



AGENDA

Raymore City Council Regular Meeting
City Hall – 100 Municipal Circle
Monday, May 11, 2026
6:00 PM

1. Call to Order

2. Roll Call

3. Pledge of Allegiance

4. Presentations / Awards

- 2026 State of the City Address
- National Police Week Proclamation
- National Public Works Week Proclamation
- City Auditor Matthew Partridge, Dana F. Cole & Co., FY2025 Financial Statements (provided to Council under separate cover)

5. Personal Appearances

6. Staff Reports

- A. Development Services
- B. Court
- C. Police/Emergency Management
- D. Justice Center

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, April 27, 2026

9. Unfinished Business

10. New Business

A. ServPro Priorities Services Agreement (pg 19)

Reference:

Bill 4035

PSA Agreement

The City of Raymore will enter into a Priority Services Agreement with ServPro for a wide range of emergency services should the City require additional resources during a disaster.

- No previous action on this item

B. Award of Contract - Outdoor Video Display Signs (pg 45)

Reference:

Bill 4033 - Digital Signs

Contract

Heartland Sign

The City Council designated funding for two digital video signs to be placed at the entrances of Recreation Park and Hawk Ridge Park. This item awards the contract to Heartland Sign and Lighting for the project.

- Park Board, 04/28/2026: Approval, 7-0

C. Annexation of 155th Street (pg 102)

Reference:

Bill 4036

Bill 4036 considers the annexation of a portion of the north half of 155th Street right-of-way located in Jackson County, Missouri between the centerline of Kentucky Road east to the centerline of Kurzwel Road. This annexation will be effective concurrent with the detachment of the same area by the City of Kansas City, Missouri. The annexation of the right-of-way will complete a process initiated by Raymore in 2017.

- No previous action on this item

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, 05/04/2026

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.

PROCLAMATION

WHEREAS, in 1962, President John F. Kennedy signed a law designating May 15th as Peace Officers' Memorial Day and the week in which that day falls as National Police Week honoring law enforcement officers throughout our country who perform dangerous and often thankless duties; and,

WHEREAS, by swearing an oath to uphold the law and protect all citizens, Police Officers selflessly put themselves in harms way each day and seek to mitigate the threat in dangerous situations while others seek refuge; and,

WHEREAS, during every crisis, Officers recognize and accept their critical role in protecting communities at increased personal risk to themselves; and,

WHEREAS, during this time, we must be especially mindful to pay tribute to officers who have given their lives and made the ultimate sacrifice in the performance of those duties, as 30 officers have already done in 2026; and,

WHEREAS, the outstanding officers of the Raymore Police Department are committed through oath and personal fidelity to provide dedicated service and protection for our community; and,

WHEREAS, it is both important and proper that the citizens of Raymore recognize the tremendous duty and responsibility borne by our Police Officers not just during this special week, but all throughout the year.

NOW THEREFORE, I, Kristofer P. Turnbow, Mayor of the City of Raymore, Missouri do hereby proclaim the week of May 10 through 16, 2026 as

NATIONAL POLICE WEEK

in the City of Raymore to honor the men and women whose diligence and professionalism keep our City and citizens safe.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Raymore to be affixed this 11th day of May, 2026.


Kristofer P. Turnbow, Mayor



PROCLAMATION

WHEREAS, public works professionals focus on infrastructure, facilities, and services that are of vital importance to sustainable and resilient communities and to public health, high quality of life, and well-being of the people of Raymore; and,

WHEREAS, these infrastructure, facilities, and services could not be provided without the dedicated efforts of public works professionals, who are engineers, managers, and employees at all levels of government and the private sector, who are responsible for rebuilding, improving, and protecting our nation’s transportation, water supply, water treatment and solid waste systems, public buildings, and other structures and facilities essential for our citizens; and,

WHEREAS, it is in the public interest for the citizens, civic leaders, and children in Raymore to gain knowledge of and maintain an ongoing interest and understanding of the importance of public works and public works programs in their respective communities; and,

WHEREAS, the year 2026 marks the 66th annual National Public Works Week sponsored by the American Public Works Association.

NOW THEREFORE, I, Kristofer P. Turnbow, Mayor of the City of Raymore, Missouri, do hereby designate the week of May 17–23, 2026, as

NATIONAL PUBLIC WORKS WEEK

and urge all citizens to join with representatives of the American Public Works Association and government agencies in activities, events, and ceremonies designed to pay tribute to our public works professionals, engineers, managers, and employees, and to recognize the substantial contributions they make to protecting our national health, safety, and advancing quality of life for all.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Raymore to be affixed this 11th day of May, 2026.

Kristofer P. Turnbow, Mayor



MONTHLY DEPARTMENT REPORT APRIL 2026

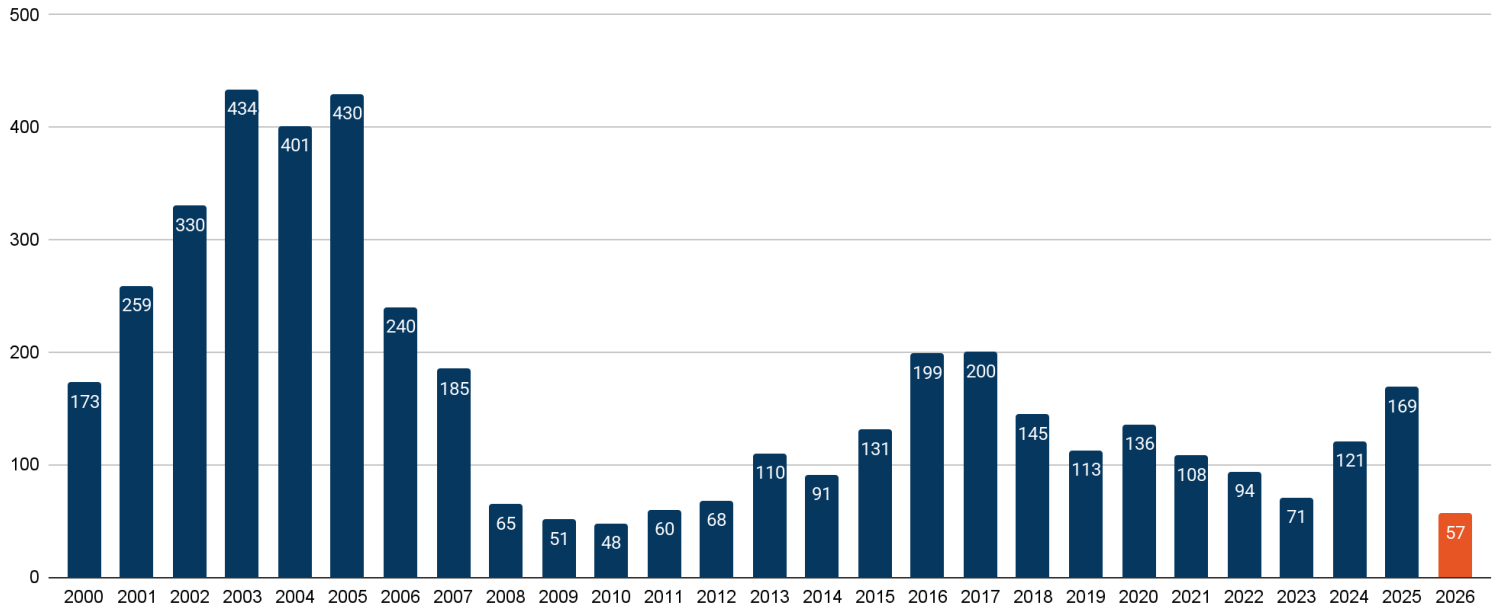
BUILDING PERMIT & INSPECTION ACTIVITY -

TYPE OF PERMIT	APR 2026	2026 YTD	2025 YTD	2025 TOTAL
Detached Single-Family Residential	15	57	55	169
Attached Single-Family Residential	8	8	0	0
Multi-Family Residential (apartment)	0	0	0	0
General Permits (decks, roofs, MEP)	49	124	200	715
Commercial	2	6	8	28
Sign Permits	9	16	21	60
BUILDING INSPECTIONS	APR 2026	2026 YTD	2025 YTD	2025 TOTAL
Total No. of Inspections	372	1,300	1,713	4,894
Residential Inspections	358	1,154	1,139	3,550
Commercial Inspections	14	146	574	1,344
INVESTMENT	APR 2026	2026 YTD	2025 YTD	2025 TOTAL
Total Residential Permit Valuation	\$7,892,040	\$23,744,540	\$19,397,820	\$63,247,710
Total Commercial Permit Valuation	\$984,630	\$2,006,630	\$28,788,580	\$98,904,525

