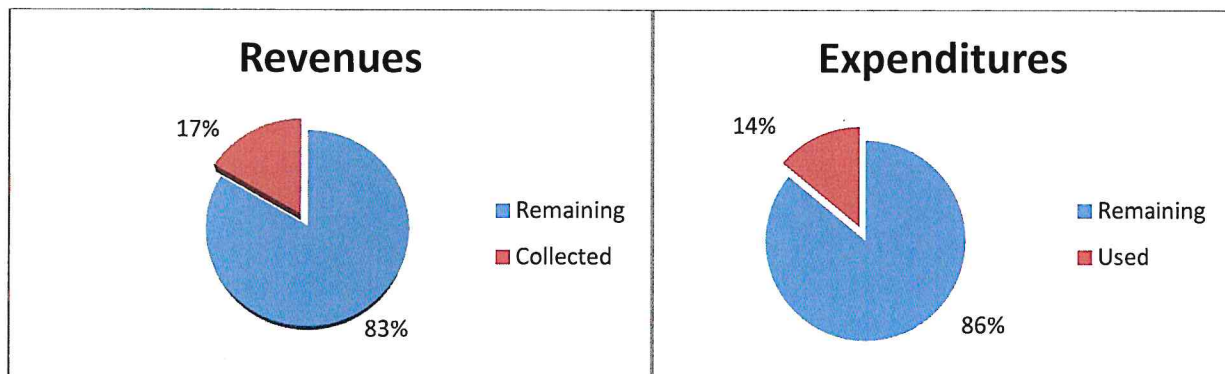
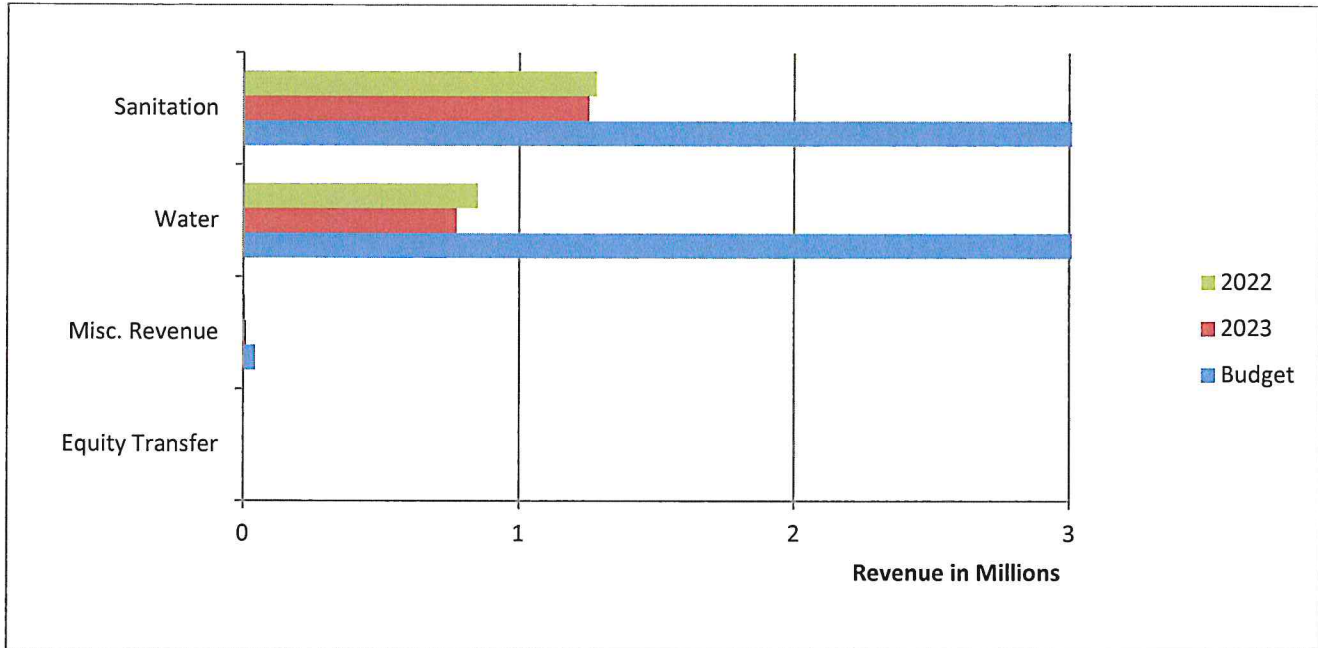




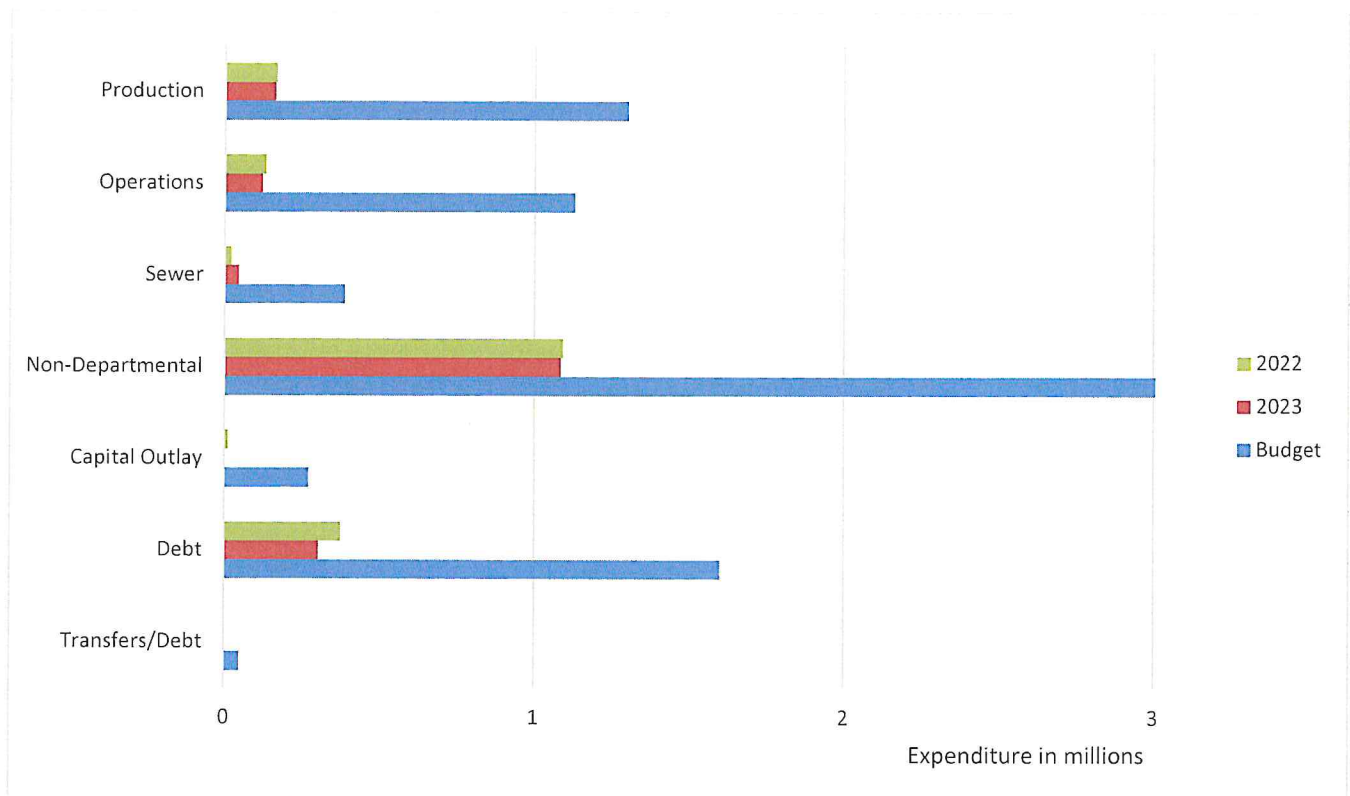
Expenditures through 2 months or 17% of this fiscal year amounted to \$3,359,402 or 16% of FY23 budgeted expenditures of \$21,483,512. This indicates that actual expenditures are 5% or \$189,592 less than last year's expenditures of \$3,548,994. General Administration expenditures are \$182,335, an increase of \$18,338 or 11% due to changes in staffing. Finance expenditures have increased \$2,447 to \$221,443. Police expenditures are \$802,745, an increase of \$5,917. Fire/EMS expenditures have increased \$26,102 to \$553,857. Public Works expenditures are \$281,439, \$35,221 or 11% less than the prior year due to the timing of contractual obligations and heavy equipment maintenance. Community Development expenditures are \$130,342, a decrease of \$4,556. Parks & Recreation expenditures are \$477,938, down \$190,793 from the same time last year due to senior activities. Non-Departmental expenditures are \$607,020, an increase of \$63,912 due to the comprehensive plan update and increases in liability and property insurance. Capitol Outlay is \$17,111. Payments for debt have decreased by \$75,303 due to lease purchases falling off the debt schedule. Transfers will occur later in the fiscal year. Current revenues exceed current expenditures in the amount of \$260,845.

