



AGENDA

Raymore City Council Regular Meeting
City Hall – 100 Municipal Circle
Monday, March 24, 2025
6:00 PM

1. Call to Order

2. Roll Call

3. Pledge of Allegiance

4. Presentations / Awards

5. Personal Appearances

6. Staff Reports

- A. Public Works
- B. Parks and Recreation
- C. Communications Report
- D. Finance
- E. City Clerk - Financial Disclosure Statement Update

7. Committee Reports

8. Consent Agenda

The items on the Consent Agenda are approved by a single action of the City Council. If any Councilmember would like to have an item removed from the Consent Agenda and considered separately, they may so request.

- A. City Council Meeting Minutes, March 10, 2025
- B. Appointment of Mike VanAken to the Park Board

Reference:

Resolution 25-10

Volunteer Application

Mayor Turnbow has appointed Mike VanAken, a Ward 4 member, to the Park Board. The appointment is now before the City Council for approval.

9. Unfinished Business

A. Award of Contract - On-Call Material Testing (pg 29)

Reference:

Agenda Item Information Sheet

Bill 3950

Contract

The City's Public Works Department has an occasional need for professional materials testing and geo-technical services such as soil borings and asphalt and concrete testing associated with Capital Improvement Program projects. Staff recommends award of contract to CFS Engineers.

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| <ul style="list-style-type: none">• City Council, 03/10/2025: Approval, 8-0 |
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B. Voiding Ordinance 2025-056 and Terminating Authorizations (pg 68)

Reference:

Agenda Item Information Sheet

Bill 3948

2024-12-09 Ord 2024-056 Bill 3930

Bill 3948 seeks to void all legislative actions taken on Ordinance 2024-056, including the amendment of the zoning map, approval of the White Tail Run Preliminary Development Plan, and approval of the Memorandum of Understanding with Sallee Development, Inc. on the basis of impossibility of performance or assignment.

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| <ul style="list-style-type: none">• City Council, 03/10/2025: Approval, 8-0 |
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C. Amendment to the Administrative Policy Manual - Paid Time Off (pg 76)

Reference:

Agenda Item Information Sheet

Bill 3940

Sick Leave Bank

Bill 3940 will amend the administrative policy manual in order to combine accrued sick and vacation leave into one category, paid time-off (PTO).

- City Council, 03/10/2025: Approval, 8-0

D. Amendment to the Administrative Policy Manual - Paid Holidays (pg 81)

Reference:

Agenda Item Information Sheet
Bill 3953

In order to position Raymore as an employer of choice, staff recommends adding two additional paid holidays, putting us in line with nearly all surrounding jurisdictions. The two holidays will be Juneteenth (June 19) and an additional floating holiday.

- City Council, 03/10/2025: Approval, 8-0

E. Purchase of Real Estate - 317 N. Jackson Street (pg 85)

Reference:

Agenda Item Information Sheet
Bill 3945
Real Estate Contract
Location Map

Bill 3945 authorizes the City to purchase the property located at 317 N. Jackson Street. The property is contiguous with land previously purchased by the City and will allow for improved access and land area to support the future development of a municipal justice center.

- City Council, 03/10/2025: Approval, 8-0

F. Memorandum of Understanding - Chamber of Commerce (pg 100)

Reference:

Agenda Item Information Sheet
Bill 3951
Memorandum of Understanding: Chamber of Commerce

The Raymore Chamber of Commerce Board met with the City Council in a work session on June 17, 2024, at which time the Chamber's contract with

the City was discussed. The revised contract highlights the partnership between the City and the Chamber of Commerce.

- City Council, 03/10/2025: Approval, 8-0

G. Utility Easement Vacation - 1200 Serenity Court (pg 107)

Reference:

Agenda Item Information Sheet
Bill 3952
Staff Report
Plot Plan/Plat
Application

An application has been filed for a utility easement vacation by Ramon Vazquez of Aqua Blue Pools for lot 304 of Westbrook of Creekmoor 10th Plat, located at 1200 Serenity Court. The request is being made for the purpose of constructing an in-ground swimming pool in the rear yard.

- City Council, 03/10/2025: Approval, 8-0

10. New Business

A. Award of Contract - 2025 Curb Project (pg 121)

Reference:

Agenda Item Information Sheet
Bill 3949
Curb Map
Contract

The 2025 Curb Replacement Project primarily consists of removal and replacement of existing curb and ADA ramp replacement. Staff recommends the contract for the 2025 Curb Project to be awarded to Terry Snelling Construction Inc.

- No previous action on this item

B. Raymore Commerce Center South Chapter 100 - Building 5 (pg 167)

Reference:

Agenda Item Information Sheet

Bill 3957
Trust Indenture
Lease Agreement
Memorandum of Lease Agreement
Bond Purchase Agreement
Deed of Trust and Security Agreement
Raymore Commerce Center South, Building 5

KCI Raymore Building 5, LLC Project is requesting the issuance of taxable industrial revenue bonds by the City of Raymore in an amount not to exceed \$43 million to assist in the financing of Building 5 within Raymore Commerce Center South. The company would purchase the bonds and make the required PILOT payments over a 20-year period.

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| <ul style="list-style-type: none">• No previous action on this item |
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11. Public Comments

Please identify yourself for the record and keep comments to a maximum of five minutes.

12. Mayor/Council Communication

13. Adjournment

MISCELLANEOUS

City Council Work Session notes, 03/17/2025

EXECUTIVE SESSION (CLOSED MEETING)

The Raymore City Council may enter an executive session before or during this meeting, if such action is approved by a majority of Council present, with a quorum, to discuss:

- Litigation matters as authorized by § 610.021 (1),
- Real Estate acquisition matters as authorized by § 610.021 (2),
- Personnel matters as authorized by § 610.021 (3),
- Other matters as authorized by § 610.021 (4-21) as may be applicable.

Any person requiring special accommodation (i.e., qualified interpreter, large print, hearing assistance) in order to attend this meeting, please notify this office at (816) 331-3324 no later than forty eight (48) hours prior to the scheduled commencement of the meeting.

Hearing aids are available for this meeting for the hearing impaired. Inquire with the City Clerk, who sits immediately left of the podium as one faces the dais.