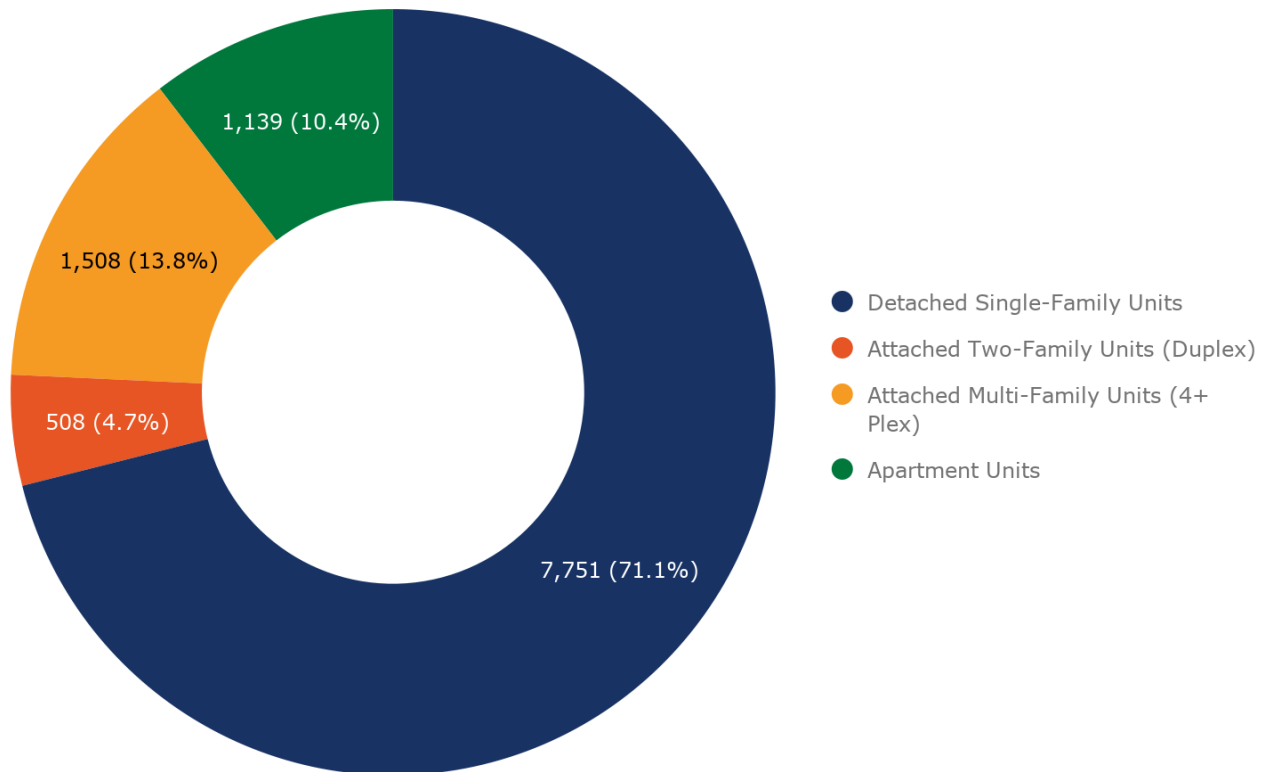
BUILDING CONSTRUCTION ACTIVITY -

- 15 new single-family home permits were issued in the Park Side, Sendera, Knoll Creek Estates, and Creekside Ranch neighborhoods.
- 8 new attached single family/duplex permits were issued in the Timber Ridge neighborhood
- A commercial renovation and addition was permitted at the RG Federal Credit Union building, located at 421 Remington Plaza Court

Single Family Residential Permit Trends 2000-2026



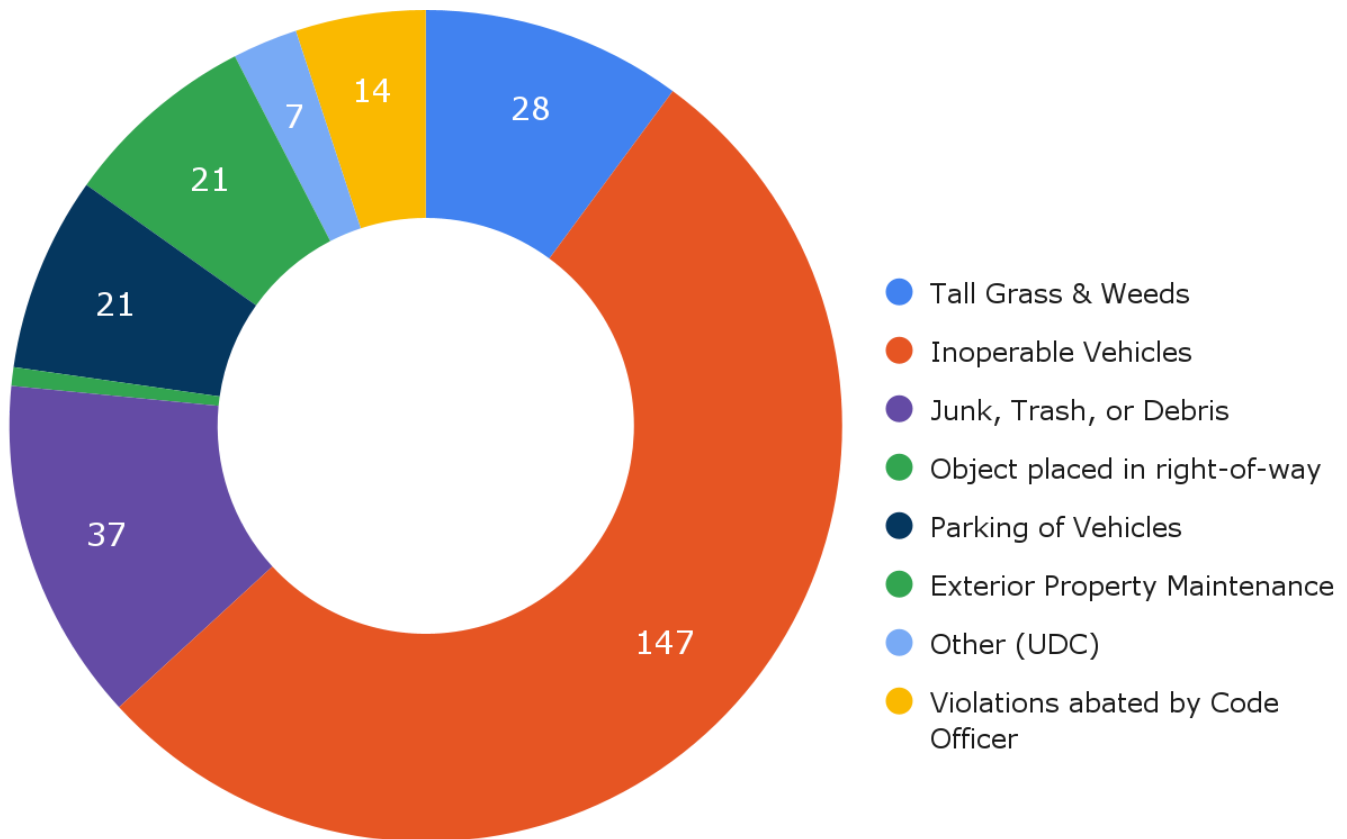
Existing Housing Unit Inventory



CODE ENFORCEMENT ACTIVITY -

CODE ENFORCEMENT	APR 2026	2026 YTD	2025 YTD	2025 TOTAL
Code Enforcement Cases Opened	114	287	212	751
<i>Notices Mailed</i>				
Tall Grass/Weeds	28	28	32	198
Inoperable Vehicles	41	147	98	213
Junk/Trash/Debris in Yard	19	37	33	114
Object placed in right-of-way	1	2	6	13
Parking of vehicles in front yard	9	21	11	86
Exterior home maintenance	11	21	10	54
- Other (trash at curb early; signs; etc)	1	7	5	10
Properties mowed by City Contractor	5	5	4	57
Abatement of violations (silt fence repaired; trees removed; stagnant pools emptied; debris removed)	0	0	0	21
Signs in right-of-way removed	92	452	266	732
Violations abated by Code Officer	3	14	15	41
Citations Issued	25	74	61	154

CODE ENFORCEMENT SUMMARY - 2026 Year-to-Date



ACTIONS OF BOARDS, COMMISSIONS & CITY COUNCIL - APRIL

APRIL 7, 2026 PLANNING AND ZONING COMMISSION -

- Eastbrooke at Creekmoor 5th Final Plat, recommended approval

APRIL 13, 2026 CITY COUNCIL -

- 1st Reading - Eastbrooke at Creekmoor 5th Final Plat, approved
- 2nd Reading - Prairie Acres Rezoning "A" to "RE, approved
- 2nd Reading - Prairie Acres Final Plat, Lot 1, approved
- 2nd Reading - 38th UDC Amendment - Residential Design Standards - no motion for approval

APRIL 21, 2026 PLANNING AND ZONING COMMISSION -

- Site Plan Review - South Metro Fire Admin. Building Expansion (341 N. Conway Street), approved

APRIL 27, 2026 CITY COUNCIL -

- 2nd Reading - Eastbrooke at Creekmoor 5th Final Plat, approved

TENTATIVE UPCOMING MEETINGS - MAY

MAY 5, 2026 PLANNING AND ZONING COMMISSION -

- Meeting Canceled - no business items

MAY 11, 2026 CITY COUNCIL -

- No Development Services items currently scheduled

MAY 12-16, 2026

- Staff Conference - Congress for the New Urbanism (CNU) Fayetteville & Bentonville, AR)

MAY 19, 2026 PLANNING AND ZONING COMMISSION -

- No Development Services items currently scheduled

MAY 25, 2026 CITY COUNCIL -

- No meeting - Memorial Day Holiday

APRIL DEPARTMENT ACTIVITY & EVENTS -

- The Planning and Zoning Commission met to review a final plat request for the 5th phase of Eastbrooke at Creekmoor, new residential homes between [163rd Street and Rannoch Lane](#). The City Council will review the request at their April 13 meeting.
- Economic Development Director Jordan Lea attended Kansas City SmartPort's quarterly board meeting.