COMBINED WATER AND SEWERAGE SYSTEM FUND

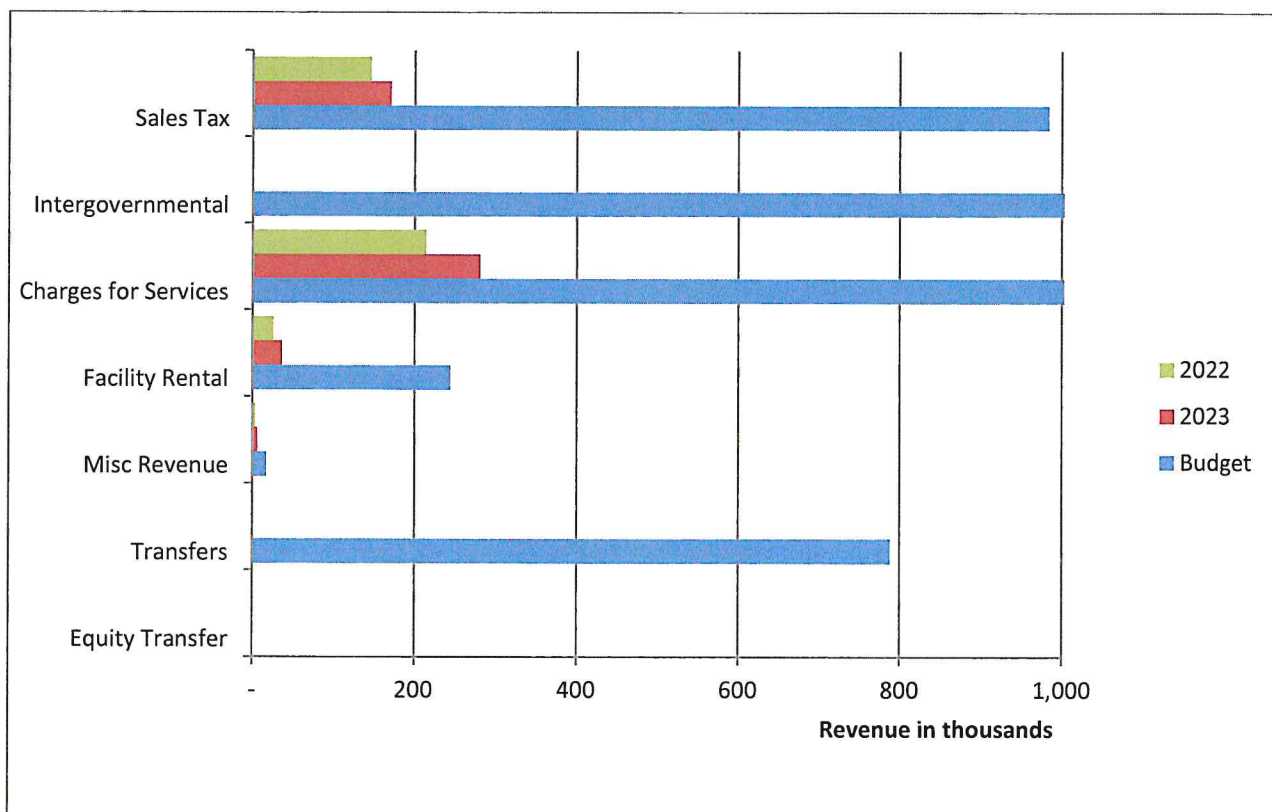
Total budgeted revenues for the fiscal year are \$12,324,296. Total revenues through 2 months or 17% of this fiscal year, amounted to \$2,036,712 or 17% of FY23 budgeted revenues. Decreases in both sanitation and water revenues are due to decreased usage for the months of July and August.

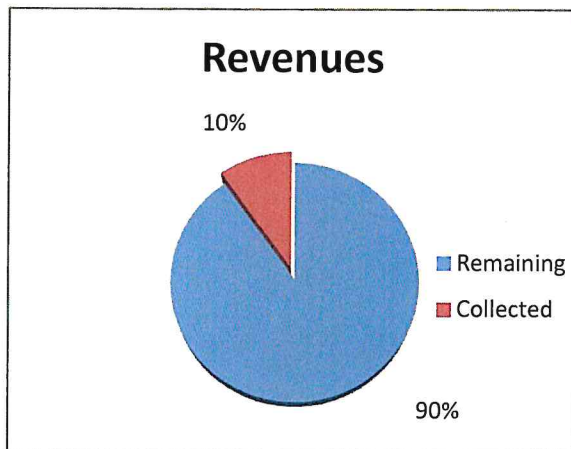


Total budgeted expenditures for the fiscal year are \$12,311,796. Total expenditures through 2 months or 17% of this fiscal year amounted to \$1,721,383 or 14% of FY23 budgeted expenditures. Production expenditures are \$163,136. Operations division expenditures are \$121,392, a decrease of \$12,162 due to the timing of purchases of supplies. Sewer division expenditures have increased \$22,013 to \$44,785 due to changes in staffing. Non-departmental expenditures are \$1,085,168, a decrease of \$7,252 due to decreased consumption. Capital outlay is \$3,049. Payments for debt have decreased 19% or \$71,190 to \$303,853 due to lease purchases falling off the debt schedule. Current revenues exceed current expenditures by \$315,328.



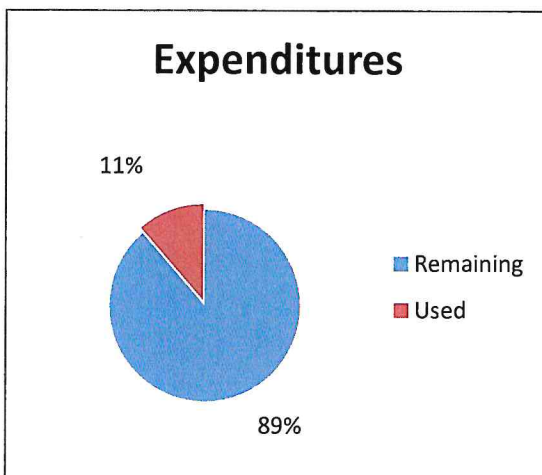
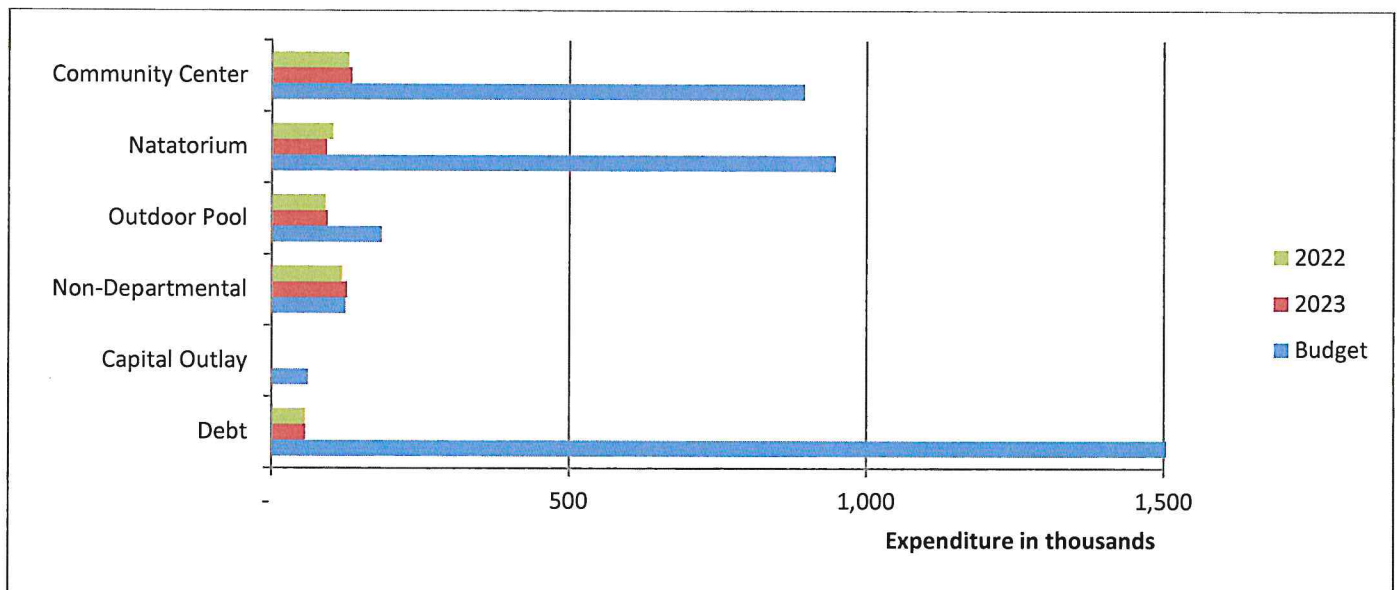
COMMUNITY CENTER AND PARKS TAX FUND





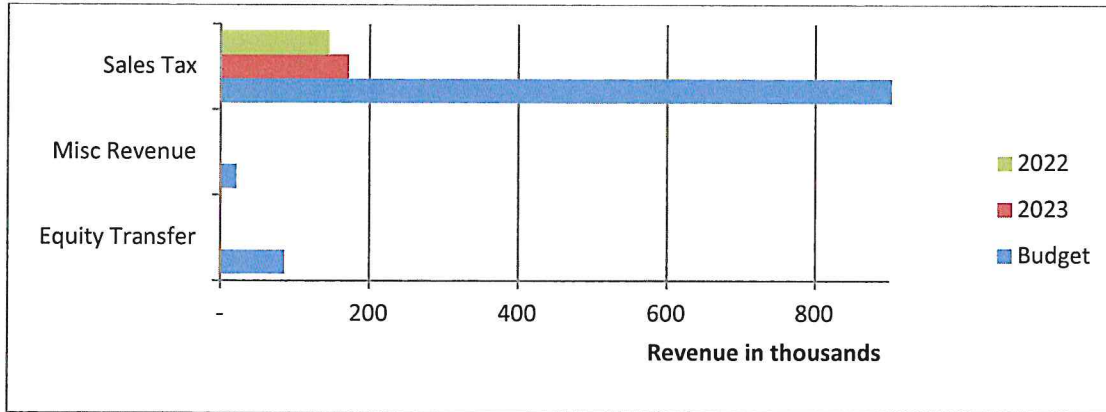
Total budgeted revenues for the fiscal year are \$5,009,081. Total revenues through 2 months or 17% of this fiscal year, amounted to \$494,607 or 10% of FY23 budgeted revenues. Sales tax received is \$170,719, an increase of \$24,596 (17%) from the previous year. Intergovernmental revenue consists of a charge to the North Kansas City School District for the natatorium \$700,000 and \$1,000,000 in ARPA funding. Revenue from the NKC School District is usually received in January and ARPA funding will be added sporadically throughout the year. Charges for Services are \$280,720, an increase of \$66,643 (31%). Revenue from facility rental is \$36,439, an increase of \$10,573 (41%). Miscellaneous

revenue is \$6,729. Budgeted transfers to the fund are \$788,550 and will occur later throughout the year. There is no equity transfer budgeted for the fiscal year.

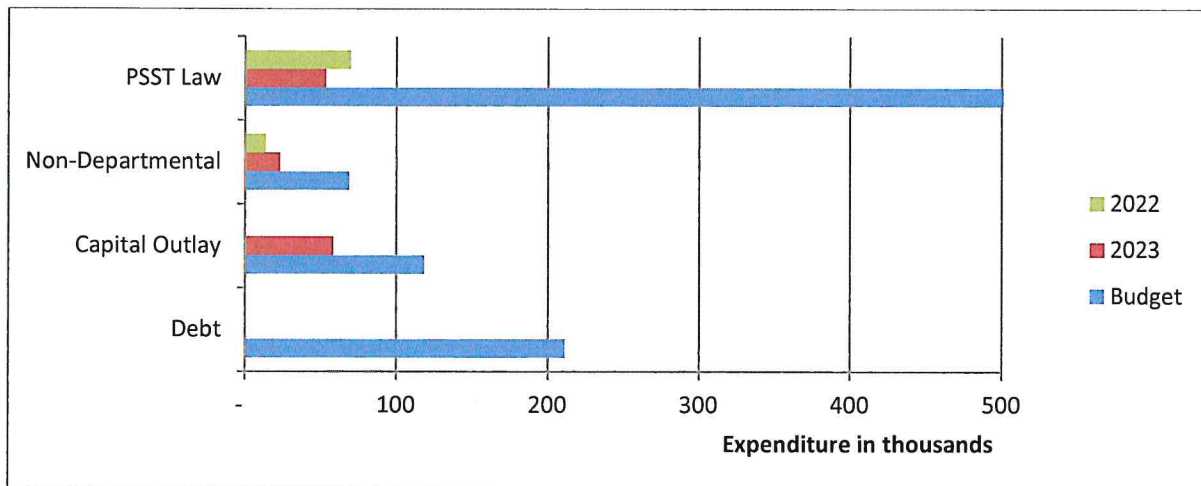
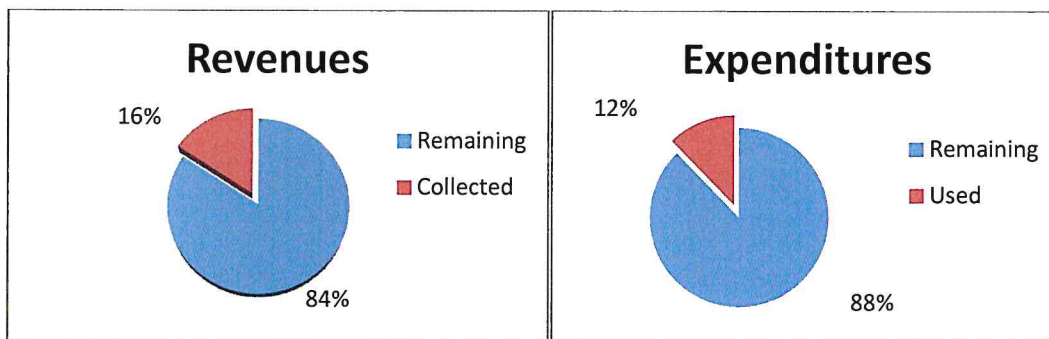


Total budgeted expenditures for the fiscal year are \$4,409,870. Total expenditures through 2 months or 17% of this fiscal year amounted to \$501,263 or 11% of FY23 budgeted expenditures. Community Center expenditures are comparable to the same time last year at \$133,604. Natatorium expenditures are also comparable to the previous year at \$91,612. Outdoor Pool expenditures are \$93,390, an increase of \$3,136 due to increases in part time personnel costs and chemicals. Non-departmental expenditures have increased \$8,371 due to increases in property and liability insurance. Payments for debt are comparable to the previous year at \$56,611. Current expenditures exceed current revenues by \$6,879.

PUBLIC SAFETY SALES TAX FUND



Total budgeted revenues for the fiscal year are \$1,091,512. Total revenues through 2 months or 17% of this fiscal year amounted to \$171,993 or 16% of FY23 budgeted revenues. Sales tax on a cash basis is \$171,993, or an increase of \$25,795 (18%). Miscellaneous revenue is \$1,277. An equity transfer of \$86,012 is budgeted for the fund.



Total budgeted expenditures for the fiscal year are \$1,091,512. Total expenditures through 2 months or 17% of this fiscal year are \$134,367 or 12% of the FY23 budgeted expenditures. Law division is \$53,353, down \$16,417 from the same time last year due to vacant positions and training. Non-Departmental is \$23,124, compared to \$13,451 during the previous year. Capital outlay is \$57,890. Debt is budgeted at \$211,000, and will occur later in the fiscal year. Current revenue over expense for the fund is \$37,625.

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

BILL NO. 22-34

ORDINANCE NO. 4.611

AN ORDINANCE APPROVING A SITE PLAN REVISION FOR PROPERTY AT 7510 N. OAK TRAFFICWAY.

WHEREAS, pursuant to Section 32-37 of Ordinance No. 2.292 being the Gladstone Zoning Ordinance, public notice was made of a request for site plan approval at 7510 N. Oak Trafficway; and

WHEREAS, public hearings have been held after the publishing of the required notices; and

WHEREAS, the City Council finds that the planned development does not materially injure the property and the uses of the properties immediately adjacent to the proposed development; and

WHEREAS, the City Council finds that the site plan presents a unified and organized arrangement of buildings and facilities which have a functional relationship to the property comprising the development; and

WHEREAS, the City Council finds it is in the best interest of the citizens of the City of Gladstone that the site plan submitted by the applicant be approved subject to the terms and conditions set forth herein;

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

SECTION 1. SITE PLAN APPROVAL.

The Site Plan for 7510 N. Oak Trafficway is hereby approved subject to the terms and conditions set forth herein;

1. All development signage shall comply with approved City standards.
2. All manicured grass and landscaped areas shall be irrigated and maintained in perpetuity.
3. Tractor trailers shall not be parked or stored overnight. Storage containers shall not be stored on site unless as part of a valid building permit.
4. Disabled vehicles shall not be stored on site.
5. No items shall be stored on resident balconies.
6. Residents of the development shall not store personal or company trailers on the development site.
7. Provide outdoor bike racks within the development area to serve residents of the development.
8. Entry points of buildings shall be secured twenty-four hours/seven days of the week year round.
9. Dumpster/storage areas shall be enclosed on four (4) sides with materials consistent with the primary building and adequately screened from public view. Trash service shall be scheduled between 7:00 a.m. to 10:00 p.m.

BILL NO. 22-34

ORDINANCE NO. 4.611

10. A fire sprinkler system shall be installed and comply with the 2018 International Fire Code standards.

SECTION 2. SEVERABILITY CLAUSE. The provisions of this ordinance are severable and if any provision hereof is declared invalid, unconstitutional or unenforceable, such determination shall not affect the validity of the remainder of this ordinance.

INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 26TH DAY OF SEPTEMBER, 2022.

Bill Garnos, Mayor

ATTEST:

Kris Keller, City Clerk

First Reading: September 26, 2022

Second Reading: September 26, 2022

File # SITE22-00006



Request for Council Action

RES ☐ # City Clerk Only

BILL ☒ # 22-34 City Clerk Only

ORD ☒ # 4.611

Date: 9/21/2022

Department: Community Development

Meeting Date Requested: 9/26/2022

Public Hearing: Yes ☒ Date: 9/26/2022

Subject: Site Plan Revision – Adding Parking Garages

Background:

The Applicant, Cardinal Crest KC is proposing to add 28 new parking garages as an additional amenity to their mixed-use development that was initially approved last year.

These parking garages will be located on two locations on the property. As indicated on the site plan, the locations of the parking garages on the property are on the northeast and southwest side of the property.

The exterior building materials being used for the parking garages are consistent with the building materials being used on the primary building. The building materials being used are brick, hardie board, and architectural shingles.

There are no additional changes to the approved site plan from last year except the addition of the new parking garages. Since parking garages are a substantial change in the initial site plan, a new site plan must be considered by the Planning Commission and approved by the City Council.

The final approval for this site plan with the additional parking garages will be heard by the City Council on Monday, September 26th at 7:30 p.m. in the City Council Chambers inside City Hall.

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:

Public: No Comments

Board: Voted unanimously in favor of the parking garages being added to the project.

Staff: Recommends approval of the project request.

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

Austin Greer
Community Development Director

JM
City Attorney

SW
City Manager



Community Development Department

Staff Report

Date: August 9, 2022

File #: #

Requested Action: Site Plan Revision – Adding Parking Garages

Date of PC Consideration: Monday, August 15, 2022

Date of Council Consideration: Monday, September 26, 2022

Applicant: Jin Tang, ACI Boland Architects
1710 Wyandotte, Kansas City, MO
jtang@aciboland.com

Property Joe Christensen, Parkside Investors, LLC.
Owners: joe@cardinalcrestkc.com

Architect: Same as Applicant

Planning Information

- Current Zoning: Mixed-Use (MXD)
- Planned Land Use: The Comprehensive Plan identifies this area as a location for redevelopment into mixed-use. This proposed mixed-use project complies and aligns with our current comprehensive plan for development.
- Surrounding Uses: South West - R-1 Single Family Dwelling Unit; South – Commercial; North – Commercial; East – N. Oak Trafficway/Commercial; West – Residential (Undeveloped)
- Applicable Regulations: Zoning and Subdivision Ordinance and Comprehensive Plan

Additional Information

- Public Utility Availability: Existing
- Traffic Division Comments: None
- Parking Required: 320 stalls (8 ADA Stalls)
- Parking Provided: 325 stalls (14 ADA stalls)
- Proposed Parking Garages: 28 stalls
- Site Area: 7.53 acres

Analysis

The Applicant, Cardinal Crest KC is proposing to add 28 new parking garages as an additional amenity to their mixed-use development that was initially approved last year.

These parking garages will be located on two locations on the property. As indicated on the site plan, the locations of the parking garages on the property are on the northeast and southwest side of the property.

The exterior building materials being used for the parking garages are consistent with the building materials being used on the primary building. The building materials being used are brick, hardie board, and architectural shingles.

There are no additional changes to the approved site plan from last year except the addition of the new parking garages. Since parking garages are a substantial change in the initial site plan, a new site plan must be considered by the Planning Commission and approved by the City Council.

The final approval for this site plan with the additional parking garages will be heard by the City Council on Monday, September 26th at 7:30 p.m. in the City Council Chambers inside City Hall.

Recommended Conditions

City Staff recommends that the following conditions be considered if the Planning Commission and City Council choose to approve this project request:

1. All development signage shall comply with approved City standards.
2. All manicured grass and landscaped areas shall be irrigated and maintained in perpetuity.
3. Tractor trailers shall not be parked or stored overnight. Storage containers shall not be stored on site unless as part of a valid building permit.
4. Disabled vehicles shall not be stored on site.
5. No items shall be stored on resident balconies.
6. Residents of the development shall not store personal or company trailers on the development site.
7. Provide outdoor bike racks within the development area to serve residents of the development.
8. Entry points of buildings shall be secured twenty-four hours/seven days of the week year round.
9. Dumpster/storage areas shall be enclosed on four (4) sides with materials consistent with the primary building and adequately screened from public view. Trash service shall be scheduled between 7:00 a.m. to 10:00 p.m.
10. A fire sprinkler system shall be installed and comply with the 2018 International Fire Code standards.

Recommendation

City Staff recommends that the request be **APPROVED** contingent upon the conditions listed above.

PLANNING COMMISSION
GLADSTONE, MISSOURI
Gladstone City Hall
Monday, August 15th, 2022
7:00 pm

Item 1 on the Agenda: Roll Call.

Present: Gary Markenson
Kate Middleton
Bill Turnage
Mike Ebenroth, Chair
Alicia Hommon
Jennifer McGee
Kim Murch
James New
Chase Cookson, Vice Chair
Brenda Lowe, Secretary
Larry Whitton
Spencer Davis

Absent:

Council & Staff Present:

Austin Greer, Community Development Director
Alan Napoli CD Administrator/Building Official
Angie Daugherty, Admin. Assistant
Jean B. Moore, Council Member
R.D. Mallams, Council Member

Item 2 on the Agenda: Pledge of Allegiance.