- Economic Development Director Jordan Lea attended the Workforce YOU quarterly housing meeting.
- Economic Development Director Jordan Lea attended the Missouri Economic Development Council's board meeting.
- Finance Director Elisa Williams and Economic Development Director Jordan Lea attended the Women in Public Finance's cake decorating workshop.
- The City hosted the monthly Raymore Chamber of Commerce Coffee N' Conversation event at the Raymore Activity Center.
- Mayor Kris Turnbow, Development Services Director David Gress and Economic Development Director Jordan Lea attended the monthly Raymore Chamber of Commerce board of directors meeting.
- Raymore Small Business and Restaurant Week, May 3-9. Learn more about how your Raymore business can be a part of this special week to celebrate our local businesses at www.raymore.com/smallbizweek.
- Mayor Turnbow, Development Services Director David Gress and Economic Development Director Jordan Lea presented at the joint Raymore Chamber of Commerce and Belton Chamber of Commerce, "Bridging Communities: The Bel-Ray Economic Summit."
- Finance Director Elisa Williams, City Clerk Erica Hill and Economic Development Director Jordan Lea attended the Missouri Women Leading Government Talk and Tour event which provided insights into the City of Grandview's bond projects.
- Mayor Kris Turnbow and Economic Development Director Jordan Lea spoke with students at the Raymore-Peculiar Ninth Grade center about economic development.
- The Planning and Zoning Commission met on Tuesday, April 21, to review and approve a site plan amendment request for the proposed expansion of the South Metropolitan Fire Protection District's administrative offices, located at 341 N. Conway St.
- Economic Development Director Jordan Lea attended the Mid-America Regional Council's Regional Workforce Intelligence Network meeting.
- Economic Development Director Jordan Lea attended the Missouri Economic Development Council's weekly legislative update call.



MUNICIPAL DIVISION SUMMARY REPORTING FORM

Refer to instructions for directions and term definitions. Complete a report each month even if there has not been any court activity.

<u>I. COURT INFORMATION</u>		Municipality: Raymore Municipal	Reporting Period: Apr 1, 2026 - Apr 30, 2026	
Mailing Address: 100 MUNICIPAL CIRCLE, RAYMORE, MO 64083				
Physical Address: 100 MUNICIPAL CIRCLE, RAYMORE, MO 64083			County: Cass County	Circuit: 17
Telephone Number: (816)3311712		Fax Number:		
Prepared by: Angela Davis		E-mail Address:		
Municipal Judge:				
<u>II. MONTHLY CASELOAD INFORMATION</u>				
		Alcohol & Drug Related Traffic	Other Traffic	Non-Traffic Ordinance
A. Cases (citations/informations) pending at start of month		58	1,377	554
B. Cases (citations/informations) filed		4	166	55
C. Cases (citations/informations) disposed				
1. jury trial (Springfield, Jefferson County, and St. Louis County only)		0	0	0
2. court/bench trial - GUILTY		1	1	0
3. court/bench trial - NOT GUILTY		0	0	0
4. plea of GUILTY in court		5	99	38
5. Violations Bureau Citations (i.e. written plea of guilty) and bond forfeiture by court order (as payment of fines/costs)		0	32	0
6. dismissed by court		0	13	6
7. <i>nolle prosequi</i>		2	6	6
8. certified for jury trial (not heard in Municipal Division)		0	0	0
9. TOTAL CASE DISPOSITIONS		8	151	50
D. Cases (citations/informations) pending at end of month [pending caseload = (A+B)-C9]		54	1,392	559
E. Trial de Novo and/or appeal applications filed		0	0	0
<u>III. WARRANT INFORMATION (pre- & post-disposition)</u>		<u>IV. PARKING TICKETS</u>		
1. # Issued during reporting period	49	1. # Issued during period	0	
2. # Served/withdrawn during reporting period	36	<input type="checkbox"/> Court staff does not process parking tickets		
3. # Outstanding at end of reporting period	1,379			

MUNICIPAL DIVISION SUMMARY REPORTING FORM

COURT INFORMATION	Municipality: Raymore Municipal	Reporting Period: Apr 1, 2026 - Apr 30, 2026
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V. DISBURSEMENTS			
Excess Revenue (minor traffic and municipal ordinance violations, subject to the excess revenue percentage limitation)		Other Disbursements: Enter below additional surcharges and/or fees not listed above. Designate if subject to the excess revenue percentage limitation. Examples include, but are not limited to, arrest costs and witness fees.	
Fines - Excess Revenue	\$12,286.50	Court Automation	\$1,201.45
Clerk Fee - Excess Revenue	\$1,342.91	Law Enf Arrest-Local	\$499.00
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Excess Revenue	\$41.41	Overpayments Detail Code	\$100.00
Bond forfeitures (paid to city) - Excess Revenue	\$107.50	Total Other Disbursements	\$1,800.45
Total Excess Revenue	\$13,778.32	Total Disbursements of Costs, Fees, Surcharges and Bonds Forfeited	\$27,954.50
Other Revenue (non-minor traffic and ordinance violations, not subject to the excess revenue percentage limitation)		Bond Refunds	\$2,942.00
Total Disbursements		\$30,896.50	
Fines - Other	\$8,624.50		
Clerk Fee - Other	\$716.73		
Judicial Education Fund (JEF) <input type="checkbox"/> Court does not retain funds for JEF	\$0.00		
Peace Officer Standards and Training (POST) Commission surcharge	\$171.64		
Crime Victims Compensation (CVC) Fund surcharge - Paid to State	\$1,223.76		
Crime Victims Compensation (CVC) Fund surcharge - Paid to City/Other	\$22.10		
Law Enforcement Training (LET) Fund surcharge	\$338.00		
Domestic Violence Shelter surcharge	\$683.50		
Inmate Prisoner Detainee Security Fund surcharge	\$338.00		
Restitution	\$0.00		
Parking ticket revenue (including penalties)	\$0.00		
Bond forfeitures (paid to city) - Other	\$257.50		
Total Other Revenue	\$12,375.73		

THE RAYMORE CITY COUNCIL MET IN REGULAR SESSION ON MONDAY, APRIL 27, 2026, IN COUNCIL CHAMBERS AT 100 MUNICIPAL CIRCLE, RAYMORE, MISSOURI. MEMBERS PRESENT: MAYOR TURNBOW, COUNCILMEMBERS BAKER, BARBER, BURKE III, CIRCO, ENGERT, HOLMAN, MCDONALD, AND ROE. MAYOR TURNBOW ALSO PRESENT: CITY MANAGER JIM FEUERBORN, CITY ATTORNEY JONATHAN ZERR, AND CITY CLERK ERICA HILL.

1. Call to Order

Mayor Turnbow called the meeting to order at 6:00 p.m.

2. Roll Call

City Clerk Erica Hill called roll; quorum present to conduct business.

3. Pledge of Allegiance

4. Presentation/Awards

Mayor Turnbow presented a proclamation in support of Arbor Day.

5. Personal Appearances

6. Staff Reports

Senior Engineering Technician Devon Perry, Parks and Recreation Director Nathan Musteen, and Communications Director Melissa Harmer reviewed their staff reports included in the Council packet.

City Clerk Erica Hill announced the Financial Disclosure Statements that are required to be filed by the City have been completed and are on file and available for inspection in the office of the City Clerk.

Assistant City Manager Murdock provided an update on the Justice Center concept design project. He announced a link on the website providing updates on the project.

City Manager Jim Feuerborn announced items for the May 4 work session.

7. Committee Reports

8. Consent Agenda

A. City Council Regular Meeting minutes, April 13, 2026

B. City Council Special Meeting minutes, April 13, 2026

C. Resolution 26-23: Establishment of Raymore as a Blue Shield Community under the Safer Missouri Initiative launched by Governor Kehoe

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the Consent Agenda as presented.

DISCUSSION: None

VOTE:	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember McDonald	Aye
	Councilmember Roe	Aye

9. Unfinished Business

A. Award of Contract - Dean Avenue/MO-58 Access Modifications

BILL 4030: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH JM FAHEY CONSTRUCTION COMPANY FOR THE DEAN AVENUE/MO-58 ACCESS MODIFICATIONS, CITY PROJECT NUMBER 26-437-201 IN THE AMOUNT OF \$1,018,440.00 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

City Clerk Erica Hill conducted the second reading of Bill 4030 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 4030 by title only.