Chair Ebenroth led the group in reciting the Pledge of Allegiance to the United States of America.

Item 3 on the Agenda: Approval of the May 16th, 2022 Minutes. Chair Ebenroth asked if there was a motion to approve the minutes from the August 1st meeting.

Mr. Cookson moved to approve the minutes; Ms. Hommon seconded. The minutes were approved, 12-0.

Item 4 on the Agenda: Consideration: On a Site Plan Revision for property located at 7510 N Oak Trafficway. Applicant: Jin Tang, ACI Boland Architects. Owner: Joe Christensen, Parkside Investors, LLC. *The City Council Public Hearing is scheduled for Monday, September 12, 2022.*

Mr. Greer read from the staff report.

The Applicant, Cardinal Crest KC is proposing to add 28 new parking garages as an additional amenity to their mixed-use development that was initially approved last year.

These parking garages will be located on two locations on the property. As indicated on the site plan, the locations of the parking garages on the property are on the northeast and southwest side of the property.

The exterior building materials being used for the parking garages are consistent with the building materials being used on the primary building. The building materials being used are brick, hardie board, and architectural shingles.

There are no additional changes to the approved site plan from last year except the addition of the new parking garages. Since parking garages are a substantial change in the initial site plan, a new site plan must be considered by the Planning Commission and approved by the City Council.

The final approval for this site plan with the additional parking garages will be heard by the City Council on Monday, September 12th at 7:30 p.m. in the City Council Chambers inside City Hall.

City Staff recommends that the following conditions be considered if the Planning Commission and City Council choose to approve this project request:

1. All development signage shall comply with approved City standards.
2. All manicured grass and landscaped areas shall be irrigated and maintained in perpetuity.
3. Tractor trailers shall not be parked or stored overnight. Storage containers shall not be stored on site unless as part of a valid building permit.
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8. Entry points of buildings shall be secured twenty-four hours/seven days of the week year round.
9. Dumpster/storage areas shall be enclosed on four (4) sides with materials consistent with the primary building and adequately screened from public view. Trash service shall be scheduled between 7:00 a.m. to 10:00 p.m.
10. A fire sprinkler system shall be installed and comply with the 2018 International Fire Code standards.

City Staff recommends that the request be **APPROVED** contingent upon the conditions listed above.

Mr. Markenson asked if these garages were going to be placed on land that was going to be sodded previously.

Mr. John Hlade stated that it was slated as parking stalls.

Mr. Markenson asked if apartments in Gladstone prohibit barbequing on decks.

Mr. Greer stated that the city does not but most apartments do from an insurance prospective.

Mr. Napoli stated that by fire code it is illegal to grill or store gas grills on decks in apartment complexes.

Mr. Ebenroth asked if there was a setback for the garages.

Mr. Greer stated the garages does not affect the setback requirements considering parking stalls were already in place.

Mr. New asked what made this decision on garages.

Mr. Hlade stated it is an amenity that has been offered to the residents. The research that was done indicates that garages are desirable by a certain amount of people living in apartment complexes.

Mr. Murch asked if the city staff recommendation the 9 points that you have for the city recommendation is the same as the first go around.

Mr. Greer stated yes.

Mr. Murch asked with the exception of the bike racks.

Mr. Greer stated that he believed that was put in place before. That was the very first time that he introduced bike racks.

Mr. Ebenroth closed the public hearing.

MOTION: By Mr. Markenson, second by Ms. Lowe to approve a Site Plan Revision for the property located at 7510 N Oak Trafficway.

Vote: Mr. Murch	Yes
Mr. Markenson	Yes
Mr. New	Yes
Mr. Turnage	Yes
Ms. Middleton	Yes
Chair Ebenroth	Yes
Ms. McGee	Yes
Ms. Hommon	Yes
Mr. Davis	Yes
Mr. Cookson	Yes
Ms. Lowe	Yes
Mr. Whitton	Yes

The motion carried. (12-0)

DEVELOPMENT APPLICATION



CITY OF GLADSTONE
7010 N HOLMES STREET
GLADSTONE, MISSOURI 64118
PHONE: 436-4110 FAX: 436-2228

File #: _____

Date: _____

Application Type:

- | | |
|--|--|
| <input type="checkbox"/> Special Use Permit (\$500) | <input type="checkbox"/> Right-of-Way Vacation (\$200) |
| <input type="checkbox"/> Zoning Change (\$500) | <input type="checkbox"/> Final Plat/Replat (\$75) |
| <input checked="" type="checkbox"/> Site Plan Revision (\$500) | |

Address of Action: SW of intersection of N Oak Traffic way & NE 76th Street, Gladstone, MO

Legal Description:


Attach under separate cover if needed.

Proposed Change: Private parking garage addition (28 cars) on the Parkside at Hobby Hill site.

Applicant/Property Owner Information:

- ☐ Applicant(s) Jin Tang
Company ACI Boland Architects
Address 1710 Wyandotte, Kansas City, MO
Phone 816-763-9600 Fax: _____ E-Mail: jtang@aciboland.com
- ☐ Property Owner (if different than applicant) Joe Christensen
Company Parkside Investors, LLC.
Address 1539 Swift Street, North Kansas City, MO
Phone 816-499-3156 Fax: _____ E-Mail: Joe@CardinalCrestKc.com
- ☐ Architect/Engineer _____
Company ACI Boland Architects
Address 1710 Wyandotte, Kansas City, MO
Phone 816-763-9600 Fax: _____ E-Mail: jtang@aciboland.com

Please indicate in one box above which person is to be the contact.

Applicant's Signature  Date 07/15/2022

DEVELOPMENT APPLICATION

OWNER'S AUTHORIZATION

I, Partside Investor, LLC do hereby authorize Joe Christensen
(Owner's name) (Applicant's name)

to apply for the following action on my property at Add Enclosed Garages

- a. Rezone from _____ to _____
- b. Site Plan Revision _____
- c. Special Use Permit _____
- d. Variance _____
- e. Plat/Replat _____

Date: 7-15-22 Owner's Signature: [Signature]

NOTARIZATION

State of Missouri
County of Clay

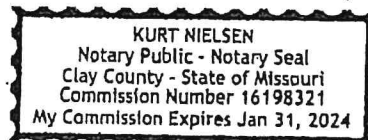
Subscribed and sworn before me this 15th day of July, 2022.

Notary's Signature:

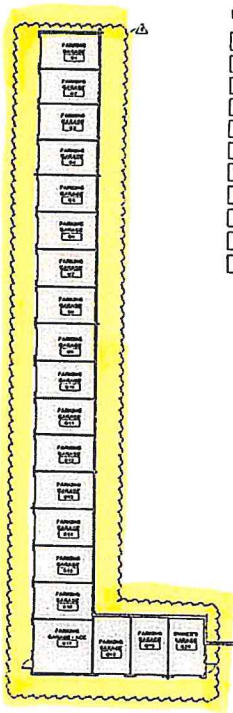
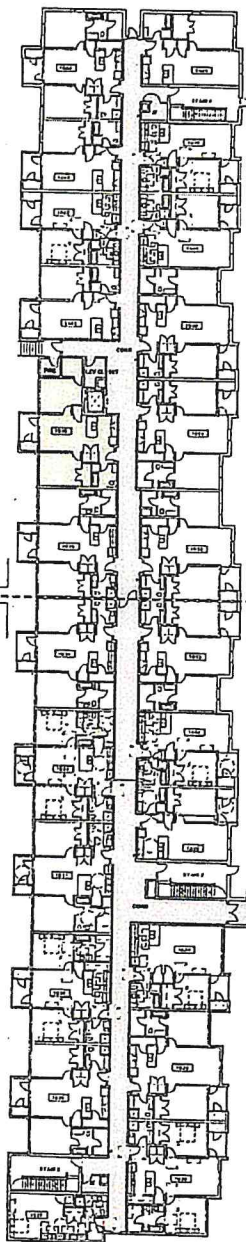
[Signature]

My Commission expires: 1/31/24

(seal)



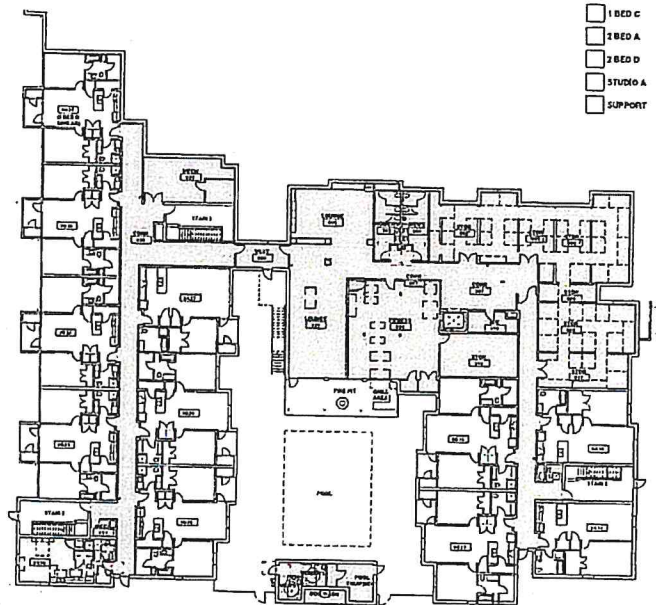
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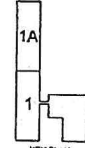
- LEGEND
- ☐ 1 BED A
 - ☐ 1 BED B
 - ☐ 1 BED C
 - ☐ 1 BED D
 - ☐ 1 BED H
 - ☐ 2 BED A
 - ☐ 2 BED B
 - ☐ 2 BED C
 - ☐ 2 BED D
 - ☐ STUDIO A
 - ☐ SUPPORT



A1-00-BASEMENT LEVEL UNITS
1/18" = 1'-0"



- LEGEND
- ☐ 1 BED B
 - ☐ 1 BED C
 - ☐ 2 BED A
 - ☐ 2 BED D
 - ☐ STUDIO A
 - ☐ SUPPORT



Vincent L. Mendenhall - Architect
Missouri License No. 14417

ACI

BOLANI

ARCHITECT

1712 Wyndhurst
Kansas City, MO 64108
1-816-231-3600

ACI/BoLani, Inc.
8001 Old Orchard
Kansas City, MO 64114
Landscape Architecture Division

STRUCTURAL CONSULTANT
 HOE & CAMPBELL & CO., INC.
 4114 HOLLYWOOD
 Kansas City, MO 64111
 Phone Number: (816) 313-4114
 Fax Number: (816) 313-4114
 Email: hcc@hcc-arch.com

MEP & F CONSULTANT
 LAMBERT & FINDER ASSOCIATES
 2700 WALLACE STREET
 Kansas City, MO 64108
 Phone Number: (816) 313-5415
 Fax Number: (816) 313-5429
 Email: lam@lambertfinder.com

CIVIL
 ANDERSON ENGINEERING
 841 West 13th Street, Suite B
 Kansas City, MO 64105
 Phone Number: (816) 313-0100
 Email: perry@andersonengineering.com

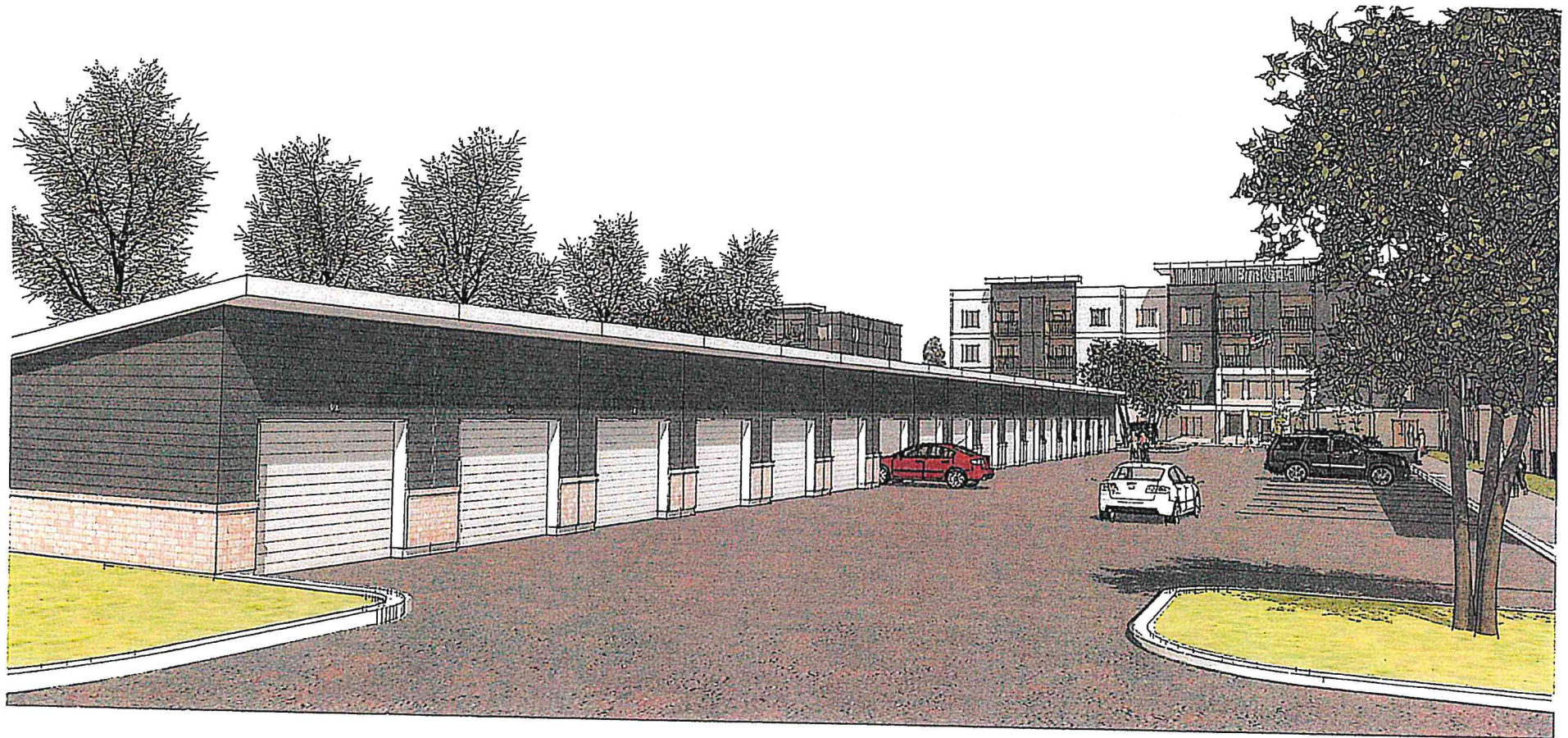
LANDSCAPE
 LANDSCAPE DESIGN
 317 DE MORNAY STREET
 Kansas City, MO 64101
 Phone Number: (816) 313-0100

PARKSIDE AT HOBBY HILL

GLADSTONE, MISSOURI

Rev	Date	By	Check
1	7-8-22	AM	CM

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 EASTMAN & 1ST FLOOR



Parkside at Hobby Hill

Exterior Rendering
- Parking Garage 1

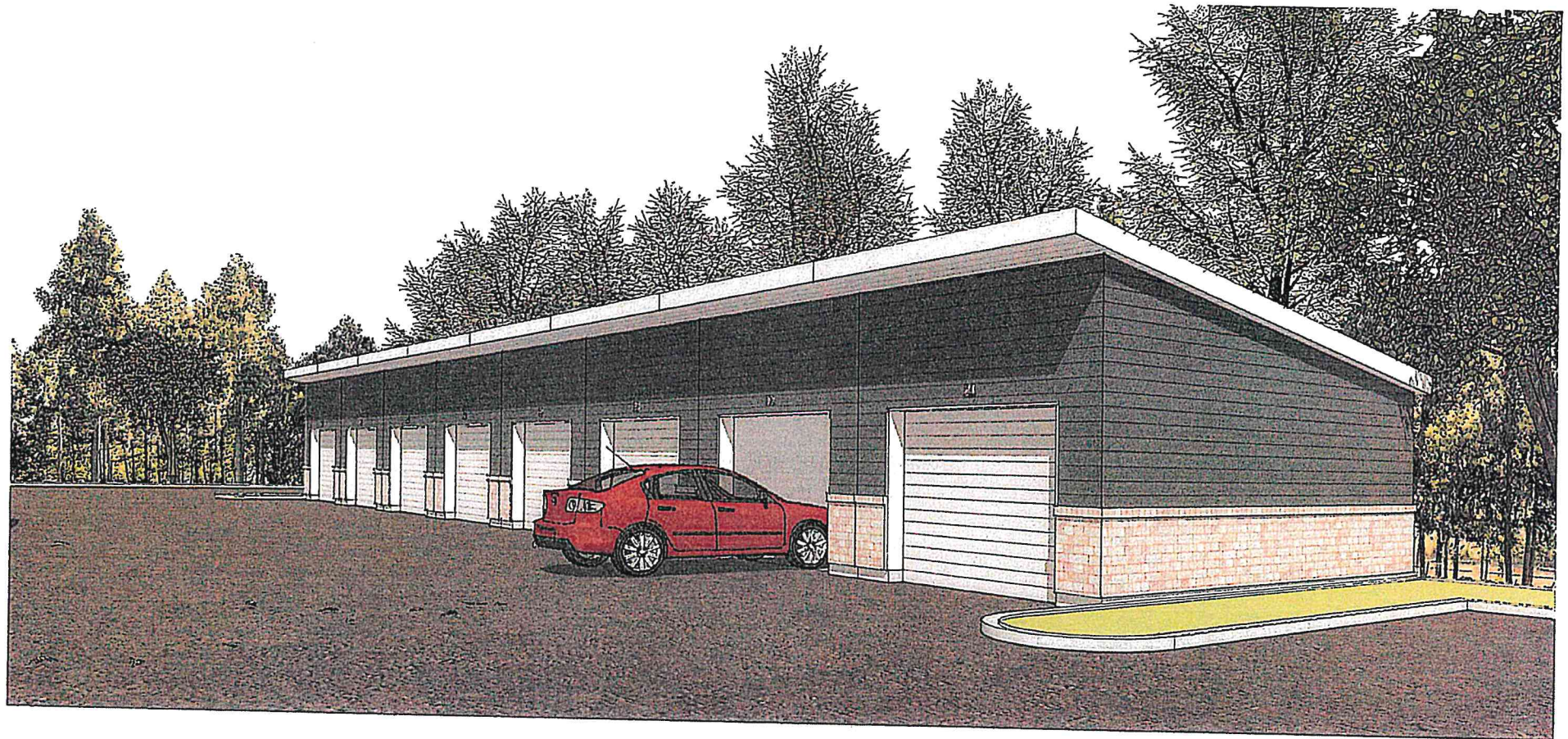
Option 1

DATE
07.18.2022

NO.



It's about the Journey.



Parkside at Hobby Hill

Exterior Rendering
- Parking Garage 2

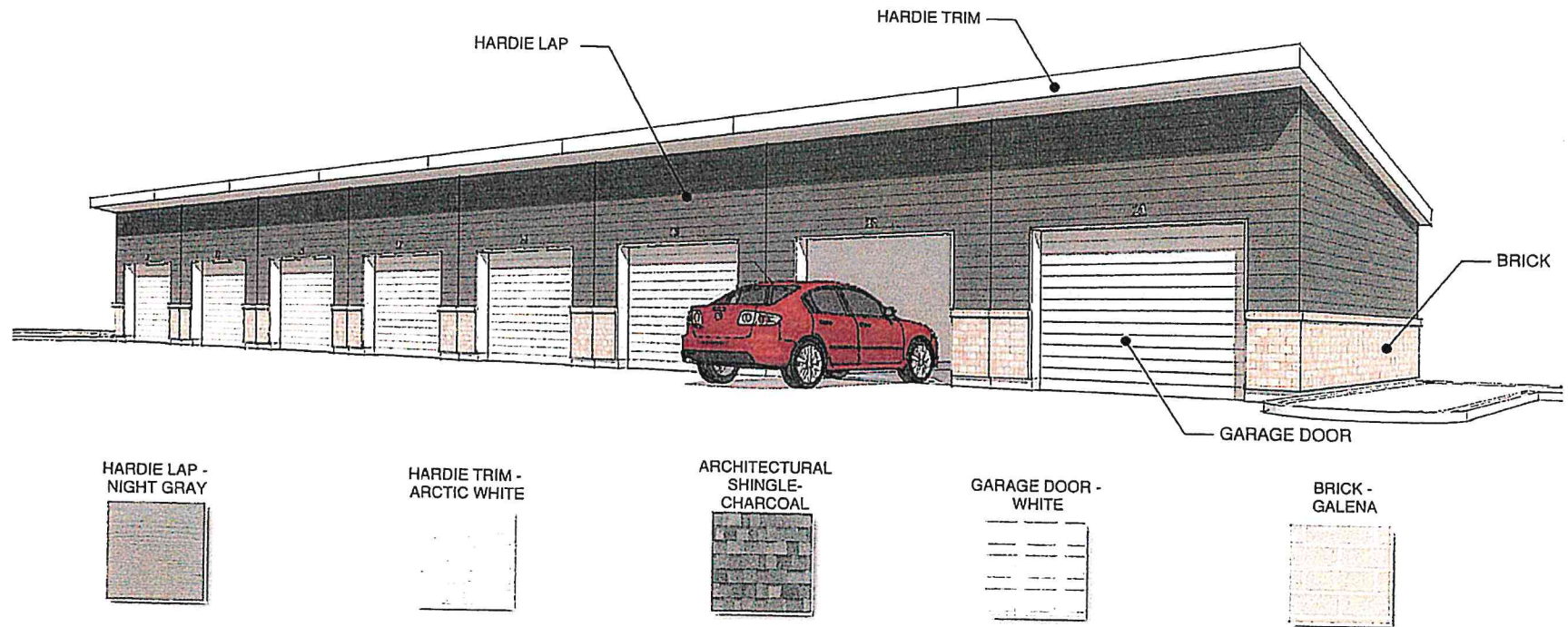
Option 2

DATE
07.18.2022

NO.