DISCUSSION: None

VOTE:	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember McDonald	Aye
	Councilmember Roe	Aye

Mayor Turnbow announced the motion carried and declared Bill 4030 as **Raymore City Ordinance 2026-027.**

B. Award of Contract - Crack Seal Project

BILL 4031: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH PAVEMENT MANAGEMENT LLC FOR THE CRACK SEAL PROJECT, CITY PROJECT NUMBER 26-483-202R IN THE AMOUNT OF \$114,800.00 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

City Clerk Erica Hill conducted the second reading of Bill 4031 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 4031 by title only.

DISCUSSION: None

VOTE:	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember McDonald	Aye
	Councilmember Roe	Aye

Mayor Turnbow announced the motion carried and declared Bill 4031 as **Raymore City Ordinance 2026-028.**

C. Eastbrooke at Creekmoor 5th Final Plat

BILL 4032: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE EASTBROOKE AT CREEKMOOR 5TH FINAL PLAT, A SUBDIVISION OF LAND LOCATED IN THE SOUTHEAST QUARTER AND SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 46 NORTH, RANGE 32 WEST, IN RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the second reading of Bill 4032 by title only.

MOTION: By Councilmember Holman, second by Councilmember Barber to approve the second reading of Bill 4032 by title only.

DISCUSSION: None

VOTE:	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye

Councilmember Engert	Aye
Councilmember Holman	Aye
Councilmember McDonald	Aye
Councilmember Roe	Aye

Mayor Turnbow announced the motion carried and declared Bill 4032 as **Raymore City Ordinance 2026-029.**

10. New Business

A. Selection of Mayor Pro Tempore

Mayor Turnbow stated Section 3.4 of the City Charter, Mayor Pro Tempore, provides that the Council shall elect annually from among its members a Mayor Pro Tempore. The Mayor Pro Tempore shall assume the powers and duties of the Mayor during the absence or disability of the Mayor or if a vacancy occurs. While assuming the powers and duties of the Mayor during the physical absence in person or disability of the Mayor (until and if the seat is declared vacant), the Mayor Pro Tempore shall retain their vote as a Councilmember, but shall not possess the additional mayoral voting power provided by Section 4.4(a), and shall not possess the mayoral veto power provided by Section 4.4(c). While assuming the powers and duties of the Mayor following a vacancy, the Mayor Pro Tempore shall possess the Mayoral veto power provided by Section 4.4(c) and the Mayoral voting power provided by Section 4.4(a), but shall not retain their vote as a Councilmember.

Mayor Turnbow asked for nominations for Mayor Pro Tempore.

Councilmember Roe nominated Councilmember Baker.

Councilmember Burke nominated Councilmember Circo.

Both Councilmembers accepted the nominations.

VOTE:	Councilmember Baker	Baker
	Councilmember Barber	Circo
	Councilmember Burke III	Circo
	Councilmember Circo	Circo
	Councilmember Engert	Circo
	Councilmember Holman	Circo
	Councilmember McDonald	Baker
	Councilmember Roe	Baker

Mayor Turnbow announced Councilmember Circo was chosen as the Mayor Pro Tempore.

B. Governing Body Members on Planning and Zoning Commission

Section 465.020(B)(4) of the Unified Development Code of the City Code provides that the Council shall designate whether or not it shall have a member serve on the Planning and Zoning Commission and the Mayor shall designate if they choose to be a member of the Commission and any such member shall serve for a one year term.

Mayor Turnbow expressed his desire to continue serving on the Planning and Zoning Commission.

Councilmember Burke stated it works out well with the Mayor serving as the representative on the Planning and Zoning Commission.

11. Public Comment

12. Mayor/Council Communication

Mayor Turnbow and Councilmembers congratulated the Parks Department on their efforts and programs, thanked the Emergency Management and first responders for the recent storm response, and congratulated Councilmember Circo on being selected Mayor Pro Tem. Councilmember Circo thanked the Council for selecting him as Mayor Pro Tem.

MOTION: By Councilmember Holman, second by Councilmember Barber to adjourn to Executive Session to discuss litigation matters as authorized by §610.021(1).

ROLL CALL VOTE:	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember McDonald	Aye
	Councilmember Roe	Aye

The regular meeting of the Raymore City Council adjourned to Executive Session at 6:31 p.m.

13. Adjournment

MOTION: By Councilmember Holman, second by Councilmember Barber to adjourn.

VOTE:	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye

Councilmember Holman	Aye
Councilmember McDonald	Aye
Councilmember Roe	Aye

The regular meeting of the Raymore City Council adjourned at 7:12 p.m.

Respectfully submitted,

Erica Hill
City Clerk



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: 5/11/2026
SUBMITTED BY: Ryan Murdock DEPARTMENT: Administration
ITEM CATEGORY: Ordinance

TITLE / ISSUE / REQUEST

ServPro Priorities Services Agreement (pg 19)

STRATEGIC PLAN GOAL / STRATEGY

3.5: Enhance and strengthen emergency preparedness response and recovery plans across the organization in collaboration with other community and regional efforts.

FINANCIAL IMPACT

Award To: ServPro
Amount of Request/Contract: 0.00
Amount Budgeted:
Funding Source/Account:

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
6/9/2026	6/8/2029

STAFF RECOMMENDATION:

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Bill 4035
2. PSA Agreement

BACKGROUND / JUSTIFICATION

The City of Raymore consistently looks to build resiliency should a disaster or emergency strike the City. By engaging in a Priority Services Agreement (PSA) with ServPro, the City is able to leverage substantial resources and personnel during an emergency that falls

outside the available staffing and resources of the City.

This PSA does not commit the City of Raymore to any costs and only goes into effect should the City need to contact ServPro and request resources and/or services. ServPro has the bandwidth and equipment to provide Raymore with priority services in any emergency or disaster. References were contacted and ServPro was highly recommended should the need arise here in Raymore.

“AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH SERVPRO FOR EMERGENCIES OR DISASTERS WITHIN THE CITY OF RAYMORE.”

WHEREAS, the City of Raymore routinely evaluates the resiliency of our disaster and emergency response and the resources required for these responses; and,

WHEREAS, there are times when an emergency or disaster will require resources and/or personnel the City does have or cannot readily access; and,

WHEREAS, ServPro has the resources, personnel, and bandwidth to respond immediately to a disaster or emergency in the City of Raymore should their services be requested; and,

WHEREAS, a Priority Services Agreement allows for a quicker response, especially when time matters; and,

WHEREAS, the City of Raymore met with ServPro and has determined they are the best company for this agreement.

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

Section 1. The City Manager is authorized to enter into a Priority Services Agreement with ServPro attached as Exhibit A.

Section 2. The City Manager is authorized to make changes within budget constraints.

Section 3. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor’s signature and attestation by the City Clerk.

Section 4. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 11TH DAY OF MAY 2026.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 8TH DAY OF JUNE, 2026, BY THE FOLLOWING VOTE:

Councilmember Baker
Councilmember Barber
Councilmember Burke III
Councilmember Circo
Councilmember Engert
Councilmember Holman
Councilmember McDonald
Councilmember Roe

ATTEST:

APPROVE:

Erica Hill, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature



SERVPRO Disaster Recovery Team
1001 W. Hunters Ridge
Lee's Summit MO 64086
816-246-5566

Priority Service Agreement

This Customer Priority Service Agreement is made between **21st Enterprise, LLC dba SERVPRO of Lee's Summit, East Kansas City, Overland Park, Harrisonville (herein known as "SERVPRO")** and _____ **(herein known as the Entity)**. The Entity has requested SERVPRO to be the preferred service provider in accordance with the following agreed upon terms and conditions:

- 1) **Term:** This agreement shall commence on _____, 20____, and continue thereafter until terminated by either party upon thirty (30) days prior written notice to the other party in accordance with the notice provision herein. This agreement may be terminated immediately for cause by either party involved. Written notice will be provided to either entity via email or letterhead.

If this Priority Service Agreement is not fully executed within 30 days from the date of initiation, it will automatically expire, taking into account the limited availability of allocated capacity during this period.