It's about the Journey.



Parkside at Hobby Hill

Parking Garage Exterior
Materials

DATE
07.18.2022

NO.



It's about the Journey.



Request for Council Action

RES ☐ # City Clerk Only

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 8/23/2022

Department: Community Development

Meeting Date Requested: 9/26/2022

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

Subject: Approval of Building Permit

Background: The applicant, ACI Boland, representing Cardinal Crest KC is proposing to add 28 new parking garages as an additional amenity to their mixed-use development that was initially approved last year.

The exterior materials and colors are consistent with the building materials being used on the primary buildings. I have attached two (2) renderings of the garages along with a materials board.

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

JM
City Attorney

SW
City Manager

BUILDING PERMIT STAFF REPORT



CITY OF GLADSTONE
Community Development Department
7010 N. Holmes Street
Gladstone, Missouri 64118
Tel. (816) 436-2200 Fax (816) 436-2228



TO: CITY COUNCIL
FROM: COMMUNITY DEVELOPMENT
DATE: AUGUST 23, 2022
PERMIT No.: BP22-00182

GENERAL INFORMATION

BUSINESS/PROPERTY NAME: Parkside at Hobby Hill
APPLICANT: ACI Boland Architects
STATUS OF APPLICANT: Architect of Record
OWNER: Parkside Investors, LLC
REQUESTED ACTION: Approval of Building Permit
PURPOSE: Construction of Detached Garages
LOCATION: 7510 N Oak Trafficway
SIZE: 28 Garages Totaling 7,390 sq. ft.

ZONING INFORMATION

EXISTING LAND USE: MXD
SURROUNDING LAND USE-N: CP-1 | R-1
E: R-1
W: C-1 | C-3
S: CP-3 | R-1
COMPREHENSIVE PLAN: Mixed Use
ZONING HISTORY: Rezoned from CP-1 and CP-2 to MXD July 26, 2021.

APPLICABLE REGULATIONS

2021 IBC, 2021 IEBC, 2020 NEC, 2021 IFC, 2021 IECC, 2021 IFGC, 2021 IMC,
2021 IPC, 2021 ISPSC AND 2017 ICC A117.1

ADDITIONAL COMMENTS

No Additional Comments



Parkside at Hobby Hill

Exterior Rendering
- Parking Garage 1

Option 1

DATE
07.18.2022

NO.



It's about the Journey.



Parkside at Hobby Hill

Exterior Rendering
- Parking Garage 2

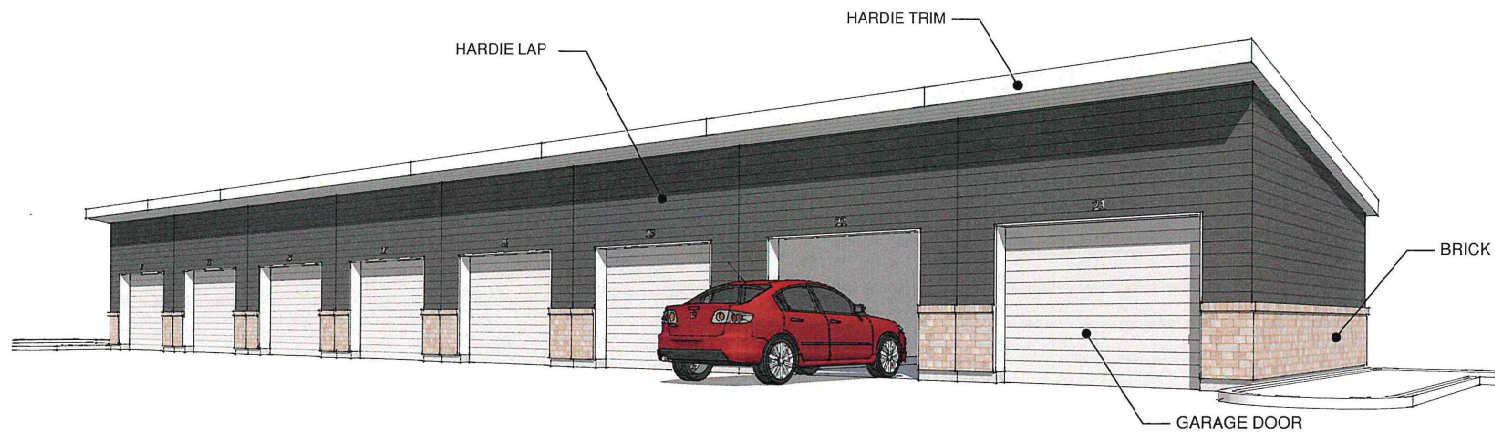
Option 2

DATE
07.18.2022

NC.



It's about the Journey.



HARDIE LAP - NIGHT GRAY



HARDIE TRIM - ARCTIC WHITE



ARCHITECTURAL SHINGLE - CHARCOAL



GARAGE DOOR - WHITE



BRICK - GALENA



Parkside at Hobby Hill

Parking Garage Exterior
Materials

DATE
07.18.2022

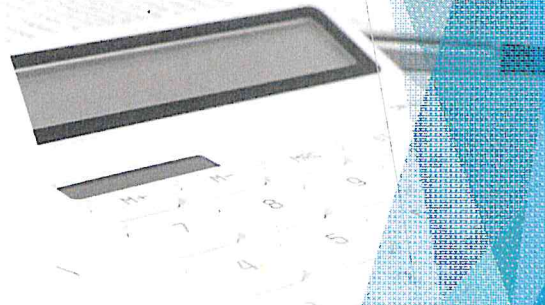
NC.



It's about the Journey.

PROPERTY TAX LEVY

City of Gladstone, Missouri
September 26, 2022



2022 Property Tax as Advertised

►Based on June
preliminary valuation
from Clay County

►Final Valuations
received in September

	Tax Year 2022	Tax Year 2021
General Fund		
Real Estate		
Residential	\$ 312,122,570	\$ 311,917,510
Residential (New Construction)	451,460	285,120
Subtotal Residential	312,574,030	312,202,630
Agriculture	58,690	58,930
Commercial	83,248,178	84,495,218
Commercial (New Construction)	1,844,730	290,370
Subtotal Commercial	85,092,908	84,785,588
Total Real Estate	\$ 397,725,628	\$ 397,047,148
Personal Property	\$ 72,491,657	\$ 72,367,124
Total	\$ 472,666,280	\$ 469,414,272
The following tax rates are proposed:		
	Estimated Amount 2022 Property Tax	2022 Tax Rate (Per \$1000)
General Fund		
Real Estate		
Residential	\$ 2,319,071	0.743
Tax increase due to new construction	\$ 3,354	
% increase due to new construction	0.1%	
Agriculture	\$ 276	0.471
Commercial	\$ 603,549	0.725
Tax increase due to new construction	\$ 13,374	
% increase due to new construction	2.2%	
Personal Property	\$ 819,365	0.929
Total	\$ 3,758,990	

Tax Year 2021 and 2022 (Pro Forma)

2021

Real Estate				
	Valuation	Rate	Revenue to City	
Residential	\$ 312,202,630	0.758	\$	2,366,496
Agricultural	\$ 58,930	0.479	\$	282
Commercial	\$ 84,785,588	0.721	\$	611,304
Total Real Property	\$ 397,047,148		\$	2,978,082
Personal	\$ 72,367,124	0.929	\$	672,291
Total	469,414,272			3,650,373

2022

Real Estate				
	Valuation	Rate	Revenue to City	
Residential	312,701,760	0.751		2,348,390
Agricultural	58,930	0.476		281
Commercial	84,811,867	0.729		618,279
Total Real Property	397,572,557			2,966,949
Personal	91,511,309	0.929		850,140
Total	489,083,866			3,817,089

	2022 Actual (Unaudited)		2023 Budgeted	
Real Property	\$	2,803,360	\$	2,928,000
Personal Property	\$	656,895	\$	644,000
Total	\$	3,460,255	\$	3,572,000

Fiscal Year 2022 and Budgeted 2023 Collections

AN ORDINANCE ENACTED PURSUANT TO MISSOURI REVISED STATUTES SECTION 67.110 FIXING THE ANNUAL RATE OF LEVY FOR THE 2022 REAL ESTATE AND PERSONAL PROPERTY TAXES WITHIN THE CORPORATE LIMITS OF THE CITY OF GLADSTONE, MISSOURI.

WHEREAS, a public hearing has been held after the publishing of the required notice in compliance with the provisions of RSMo 67.110.

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

SECTION 1. TAX LEVY

A Tax Levy for each property class not to exceed the below listed tax rates per One-Hundred Dollar (\$100.00) valuation shall be assessed as applicable on all Real Property and on all Personal Property within the corporate limits of Gladstone, Missouri, for the taxable year 2021.

	2022 Tax Rate (Per \$100)
General Fund	
Real Estate	
Residential	0.7510
Agriculture	0.4760
Commercial	0.7290
Personal Property	0.9290

INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 26TH DAY OF SEPTEMBER, 2022.

Bill Garnos, Mayor

ATTEST:

Kris Keller, City Clerk

1st Reading: September 26, 2022

2nd Reading: September 26, 2022



Request for Council Action

RES ☐ # City Clerk Only

BILL ☒ # 22-35

ORD # 4.612

Date: 9/19/2022

Department: Finance

Meeting Date Requested: 9/26/2022

Public Hearing: Yes ☒ Date: 9/26/2022

Subject:

Background: A Notice of Public Hearing was advertised on September 8, 2022 for the Public Hearing to set the real and personal property tax rates for the City of Gladstone on September 26, 2022. Residential real property increased \$499,130 to \$312,701,760. There was no change in agricultural real property and will continue to be valued at \$58,930. Commercial real property increased to \$84,811,867. Total real property valuation is \$397,572,557. Personal property increased from \$72,367,124 in the previous year to \$91,511,309 for the current year. The State auditor set the maximum increase for property tax at 7.0%. Due to the property tax calculation and valuation, the levy for residential real property will be set at 0.751 per \$100, agricultural property will be set at 0.476, and commercial real property will be set at 0.729 per \$100. Personal property will continue to be set at 0.929 per \$100. Projected revenue from the 2022 property tax levy is estimated to be \$2,966,949 from real property and \$850,140 from personal property for a total of \$3,817,089 if 100% of the levy is collected.