- 2) **First notice of loss:** Entity will report losses through SERVPRO's 24-hour emergency number: 816-246-5566.
- 3) **Photos:** Upon arrival, SERVPRO will take photos of the structure, damaged areas, and cause of loss. We will document the affected areas before, during, and after production, storing all information in our DRYBOOK program.
- 4) **Pricing Guidelines:** Pricing will be based on either Xactimate or Time and Material software, pending the size, scope, and severity of the project. Xactimate pricing is the property insurance standardized estimating software used to pre-determined costs based on industry benchmarks, ensuring transparency and accuracy in billing. Time and Material pricing, on the other hand, involves charging for actual labor hours worked and the materials utilized, allowing for flexibility in projects that may evolve in scope. Both pricing methods aim to provide fair and equitable compensation for services rendered while ensuring prompt and effective disaster response.
- 5) **Service Response Guideline:** Under normal circumstances, SERVPRO's standard response time is 1 hour to return the customer's call, 4 hours to arrive on-site, and 8 hours to report to the adjuster or customer. In the event of a metro-wide event, PSA accounts are moved to first truck out priority.
- 6) **Immediate Notification to Entity:** Work will cease, and the Entity will be notified of any of the following situations before continuation of work.
 - a) Mold is detected
 - b) Need for asbestos testing
 - c) Excessive loss conditions
 - d) Subrogation Issues
 - e) Safety hazards
 - f) Questions on coverage
 - g) Refusal of service

- h) If Carpet needs to be removed in a category 1 loss
 - i) Contents cleaning or pack-out is probable
 - j) Pre-existing damage
 - k) Demolition
- 7) **Services:** SERVPRO will clean, contain, and mitigate the reported loss by providing necessary tools, equipment, materials, labor, and sub-trades. All services will be performed in a skilled, professional manner, meeting industry standards, the terms of this agreement, and applicable laws and regulations. The services include, but are not limited to:
- a) Water Damage Mitigation (follow Institute of Inspection Cleaning and Restoration Certification Guidelines (IICRC)
 - i. Emergency mitigation, cleanup, and restoration
 - ii. Drying Process
 - iii. Post-emergency cleanup and mold remediation
 - b) Fire/Smoke/Soot Damage Mitigation (within IICRC Guidelines)
 - i. Scope and qualification
 - ii. Contents cleaning and deodorization
 - iii. Move out
 - iv. Structure cleaning and restoration
 - c) Mold Mitigation and Remediation: If mold is found, SERVPRO will perform emergency mitigation to contain the contamination and prevent cross-contamination of clean areas of the structure. SERVPRO will notify the Entity's contact of the presence of mold. If mold is discovered, and the mold contamination cannot be contained to prevent cross contamination, no emergency mitigation work or mold remediation work will be performed until the Entity's contact has reviewed the loss.
 - d) Dehumidification
 - e) Catastrophic Storm Response
 - f) Move out
 - g) Contents Restoration
 - h) Electronics and Equipment Restoration
 - i) Document Drying
 - j) Contents Claim Inventory Services
 - k) Asbestos: if SERVPRO suspects that asbestos may be present, and or testing is required by law, the Entity will pay for asbestos testing
 - l) Air Ducts and HVAC Cleaning
 - m) Biohazard, Crime Scene Cleanup, Vandalism Cleanup
 - n) Carpet and upholstery Cleaning
 - o) Drape and Blinds Cleaning
 - p) Ceilings, Walls, and hard floors
 - q) Deodorization
 - r) Onsite Dry and Refrigerated Storage
 - s) Generators
 - t) Portable Lighting
- 8) **Confidentiality:** SERVPRO, along with its employees, agents, representatives, and subcontractors, will keep all information related to the emergency situation confidential. This includes any information they encounter while providing services, unless disclosure is required by law or necessary to protect life, safety, or health.
- 9) **Authority:** Each signatory executing the agreement on behalf of SERVPRO and Entity represents and warrants that they have full power and authority to execute the agreement on behalf of their respective parties and that by the execution of a binding and legal obligation of the parties is created.

- 10) **Assignments:** SERVPRO shall not assign any rights, obligation, or interest under this agreement, without the Entity's prior written consent.
- 11) **Subcontractors:** If SERVPRO hires subcontractors to perform any work under this agreement, they will provide the Entity with details upon request. The Entity reserves the right to approve or disapprove subcontractors and conduct due diligence. SERVPRO remains responsible for the subcontractors' work and performance, ensuring they comply with all terms of the agreement, including licensing and insurance requirements. Subcontracted work will be billed at the invoice amount plus overhead and profit.
- 12) **Representation:** SERVPRO represents and warrants that it is fully bonded and has and maintains the appropriate licenses and permits in accordance with applicable law, rules, codes, ordinances, and regulations. SERVPRO further represents that it shall comply with all applicable laws, rules, ordinances, and regulations applicable to the services and work performed on behalf of the Entity.
- 13) **Force Majeure:** Neither party shall be responsible for any delays in the work or services, which are beyond their direct and reasonable control.
- 14) **Governing Laws:** This agreement shall be interpreted and governed by the laws of the state and county the work is being performed in.
- 15) **Mitigation Agreement and Authorization to Perform Services:** **Mitigation** and authorization to perform services are as follows:

The Authorization to Perform Services agreement will be valid until terminated by either party with thirty-day (30) written notice. This agreement will allow SERVPRO to initiate work on site for any job dispatched from the Entity. This PSA is authorized up to \$5,000.00. Any amount above will constitute an additional authorization by Entity but will not be commenced unless and until approved by entities authorized representative

SERVPRO and the Entity seek to establish a mutually beneficial business relationship and wish to formalize this relationship through an agreement that will govern their current and future dealings. This Agreement is intended to supersede any prior written or verbal agreements or understandings between the parties. Therefore, in consideration of the mutual promises and other valuable considerations acknowledged by both parties, SERVPRO and the Entity agree as follows:

- a) **Scope of Work:** Scope of SERVPRO's work shall be defined by the severity of the project. SERVPRO agrees to commence work and, or supply materials authorized by the Entity, within the time set out in the contract documents for the project. SERVPRO shall include all labor and materials or just materials necessary or incidentals to completing the work in a manner, which complies with this Agreement and the SERVPRO Documents, and in a professional and workmanlike manner, meet product and material manufacturer's requirements, and complies with applicable laws, regulations, and ordinances.
- b) **Payment:** The Entity shall pay SERVPRO upon satisfactory performance by the end of the calendar month following the invoice date submitted for payment.
- c) **Term:** This Agreement shall stay in place until thirty-days (30) written notice by either party.
- d) **Insurance:** SERVPRO shall procure and maintain in force prior to the start of any work under this contract and for the duration and completion of this contract, insurance to protect and defend the Entity against liability due to alleged or actual injury or death of persons or damages to property arising from or out of the SERVPRO's or material suppliers' operations or products in connection with the performance of this contract. Such insurance shall be written by insurers authorized to do so in the state of operations and shall maintain a minimum rating of A-: VII by A.M. Best.

Workers Compensation:

- Statutory benefits
- Employers' Liability. \$1,000,000 Each Accident, \$1,000,000 policy limit, \$1,000,000 each employee
- Federal Acts as applicable to the project (e.g. Longshoremen's and Harbor Workers Act, Jones Act, or Admiralty Act)
- All employees, partners, individuals, sole proprietors and any managers on the project site shall be included for coverage

Commercial General Liability:

- \$1,000,000 Each Occurrence and Personal Injury limits
- \$2,000,000 General Aggregate (to apply per project)
- \$2,000,000 Products Completed Operations Aggregate

Commercial Automobile Liability

- \$1,000,000 combined single limit for Bodily injury and Property damage any one accident.
- Excess Liability – Umbrella
- Providing excess coverage over General Liability, Auto Liability and Employers Liability
- \$1,000,000 each occurrence
- \$1,000,000 Aggregate

SERVPRO shall endorse General Liability, Automobile Liability, and Umbrella policies to include as an additional insured on a primary, noncontributory basis the Entity as respects to work performed or materials supplied

The limits of liability as stated may be arrived at using a Split-Limit or a Combined Single Limit basis. However, the total limit of liability shall not be less than that stated in the requirements.

The above limits are minimum acceptable insurance limits and should not be construed in any way to limit the subcontractor's liability to SERVPRO nor the indemnification provisions of the contract documents.

IN WITNESS WHEREOF, the parties have executed this Agreement effective as of the date herein first appearing above.

ENTITY: _____

By: _____

Name: _____

Title: _____

Date: _____

PROVIDER: SERVPRO

By: _____

Name: _____

Title: _____

Date: _____



COMMERCIAL EMERGENCY WORK AUTHORIZATION

The person(s) named below hereby authorize ,],
d/b/a **SERVPRO®** of

("Provider"), to provide services to the property described below ("Property"). **The attached "Terms and Conditions" are a part of this authorization and are agreed to by both parties. If the person(s) named below are not the legal owner of the Property, they represent that they are legally authorized to act on behalf of the Owner with respect to the Property.**

WORK: The parties agree that the cost of the work will be in accordance with the scope of work and priced using line-item charges or time and materials billing (as applicable), plus any change orders approved by Owner and Provider. For time and materials billing, a rate sheet will be provided as an attachment. Owner agrees that the job is limited to the work set forth in Provider's scope of work, provided that the scope of work shall also include any additional work requested by Owner and agreed to as described under "Addition/Deletion of Work" in the Terms and Conditions below.

This Work Authorization, along with all attachments, agreed estimates or scope of work, supplemental estimates, and change orders shall constitute the entire agreement between Owner and Provider.

Owner agrees that any portion of work, including without limitation deductibles, betterment, depreciation, or additional work requested by Owner, not covered by insurance (where applicable) must be paid by Owner in accordance with this agreement, including the attached Terms and Conditions. **Although Provider will assist Owner in seeking reimbursement of the costs of the work from Owner's insurer (if applicable), Owner is responsible for payment to Provider of the full costs included in the scope of work.** Owner understands and acknowledges that Provider is a separate legal entity that has no connection with Owner's insurance company or its adjuster, and that Owner alone has the authority to authorize Provider to engage services set forth in this agreement.

CAUSES BEYOND CONTROL: Provider shall not be liable for any delay due to circumstances beyond the control of Provider including, but not limited to, flood, fire, strikes or other labor difficulty, act of God, casualty, unavailability of materials, weather conditions, building department requests, intervention by governmental authority, civil disturbance, sabotage, fuel or energy shortage, transportation delay, equipment breakdown, natural catastrophes, inability to obtain necessary labor, materials or manufacturing facilities, or any other cause beyond Provider's reasonable control.

CONSENTS AND PERMITS: Federal, state, provincial, or local permits or consents required for the performance of the scope of work are the responsibility of the Owner; however, if made a part of the scope of work, Provider may obtain such permits and consents at Owner's expense. Provider and Owner will comply with all applicable governmental regulations, statutes, laws, and ordinances.

LABOR: General labor, also known as temporary labor or day labor, may be subject to prevailing wage and local labor market conditions, such as union rates or a major metropolitan multiplier. all contractors and subcontractors must be licensed to conduct business in Raymore, Cass County, Missouri.

PAYMENT: Insurance company for the property is _____ and Owner irrevocably

directs such insurer to pay all proceeds due Provider as payment under any applicable policy or policies directly to Provider. **Owner will instruct Owner's insurer to make checks payable to "[entity, if applicable], d/b/a SERVPRO® of _____"** Owner shall, upon request of Provider, promptly (within 24 hours unless another time is agreed to by the parties) forward Provider's estimate to Owner's insurer or otherwise make demand for payment of Owner's claim. Owner will provide all reasonable cooperation to Provider upon Provider's request to facilitate processing and payment of Owner's claim by the insurer. Owner agrees to promptly (within 24 hours unless another time is agreed to by the parties) endorse and provide to Provider any payment or check relating to the work hereunder if made payable to Owner or Owner and Provider jointly. **Owner will also pay Owner's insurance deductible before commencement of work unless otherwise agreed upon.** Any insurance payment may, if reasonably directed by Provider, be made to a lender or into an escrow account in a bank acceptable to Provider, for disbursement by a series of draws.

Owner agrees that [my insurance company] may pay any insurance proceeds to Company's Franchisor, Servpro Industries, Inc., for payment to Provider.

Initial of Owner _____

PERFORMANCE: In the event Provider has not received payment for work, or other reasonable assurance satisfactory to Provider that the full amounts of any invoice or supplemental invoice will be paid by Owner or Owner's insurer, Provider may suspend or cease performance of the work hereunder until such time as payment or assurances satisfactory to Provider are received by Provider. Notwithstanding any other provision of this Work Authorization, Provider shall have no responsibility or liability to Owner or any third party for any losses, damages, or claims that may arise due to suspension or cessation of work under this paragraph.

ENVIRONMENTAL CONDITIONS: Provider's scope of work hereunder shall not include the identification, detection, abatement, encapsulation, or removal of any hazardous substances. If Provider discovers any potential hazardous substances during the course of its work hereunder, it shall have the right to discontinue its work until such hazardous conditions are evaluated, removed, or otherwise remediated, and the time allotted Provider for completion of its work shall be extended for the period of time such hazardous conditions continue to exist. Provider shall have no obligation to remove or otherwise remediate such hazardous substances. Mold remediation, if any, must be set forth in the scope of work and must be directed by an Industrial Hygienist protocol and clearance testing.

JURISDICTION AND GOVERNING LAW: The parties hereby irrevocably consent to the jurisdiction of the state/providence or federal courts of the State/Providence of _____ in connection with any action or proceeding arising out of or relating to this Contract, any document or instrument delivered pursuant to, in connection with, or simultaneously with this Contract, or a breach of this Contract or any such document or instrument. This Contract shall be construed in accordance with the laws of the State/Providence of _____

Remarks:

THIS AGREEMENT is made, entered into and effective this _____ day of _____, _____,

By and Between:

Company/Business Name:

Property Street Address:

Property City:

Property State/Providence:

Zip:

Owner Representative Name:

Owner Representative Signature:

Agreement Date:

Franchise Legal Name:

d/b/a SERVPRO® of _____

Provider's Signature:

Contractor's License # (if applicable):

Agreement Date:

TERMS AND CONDITIONS

1. **Preexisting Deficiencies:** The work agreed to consist of the scope defined in this contract and does not cover preexisting deficiencies or required codes upgrades unless specifically stated.
2. **Access & Security:** The contract price is based on completion during normal working hours unless otherwise agreed, and Owner agrees to provide all necessary access to the jobsite as required until work is completed. Owner's key, telephone, electricity, water, toilet, and other necessary facilities to be made available to the Provider's personnel during the course of work, as necessary, and a lock box may be used. Provider may place a sign on the work site or Owner's property. Provider is not responsible for security of the jobsite, and therefore it is agreed that Provider shall have no responsibility for any damage, disappearance, or theft. Owner agrees to remove, store, or protect all such items that are left at the jobsite. Any valuables left on-site should be communicated to the Provider.
3. **Addition/Deletion of Work:** Any work deleted from the scope of work must be agreed to by both Owner and Provider in writing on a change order. In the event of deletion of work, upon payment to Provider, Owner will be reimbursed only for Provider's (or any subcontractor, if applicable) budgeted cost on said work. If deletion of work from the contract results in a net credit to Owner, the amount of the credit will be used to offset extra work or paid upon Provider's receipt of final payment. Any additional work will be at prices agreed to by the parties. If Owner requests additional work that is not covered by the insurance company, and Provider agrees to perform such work, a down payment of 50% of the cost of the additional work is required before starting the additional work. The balance will be due on completion of the additional work.
4. **Payments.** Payments not made in accordance with any agreed upon schedule or no later than 30 days after date of Provider's invoice (whether provided after substantial completion or otherwise), shall accrue interest thereon at the lower of (i) 1% per month (12% per annum), or (ii) the highest rate allowed by law, until paid.
5. **Termination.** In the event that a party shall fail to comply with any material term or condition of this agreement, then the other party may provide written notice of such default. Upon receipt of such notice, the party in default shall have ten (10) business days in which to cure such default. If such default is not cured within ten (10) business days after such notice, the other party may terminate this Agreement upon prompt written notice. If Provider terminates this agreement based upon Owner's default, Provider shall be paid all labor and material costs and expenses incurred as of the date of termination of the agreement, plus Provider's fee of 20 percent (20%) of the total entire scope of work price (i.e., as if the project had been completed), for overhead and profit.
6. **Dumpsters.** Owner acknowledges that damage may occur from placing a dumpster on lawns, soil, asphalt, or concrete during placement or pickup. Provider will not be responsible for any damage due to settling, rutting, staining, marring, or any other form of damage caused by the placement and pickup of the dumpster(s). Dumpster location to be agreed to by parties prior to commencement of work.
7. **No Verbal Agreements.** Any alleged or asserted verbal agreements are not binding by Provider or Owner.
8. **Insurance.** Owner shall maintain the Owner's usual liability insurance and Provider shall maintain comprehensive general liability insurance. Provider shall maintain workers' compensation insurance as required by law. Owner waives all claims, including but not limited to subrogation claims, against Provider to the extent the claims are covered by insurance. If the Owner purchases loss of use insurance, Owner waives all claims for loss of use against Provider.
9. **No Waiver.** Any waiver of a breach or default under this agreement shall not constitute a waiver for any subsequent breach or default. No single or partial exercise of any right, power, or privilege under this agreement shall preclude further exercise of the right, power, or privilege.
10. **Force Majeure.** Neither party shall be responsible for any delay in or failure of performance under this agreement due to any occurrence beyond its reasonable control, including without limitation work stoppages, natural disasters, fires, civil disobedience, riots, rebellions, acts of God, failure of a supplier or third party, or any other similar occurrences.
11. **Dispute Resolution.** All claims, disputes, and other matters in question arising out of, or relating to this agreement or the breach thereof, shall be decided by arbitration in accordance except for legal actions by Provider to collect amount due from Owner, with the Restoration Industry Arbitration Rules of the American Arbitration Association then in force. All legal fees and expenses shall be awarded to the prevailing party in any arbitration proceeding; any arbitration will be conducted by a single arbitrator selected in accordance with applicable rules then in force.
12. **Roles and Responsibilities.** As a professional restorer, it is our job is to help determine the proper methods and materials to return your property to its pre-loss condition, to prepare an estimated cost to perform that work, and to properly manage the restoration process. As the Owner, it is your responsibility to understand and agree to the proposed scope of work and the terms of our agreement. If there is required work that you believe we have overlooked in our scope, it is your responsibility to bring that to our attention.
13. **Insurance (if applicable).** Your insurance adjuster is responsible to determine what is covered and what isn't covered under the policy, to make you an offer of settlement according to the terms of your insurance policy, and to promptly reimburse you for your loss according to the policy terms. Your insurance contract is between you and your insurer, and their duties and responsibilities under that contract (your policy), and under state law, are due to you. Our contract is with you and is based on a scope of work and estimate prepared for you and your insurance company and further described in our agreement. We will submit our invoice to your insurer as a courtesy; however, as our client, you are the responsible party.
14. Please note additional sign requirements currently enforced in Raymore. Any placed sign must conform to the new sign code.