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: Presentation and Ordinance to follow

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

Dominic Accurso
Department Director/Administrator

JM
City Attorney

SW
City Manager

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH CLAY COUNTY, MISSOURI AND THE CITY OF LIBERTY, MISSOURI FOR THE CO-LOCATION OF PUBLIC SAFETY ANSWERING POINTS.

WHEREAS, the intent of co-locating emergency dispatch centers is to retain local control of each agency's operation while benefiting from functioning in the same physical space; and,

WHEREAS, each participating agency will continue to provide, operate, and maintain equipment and personnel sufficient to accommodate that agency's normal call volume; and,

WHEREAS, Gladstone has agreed to provide communication space to the participating agencies adequate to support eleven (11) consoles and related amenities; and,

WHEREAS, funding from the American Rescue Plan Act (ARPA) and received through Clay County has been designated to assist in the construction and purchase of capital equipment required for the co-located space.

WHEREAS, the proposed Agreement addresses each Party's financial responsibility for purchasing and maintaining shared capital equipment, facility maintenance, and monthly utility expenses.

NOW, THEREFORE, BE IT ORDAINED 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 enter into an Agreement with Clay County, Missouri and the City of Liberty, Missouri for the co-location of their respective Public Safety Answering Points.

INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 26TH DAY OF SEPTEMBER, 2022.

Bill Garnos, Mayor

ATTEST:

Kris Keller, City Clerk

1st Reading: September 26th, 2022

2nd Reading: September 26th, 2022



Request for Council Action

RES ☐ # City Clerk Only

BILL ☒ # 22-36

ORD # 4.613

Date: 9/15/2022

Department: General Administration

Meeting Date Requested: 9/26/2022

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

Subject: An Ordinance authorizing the City Manager to enter into an Agreement with Clay County, Missouri and the City of Liberty, Missouri for the co-location of Public Safety Answering Points.

Background: Gladstone, Clay County and Liberty have all passed Resolutions agreeing to the concept of co-locating their respective emergency services dispatch operations. American Rescue Plan Act (ARPA) funds have been designated for this project and planning and preparation are well underway. A final Agreement has been drafted and approved by the legal and administrative departments of each participating agency. The proposed Ordinance will allow the City Manager to formally sign the Agreement with Liberty and Clay County.

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: Staff recommends approval of the proposed Ordinance

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

Bob Baer
Department Director/Administrator

JM
City Attorney

SW
City Manager

CLAY COUNTY CO-LOCATED PUBLIC SAFETY ANSWERING POINT INTERGOVERNMENTAL AGREEMENT

This Clay County Co-located Public Safety Answering Point (PSAP) Intergovernmental Agreement ("Agreement") is dated _____, 2022 (the "Effective Date"), by and among:

- ☐ Clay County;
- ☐ The City of Gladstone;
- ☐ The City of Liberty;

Clay County, City of Gladstone, and City of Liberty are further referred to herein as the "Parties" or individually as "Party". Capitalized terms used herein are defined throughout this Agreement.

RECITALS

- A. Each of the Parties presently operates a current PSAP.
- B. Each of these PSAPs provide 9-1-1 call taking as well as Law Enforcement and Fire/EMS dispatching services. The Clay County Sheriff's Department PSAP also provides services to the City of Kearney and the Kearney Fire and Rescue Protection District.
- C. The PSAPs provide services using computer aided dispatch ("CAD") software made by Central Square.
- D. The City of Gladstone has agreed to provide space to accommodate the co-located PSAPs, to include console space, locker rooms, break room, staff parking, and administrative office space.

DEFINITIONS

- A. **Co-located CAD System.** The Central Square computer aided dispatch (CAD) system is designed to allow the partner PSAPs to use a single shared CAD system.
- B. **Hardware.** The physical computer parts and components constituting the shared CAD system or which are used by a party to interface with, access, or utilize the CAD system.
- C. **Software.** Any software, software package, or interface that comprises the CAD system or which is used by a Party to interface with, access, or utilize the system.
- D. **Hub.** That portion of the shared CAD System comprised of all hardware, software and licensing required for the database/file server, CAD web server, CAD archive and reporting server, CAD browser server and mobile server. The Hub shall be hosted by the City of Gladstone.
- E. **Node.** That portion of the shared CAD System comprised of all hardware, software, network connectivity and licensing required for participating agencies to connect with and interface with the Hub.
- F. **CAD Server.** Hardware, licensing and software required to allow a range of separately licensed CAD Clients to connect to the server. The physical location of the primary and secondary server shall be the City of Gladstone.
- G. **CAD Position.** Hardware, licensing and software required to run CAD at the individual dispatch console.
- H. **Mobile Server.** Hardware, licensing and software required to allow a range of separately licensed Mobile Clients to connect to the server.

- I. Mobile Position.** Hardware, licensing and software required to run and connect to the Mobile Server from a mobile data terminal (MDT).
- J. CJIS Security Policy.** Current version of the Criminal Justice Information Security Policy that contains a minimum set of security requirements for access to Federal Bureau of Investigation Criminal Justice Information Services (CJIS) Division systems and information and to protect and safeguard Criminal Justice Information.
- K. Network.** A wide area network connecting each node to the hub of the shared CAD System.
- L. MARRS.** Metropolitan Area Regional Radio System
- M. ARPA.** American Rescue Plan Act

AGREEMENT

NOW, THEREFORE, in consideration for the recitals, the mutual promises herein, and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, the Parties agree as follows:

- 1. Management of the shared CAD.** Each PSAP shall be responsible for maintaining their own software licensing, hardware and access to the shared CAD server. The network for the primary and secondary server shall be provided and maintained by the City of Gladstone.
- 2. Management of Personnel.** Personnel shall remain the employee of his or her home jurisdiction and shall, likewise, remain subject to and covered under that Party's liability and other insurance or self-insurance coverage, in addition to its personnel policies and procedures, inclusive of policies and procedures governing overtime, employment compensation and benefits, worker's compensation, vacation and sick time, grievances and discipline, job performance review, duty assignments, and termination.
- 3. Management of Communications Equipment.** Each PSAP shall be responsible for maintaining, repairing, or replacing the radio equipment owned by their agency. Existing maintenance agreements for hardware and software related to their radio equipment shall remain intact; access to that equipment shall be made available to vendors and contractors at any time. Costs associated with annual maintenance agreements or repairs made on shared equipment, software, and/or hardware will be divided equally among the participating agencies. Communications equipment and furniture brought into the facility shall be the responsibility of the participating agency to maintain, repair, and replace. Each participating agency is required to be a member of the Metropolitan Area Regional Radio System. (MARRS).
- 4. Administrative Representative.** An administrative representative from each participating jurisdiction shall review the overall operation and function of the co-located operation. The Administrative Representatives, when asked, will review and address grievances and other identified issues that interfere with the cooperative operation of the co-located facility. It is the goal for all participating agencies to function within a common environment yet maintain their operational independence. Cooperation, operational redundancy and critical incident assistance will be encouraged and promoted by each participating agency and their respective administrative representative.
- 5. Installation.** The City of Gladstone shall provide project management services and coordinate the design

and renovation of the co-located space. Participating agencies shall provide project management services and coordinate the installation and implementation of their respective Nodes and equipment. The City of Gladstone will provide resource IT support to the other participating agencies to establish the connectivity and configuration of the co-located CAD system to the network. Once dedicated ARPA funds received by Gladstone for the co-located project are depleted, Clay County and the City of Liberty agree to provide funding, up to \$150,000 each, to complete the project. Expenditure of Clay County or City of Liberty funds shall require approval from their respective governing bodies.

- 6. Operation and Maintenance of the Consolidated CAD.** The City of Gladstone shall use reasonable security measures, as required within the Criminal Justice Information System (CJIS) Security Policy, to ensure the physical and electronic security of the co-located space. Any security breach must be immediately reported to all participating jurisdictions through their selected administrative representative. The City of Gladstone shall use its reasonable best efforts to ensure that the co-located CAD servers remain functional and operational to all Parties. All Parties recognize that maintenance of the CAD system, such as patches and upgrades, will be necessary and typically performed by the CAD vendor. The impact of such patches and upgrades will be thoroughly evaluated, tested and communicated prior to implementation in the production environment. It will be the responsibility of the CAD vendor to schedule and obtain approval from the participating agencies for such patches and upgrades.
- 7. Operation of Nodes.** All participating jurisdictions shall operate, maintain, and administer functions specific to their Node and use their best reasonable efforts to ensure that the hardware and software under their responsibility is operational in concert with the co-located CAD system and MARRS radio system at all times. All Parties shall use reasonable security measures, as required within the CJIS Security Policy, to ensure the physical and electronic security of their Node.
- 8. Agency Designee.** Each participating jurisdiction shall designate at least one (1) administrative representative to act as the primary point of contact with the City of Gladstone. The points of contact responsibilities shall include:

 1. Direct coordination and interaction with City of Gladstone IT support staff;
 2. Communication with general public supported by each participating jurisdiction;
 3. Communication with the jurisdictions designated administrative representative;
 4. Provide initial application support and CAD administrator services specific to their Node;
 5. Request technical support from City of Gladstone IT staff when needed; and
 6. Test their Node's CAD system in conjunction with the City of Gladstone IT network.
- 9. System Support.** Any incident specific to an agency's Node will be handled by that agency's IT support. Any incident that is global to the network or incidents associated with the co-located shared facility and requiring assistance from the City of Gladstone, must be reported to the City of Gladstone through pre-determined points of contact. The City of Gladstone IT staff provides support of the network for Critical and High Severity issues 24 hours a day, 7 days a week.
- 10. Confidentiality of Data.** All data provided to the co-located CAD System database housed at the City of Gladstone remains the property of said agency. No Party, other than the owner of the data provided, shall be permitted to disclose, transfer or otherwise communicate to any third party said data for any purpose, without the express consent of the owner of the data.
- 11. Insurance. General.** The City of Gladstone shall maintain sufficient insurance on the co-located dispatch

HUB to repair or replace the same in the event of its damage or destruction. Each participating jurisdiction shall maintain sufficient insurance on their respective Nodes to repair or replace the same in the event of its damage or destruction.