Initial of Owner _____



Time and Materials Commercial Pricing

1-800-SERVPRO (1-800-737-8776)

Schedule A: Labor

Restoration Services. See Page 9 for Prime Area Labor Conditions.

Category:	Rate:	Prime Area Labor Rate:	Unit:
Project Coordinator	\$145.00	\$165.00	Per Hour
Sr. Project Manager	\$135.00	\$154.00	Per Hour
Project Manager	\$115.00	\$138.00	Per Hour
Health & Safety Officer	\$93.00	\$107.00	Per Hour
Remediation Supervisor	\$87.00	\$105.00	Per Hour
Desiccant & Technical Specialist	\$95.00	\$118.00	Per Hour
Assistant Project Manager	\$85.00	\$105.00	Per Hour
Restoration Supervisor	\$77.00	\$93.00	Per Hour
Content Inventory Supervisor	\$70.00	\$79.50	Per Hour
Remediation Technician	\$69.00	\$82.00	Per Hour
CDL Driver	\$68.00	\$85.00	Per Hour
Restoration Technician	\$66.00	\$75.00	Per Hour
Resource Coordinator/Supply Supervisor	\$65.00	\$72.00	Per Hour
Skilled Labor	\$63.00	\$71.00	Per Hour
Project Clerical Administrator	\$57.00	\$60.00	Per Hour
General Labor	\$44.00	\$54.00	Per Hour
Management Fee * (See Page 11)	\$4.00	\$4.00	Per Hour
Consultant/Estimator ** (See Page 11)	\$105.00	\$120.00	Per Hour
Emergency Service Fee (see Page 9)	\$200.00	\$350.00	One Time Fee

Reconstruction Services. See Page 9 for Prime Area Labor Conditions.

Category:	Rate:	Prime Area Labor Rate:	Unit:
Reconstruction Sr. Project Manager	\$135.00	\$154.00	Per Hour
Reconstruction Foreman /Supervisor	\$105.00	\$115.00	Per Hour
Electrician	\$125.00	\$139.75	Per Hour
Roofer	\$110.00	\$130.00	Per Hour
HVAC Mechanical	\$120.00	\$144.25	Per Hour
Plumber	\$115.00	\$140.00	Per Hour
Finish/ Trim Carpenter	\$95.00	\$110.00	Per Hour
Carpenter/Framer	\$90.00	\$105.00	Per Hour
Drywaller/Finisher	\$88.00	\$102.00	Per Hour
Tile/Flooring Installer	\$78.00	\$87.50	Per Hour
Painter	\$75.00	\$85.00	Per Hour
Equipment Operator	\$79.00	\$94.00	Per Hour
Insulator	\$60.00	\$67.00	Per Hour

Schedule B: Consumables

Consumables Description:	Rate:	Unit:
Cleaning/Disinfectant		
Benefect Decon 30	\$85.41	Gallon
Benefect Disinfectant	\$89.89	Gallon
Benefect Disinfectant Wipes	\$78.49	250 ct
BioBlast	\$13.91	Gallon
BotaniPRO Floor Cleaner	\$35.40	Gallon
BotaniPRO Hard Surface Cleaner	\$41.50	Gallon
Bright-N-Neutral Cleaner	\$2.18	Gallon
CitraSolvent	\$115.40	Gallon
Citrus Deodorizer, Water-Based	\$7.97	Gallon
Coil Cleaner	\$22.75	Aerosol/Can
Concrobium® Disinfectant	\$73.18	Gallon
Defoamer	\$66.89	Gallon
Duct Sealer	\$95.20	Gallon
EASYDECON DF200	\$208.05	Kit
EnviroShield™ Odor and Stain Blocker	\$381.02	5 Gallon Pail
Extreme Laundry Detergent	\$60.48	9 lb. pail
Extreme Laundry Detergent	\$198.47	35lb pail
Fire Star	\$10.04	Gallon
Flame Stop	\$99.55	Gallon
Furniture Polish	\$18.26	Aerosol/Can
Glass Cleaner, Multi-Purpose	\$9.95	Aerosol/Can
Glass Cleaner, Ready-To-Use	\$24.25	Gallon
Heavy Duty Degreaser	\$4.25	Gallon
Industrial Cleaner	\$5.99	Gallon
Lemon Fresh Deodorizer	\$3.65	Gallon
Lemon Oil Polish	\$70.64	Gallon
Liquid Emulsifier	\$53.34	Gallon
Powdered Emulsifier	\$82.49	Gallon
Pre-Spray & Traffic Lane Cleaner	\$5.34	Gallon
Rusticide	\$35.56	Quart
SERVPRO Green	\$2.85	Gallon
SERVPRO Orange	\$4.25	Gallon
SERVPRO Orange Plus	\$5.30	Gallon
ServprOXIDE	\$68.89	Gallon
Shampoo Super Concentrate	\$3.21	Gallon
Smoke Deodorizer	\$4.84	Gallon
Solvent Additive	\$6.89	Gallon
Stainless Steel Cleaner	\$18.25	Aerosol/Can
Stone and Porcelain Cleaner	\$2.90	Gallon
Tile & Grout Cleaner	\$2.52	Gallon
Ultra Content CleanER	\$4.23	Gallon
Ultrasonic Cleaning Agent	\$3.63	Gallon

Schedule B: Consumables

Consumables Description:	Rate:	Unit:
<u>Cleaning/Disinfectant (continued)</u>		
Upholstery/Drapery Solvent, Heatable	\$74.15	Gallon
Vanquish (Cannot be used in California)	\$1.89	Gallon
Wall and All Plus	\$4.25	Gallon
Window Green Clean	\$25.16	Gallon
Wintergreen Deodorizer	\$4.54	Gallon
<u>Containment</u>		
RAM Board Floor Protection 38" x 100'	\$175.00	Each
Red Rosin Paper - 166' Roll	\$36.00	Each
Plastic Sheeting .31 mil - 9" x 400' - Roll	\$62.00	Each
Plastic Sheeting 4 mil - 20' x 100' - Roll	\$169.00	Each
Clear Poly Sheeting 6 mil 20 x 100' - Anit Static Roll	\$319.21	Each
6 mil Clear White - Fire Retardant 20' x 100' - Roll	\$390.50	Each
Plastic Sheeting Hangers - Blue	\$611.39	Case
<u>Contents</u>		
Box - Large	\$6.91	Each
Box - Medium	\$6.16	Each
Box - Small	\$5.49	Each
Foam / Wood Blocks	\$87.00	Box
Moving Blankets - One time use only	\$5.40	Each
Packing Paper (26" x 24" - 140 ct - recycled)	\$47.93	Box/50lb
Tacky Mats 37" x 26" PAD/30	\$153.45	Each
Tarp (per square ft)	\$0.69	Each
Wrap - Bubble /Anti Static	\$98.75	Roll
Wrap - Stretch	\$68.95	Roll
Filter - Activated Carbon 500 / 700 cfm	\$88.75	Each
Filter - Air Scrubber 500 /700 cfm - HEPA	\$287.25	Each
Filter - Air Scrubber 500/700 cfm - Secondary	\$27.50	Each
Filter - Air Scrubber 500 /700 cfm - Prefilter	\$18.75	Each
Filter - Air Scrubber 1000 cfm - HEPA	\$308.69	Each
Filter - Air Scrubber 1000 cfm - Prefilter	\$19.95	Each
Filter - Air Scrubber 1000 cfm - Secondary	\$29.95	Each
Filter - Air Scrubber 2000 cfm - HEPA	\$398.90	Each
Filter - Air Scrubber 2000 cfm - Prefilter	\$11.45	Each
Filter - Air Scrubber 2000 cfm - Secondary per 12 pack	\$176.49	Each
Filter - Activated Carbon 2000 cfm	\$213.09	Each
Filter - Back Pak Vacuum Kit	\$44.53	Each
Filter - Desiccant Dehumidifier - 5000 cfm	\$18.16	Each
Filter - Refrigerant Dehumidifier - 754	\$39.25	Each
Filter - Upright Vacuum	\$5.25	Each
Filter - Wet/Dry Vacuum, non-HEPA	\$30.00	Each
Filter Material, Poly Rolled Medium	\$48.87	Box
Vacuum Cleaner Bags	\$21.71	Pak/10
Vacuum Cleaner Bags - Back Pack HEPA	\$44.07	Pak/10
Vacuum Cleaner Bags - Canister HEPA	\$32.64	Pak/6