- 12. Liability.** The City of Gladstone shall maintain commercial general liability insurance on the Hub, and each participating jurisdiction will maintain commercial general liability insurance on their respective Node with limits of not less than \$330,000 per person/\$990,000 per occurrence, or such greater amounts as may be set forth as the limits of liability under Missouri State Statute.
- 13. Initial Costs.** The City of Gladstone shall be responsible for the design and proportional share of white box construction of the co-located space; additionally, other costs associated with integrating the PSAPs shall be shared among the participating agencies. These shared expenses may include, but are not limited to, the cost of maintaining the shared digital voice recording system, cost of integrating 9-1-1 lines, cost of integrating phone lines, cost of shared equipment or office furniture, cost of maintaining the uninterruptible power supply (UPS), and cost of maintaining shared equipment for the MARRS system, such as the Service Aggregated Router (SARS). Shared expenses above the initial setup costs, if any, shall be paid proportionally by each participating jurisdiction. All shared costs will be tracked and approved by the administrative representative from each jurisdiction.
- 14. Operation and Maintenance Costs.** An annual fee shall be paid to the City of Gladstone to cover shared costs to maintain the facility. These expenses include, but are not limited to cleaning, facility maintenance, natural gas, water, electricity, and basic toiletry supplies. The annual fee shall be based on real or projected costs for maintaining the square footage of the co-located space and shall be agreed to by the participating agencies prior to implementation.
- 15. Additional Hardware or Software Costs.** Each participating jurisdiction is responsible for purchasing, owning, and insuring any hardware or software specific to their Node necessary for their interface with, access to, or utilization of the CAD system; provided, however, that such hardware or software does not interfere with the operation of the network or other PSAP Nodes.
- 16. Withdrawal of Parties.** A participating jurisdiction may withdraw from this Agreement by giving written notice to the other administrative representatives on or before June 30 of a given year with the withdrawal being effective on December 31 of that year unless the Parties agree, in writing, on a later date for withdrawal. A withdrawing jurisdiction will remain liable for all financial obligations hereunder until the effective date of the withdrawal. Any costs associated with the setup, shared expense or facility maintenance will not be reimbursed. Any previous agreement that governed the shared use of the CAD server will remain intact.
- 17. Term and Termination.** This Agreement shall be effective as of the Effective Date, shall be in effect for a term of one (1) year, and shall automatically renew from year-to-year, unless terminated by written notification as set forth in paragraph 16. Upon termination, no Party shall be entitled to use the co-located space or equipment and any shared furnishings or equipment shall remain the property of the City of Gladstone; all other assets owned by the participating jurisdiction shall remain the property of that jurisdiction and shall be removed from the co-located space in a manner not to disrupt the operation of the remaining PSAPs.
- 18. No Warranties.** The parties make no warranties to each other, either expressed or implied, under this agreement, and the warranties of merchantability and fitness for a particular purpose are expressly

disclaimed.

- 19. Limitation of Damages.** In no event will any Party be liable for any consequential, indirect, exemplary, special, or incidental damages arising from or relating to this Agreement, however caused and under any theory of liability (including negligence), even if the Party has been advised of the possibility of such damages.

General Terms

- a. Employee Costs.** Except as otherwise provided herein, each Party shall be solely responsible for any costs associated with its own employees' time and expenses associated with the performance of this Agreement.
- b. Further Assurances.** Each Party shall execute all further documents and take all further acts reasonably necessary or appropriate to carry out the intent of this Agreement.
- c. Amendments.** Amendments to this Agreement must be in writing and signed by all Parties.
- d. Entire Agreement.** This Agreement is the complete and exclusive statement of all agreements between the Parties, and this Agreement supersedes all prior proposals and understandings, oral and written, relating to the subject matter hereof.
- e. Assignment.** No Party may assign this Agreement or delegate any obligation, in whole or in part, to any third party without the other Parties' prior written consent.
- f. Governing Law and Forum.** This Agreement shall be governed by, and construed in accordance with, the laws of the State of Missouri, without reference to conflict of laws principals. Venue for any civil action relating to this Agreement shall be in state court located in Clay County, Missouri.
- g. Jury Trial Waiver.** To the extent permitted by law, each party hereby waives any right it has or may have to a jury trial in any action, suit, or proceeding arising out of or in connection with this agreement.
- h. Dispute Resolution.** If any claim, disagreement, issue, or dispute arising out of or in connection with this Agreement (a "Dispute") between any of Parties cannot be resolved by those Parties, one or more of the Parties to the Dispute shall notify the other administrative representatives by delivering a written statement them specifying the nature of the Dispute (each Party to the Dispute may, if desired, submit a written statement). The administrative representatives shall schedule a time for a meeting to discuss the specifics of the Dispute. Beginning on the date of the meeting and ending no less than 21 days thereafter (the "Resolution Period"), the Parties to the Dispute shall attempt in good faith to resolve the Dispute. No Party may initiate any court or administrative action, suit, or proceeding against any other Party under this Agreement until the end of the resolution period.
- i. Liabilities of the Parties.** The Parties shall have no obligation whatsoever to assume any responsibility or liability hereunder for the acts or omissions of any other Party.
- j. Governmental Immunity.** Nothing in this Agreement shall be deemed a waiver of any Party's privileges, limitations and immunities.
- k. No Third Party Beneficiaries.** This Agreement is made solely for the benefit of the Parties and their respective successors and permitted assigns. Nothing in this Agreement confers any rights or remedies on any persons other than the Parties and their respective successors and permitted assigns.
- l. Severability.** If any term or condition of this Agreement is held to be invalid or unenforceable, then the term or condition may be modified or amended by the court to render it enforceable to the maximum extent permitted. If modification or amendment is not practicable, then the term or

condition shall be severed from this Agreement with no effect upon the remaining terms and conditions of this Agreement.

- m. Force Majeure.** No Party shall be liable for any delay in or failure of performance of any obligation, nor shall any delay or failure constitute default or give rise to any liability, if and only to the extent that such delay or failure is caused by a “force majeure” event. “Force majeure” means acts of God, acts of the public enemy, unusually severe weather, fires, floods, pandemics, epidemics, quarantines, strikes, labor disputes and freight embargoes, or other causes that are not within such Party’s control, to the extent such events were not the result of, or were not aggravated by, the acts or omissions of the non-performing or delayed Party.
- n. Waiver.** No covenant or term of this Agreement shall be deemed to be waived by any Party except in a writing signed by a person authorized by such Party, and any waiver of a right shall not be construed to be a waiver of any other right or to be a continuing waiver.
- o. Headings.** Descriptive headings in this Agreement are for convenience only and shall not control or affect the meaning or construction of any provisions of this Agreement.
- p. Counterparts.** This Agreement may be executed and delivered in counterparts (including by means of electronic signatures), all of which taken together will constitute one and the same Agreement.
- q. Notices.** Notices to be provided under this Agreement shall be given in writing either by hand delivery, or deposited in the United States Mail, with sufficient postage, to the following addresses:

**City of Gladstone
7010 North Holmes
Gladstone, MO 64118**

**Clay County
12 South Water
Liberty, MO 64068**

**City of Liberty
101 East Kansas
Liberty, MO 64068**

[signature page follows]

City of Gladstone

By:

Name: _____

Title: _____

Date: _____

Clay County

By:

Name: _____

Title: _____

Date: _____

City of Liberty

By:

Name: _____

Title: _____

Date: _____

RESOLUTION NO. R-22-51

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH XYBIX SYSTEMS, INCORPORATED FOR THE PURCHASE OF ELEVEN (11) DISPATCH CONSOLES AND ASSOCIATED FURNITURE FOR THE EMERGENCY SERVICES CO-LOCATED COMMUNICATIONS CENTER IN THE AMOUNT OF \$257,845.81.

WHEREAS, a new emergency services communications center is under construction and will be co-located by Clay County, the City of Liberty, and the City of Gladstone; and

WHEREAS, the purchase and installation of eleven (11) consoles and associated furniture is included in the Police Headquarters project and allows for future expansion as needed; and

WHEREAS, Xybix Systems, Incorporated submitted a comprehensive layout and provided the lowest bid for the construction and installation of dispatch consoles and associated furniture.

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 an agreement with Xybix Systems, Incorporated, for the purchase of eleven (11) dispatch consoles and associated furniture at a cost not to exceed \$257,845.81.

INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI THIS 26TH DAY OF SEPTEMBER 2022.

Bill Garnos, Mayor

ATTEST:

Kris Keller, City Clerk



Request for Council Action

RES ☒ # R-22-51

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 9/20/2022

Department: General Administration

Meeting Date Requested: 9/26/2022

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

Subject: A Resolution authorizing the City Manager to execute an agreement with Xybix Systems, Incorporated, for the purchase of eleven (11) dispatch consoles and associated furniture for the co-located Emergency Services Communications Center in the amount of \$257,845.81.

Background: The purchase of eleven (11) new dispatch consoles and associated furniture for the co-located Emergency Services Communications Center is part of the Police Headquarters project and will serve the present needs of the three (3) participating agencies (Clay County, Liberty, and Gladstone) in addition to allowing for future growth if/when additional space is needed. The purchase of the consoles was an expenditure outlined in our application for ARPA funds from Clay County and will be reimbursed to the City of Gladstone. Xybix Systems, Inc. proposed the best layout and submitted lowest bid for completion.

Budget Discussion: Funds are budgeted in the amount of \$257,845.81 from the N/A Fund. Ongoing costs are estimated to be \$ 0.00 annually. Previous years' funding was \$0

Public/Board/Staff Input: Staff recommends approval of the proposed Resolution

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

Bob Baer
Department Director/Administrator

John Mullane
City Attorney

Scott Wingerson
City Manager



Gladstone Police Department Support Services Division - Memorandum

DATE: 9/20/2022

TO: Police Chief Fred Farris

FROM: Administrative Services Manager Rob Sanderson

CC: Captain Karl Burris

RE: Dispatch consoles

The police headquarters renovation project is well underway. The plans call for a dispatch center capable of co-locating multiple PSAPs. In order to ensure the center is functional, comfortable and meets modern standards, I sought bids for the dispatch consoles.

Attached to this memo are three quotes to build out the new consoles. The submitting companies were Xybix, Watson and 911 Direct. Each of these solutions will support the co-location. The designs were sent out to the Gladstone dispatchers along with our co-locating partners, Liberty and Clay county. The feedback received overwhelmingly supported the Xybix design.

Pricing for the consoles were all fairly similar. Xybix quoted \$23,440.53 per console; Watson \$22,000 – 25,000 per console; and 911 Direct \$29,524.56 per console. Of note, Watson did not submit a price sheet. They merely sent a design and a price range via email.

My recommendation is to purchase the Xybix consoles. The sales person was the most responsive and the only one to visit the build site (on multiple occasions). Xybix manufactures all the furniture in Colorado and, therefore, they have the ability hold and ship for install at our convenience. They have completed similar projects for several agencies across the Kansas City area. A review of a few of those projects appear to align with our needs.

The total cost for eleven Xybix consoles and installation was quoted at \$257,845.81.

Please let me know if you have any questions.

Respectfully,

A handwritten signature in black ink, appearing to read "Rob Sanderson", written over a horizontal line.

Rob Sanderson
Administrative Services Manager