Schedule B: Consumables

Consumables Description:	Rate:	Unit:
Contents		
Box - Large	\$6.91	Each
Box - Medium	\$6.16	Each
Box - Small	\$5.49	Each
Foam / Wood Blocks	\$87.00	Box
Moving Blankets - One time use only	\$5.40	Each
Packing Paper (26" x 24" - 140 ct - recycled)	\$47.93	Box/50lb
Tacky Mats 37" x 26" PAD/30	\$153.45	Each
Tarp (per square ft)	\$0.69	Each
Wrap - Bubble /Anti Static	\$98.75	Roll
Wrap - Stretch	\$68.95	Roll
Filters		
Filter - Activated Carbon 500 / 700 cfm	\$88.75	Each
Filter - Air Scrubber 500 /700 cfm - HEPA	\$287.25	Each
Filter - Air Scrubber 500/700 cfm - Secondary	\$27.50	Each
Filter - Air Scrubber 500 /700 cfm - Prefilter	\$18.75	Each
Filter - Air Scrubber 1000 cfm - HEPA	\$308.69	Each
Filter - Air Scrubber 1000 cfm - Prefilter	\$19.95	Each
Filter - Air Scrubber 1000 cfm - Secondary	\$29.95	Each
Filter - Air Scrubber 2000 cfm - HEPA	\$398.90	Each
Filter - Air Scrubber 2000 cfm - Prefilter	\$11.45	Each
Filter - Air Scrubber 2000 cfm - Secondary per 12 pack	\$176.49	Each
Filter - Activated Carbon 2000 cfm	\$213.09	Each
Filter - Back Pak Vacuum Kit	\$44.53	Each
Filter - Desiccant Dehumidifier - 5000 cfm	\$18.16	Each
Filter - Refrigerant Dehumidifier - 754	\$39.25	Each
Filter - Upright Vacuum	\$5.25	Each
Filter - Wet/Dry Vacuum, non-HEPA	\$30.00	Each
Filter Material, Poly Rolled Medium	\$48.87	Box
Vacuum Cleaner Bags	\$21.71	Pak/10
Vacuum Cleaner Bags - Back Pack HEPA	\$44.07	Pak/10
Vacuum Cleaner Bags - Canister HEPA	\$32.64	Pak/6

Schedule B: Consumables

Consumables Description:	Rate:	Unit:
Miscellaneous/General		
Carpet Protection Film 2' x 200'	\$105.00	Each
Cleaning Rags	\$9.47	Per 25 lb.
Cleaning Towel	\$13.25	Dozen
Cleaning Towel (Microfiber)	\$53.95	Dozen
Cotton Mop Head	\$14.79	Each
Dusting Cloth - Masslin treated	\$63.90	50/Bag
Insulation Disposal Collection Bag	\$25.00	Each
Lay Flat (Roll - 250' x 14")	\$159.00	Each
Lay Flat (Roll - 500' x 18")	\$457.50	Each
Lay Flat (Roll - 500' x 33")	\$795.00	Each
Rayon Mop Head	\$24.77	Each
Sponge Dry Clean	\$276.25	48/Case
44 gal Trash Bags - Contractor 3 mil	\$61.75	Box 50
33 gal Trash Bags -Contractor 6 mil (Clear)	\$156.49	Box 100
Wall Zippers	\$28.00	Pak/2
Zip Ties 14" - Industrial	\$25.83	Pak/20
Zip Ties 36" - Industrial	\$41.24	Pak/10
Zip Ties 48" - Industrial	\$55.44	Pak/10
Safety		
Gloves - Cotton	\$6.75	Each
Gloves - Leather Safety/Work	\$12.50	Each
Gloves - Nitrile/Latex	\$46.95	Box/100
Hearing Protection	\$50.85	100/box
Muck Boots	\$59.50	Pair/Per Project
Respirator - Full or Half Mask	\$43.00	Each
Respirator - N 95	\$6.25	Each
Respirator Cartridges - Ammonia	\$29.50	Each
Respirator Cartridges - Organic	\$27.50	Each
Safety Goggles (Chemical Splash)	\$24.20	Each
Safety Glasses	\$6.00	Each
Safety Vest/Hard Hat Combo	\$15.00	Ea. Per Project
Tyvek (Bio-Shield Coveralls)	\$29.40	Per Suit/Exchange
Tapes/Adhesives		
Spray Adhesives	\$18.25	Aerosol/Can
Tape - Caution 3" x 1000' HDX	\$29.70	Roll
Tape - Duct - 2" x 60 yrds.	\$13.19	Roll
Tape - HVAC 2" x 50 yrds.	\$25.17	Roll
Tape - Painter (Blue) 2" x 60yrds.	\$15.78	Roll
Tape - Poly/Box - 2" x 109 yrds.	\$9.75	Roll

Schedule C: Equipment

Equipment Description:	Rate:	Unit:
<u>Air Mover/ Scrubbers</u>		
Air Mover - Axial	\$44.00	Each/Day
Air Mover - Carpet	\$30.00	Each/Day
Air Scrubber - 2000 cfm	\$175.00	Each/Day
Air Scrubber - 1000 cfm	\$140.00	Each/Day
Air Scrubber - 700 cfm	\$120.00	Each/Day
Air Scrubber - 500 cfm	\$95.00	Each/Day
<u>Blast/Power Wash Units</u>		
Electrostatic Sprayer	\$125.00	Each/Day
Fogger/ULV Sprayer	\$60.00	Each/Day
Fogger/Thermal	\$140.00	Each/Day
Media Blasting Machine	\$475.00	Each/Day
Pressure Washer - Hot	\$180.00	Each/Day
<u>Cleaning/Vacuum Extraction</u>		
Insulation Removal Vacuum	\$357.50	Each/Day
Orbital Floor Machine	\$48.75	Each/Day
Portable Carpet Machine	\$357.50	Each/Day
Portable Extractor	\$235.00	Each/Day
Portable Fuel Cells	\$65.00	Each/Day
Pump - Sump (Gas)	\$175.00	Each/Day
Pump - Trash (2" to 4")	\$150.00	Each/Day
Truck Mount Carpet/Extraction Machine	\$522.50	Each/Day
Rover Extraction Unit	\$220.00	Each/Day
Ultrasonic Cleaning Machine	\$412.50	Each/Day
Vacuum - Upright Vacuum Cleaner	\$29.00	Each/Day
Vacuum - Back Pack, or Canister HEPA	\$115.00	Each/Day
Vacuum - Wet/Dry	\$55.00	Each/Day
<u>Drying Equipment</u>		
LGR Dehumidifier - Commercial (100 and over PPD)	\$150.00	Each/Day
LGR Dehumidifier - Commercial (under 100 PPD)	\$125.00	Each/Day
Desiccant -to 1000 cfm	\$525.00	Each/Day
Desiccant - 2,000/2250 cfm	750.00	Each/Day
Desiccant - 3,500 cfm	\$1,225.00	Each/Day
Desiccant - 5,000 - 6,000 cfm	\$1,625.00	Each/Day
Desiccant - 10,000 / 12,000cfm	\$2,775.00	Each/Day
Desiccant - 15,000 cfm	\$4,450.00	Each/Day
5000 cfm Desiccant Package Unit (**)	\$2,860.00	Each/Day
Desiccant Door Kit - Total/one time charge	\$325.00	Per Opening
Dry Force Injectidry (Wall Cavity)	\$150.00	Each/Day
DX Unit - 5 Ton	\$675.00	Each/Day
DX Unit - 20/30 Ton	\$1,495.00	Each/Day
DX Unit - 60 / 70 Ton	\$2,450.00	Each/Day
Flex Duct	\$47.00	Each/Day
Indirect Fire Temporary Heat: 150k-300k BTU	\$950.00	Each/Day
Indirect Fire Temporary Heat: 300k-450k BTU	\$1,375.00	Each/Day
Indirect Fire 51k – 150k BTU	\$525.00	Each/Day
Under 50k BTU (Electric)	\$225.00	Each/Day

Schedule C: Equipment

Equipment Description:	Rate:	Unit:
<u>HVAC</u>		
HVAC Cleaning Package (**)	\$616.00	Each/Day
Video Inspection	\$300.00	Each/Day
<u>Odor Control</u>		
Airless Sprayer	\$125.00	Each/Day
Hydroxyl	\$235.00	Each/Day
Ozone Generator - Activated Oxygen	\$142.00	Each/Day
Steam Hero Vapor Shark	\$95.00	Each/Day
<u>Power</u>		
Cable - 50- 100 ft.	\$38.50	Each/Day
Cable Ramps	\$17.55	Each/Day
Air Compressor	\$45.00	Each/Day
Generator Portable	\$175.00	Each/Day
Generator Cable - 5 Band	\$84.50	Each/Day
Generator -20kW	\$565.00	Each/Day
Generator - 50kW	\$797.50	Each/Day
Generator - 150kW	\$1,100.00	Each/Day
Generator - 200kW	\$1,300.00	Each/Day
Generator - 300kW	\$1,750.00	Each/Day
Generator - 500kW	\$2,700.00	Each/Day
Generator - 1,000kW	\$5,670.00	Each/Day
Splitter Panel -400 Amp	\$275.00	Each/Day
Power Distribution, 100-200 Amp	\$150.00	Each/Day
800 Amp I- Line Panel	\$390.00	Each/Day
Spider Box	\$90.00	Each/Day
<u>Safety and Site Services</u>		
DocuSketch™ or Matterport™ Imaging Cameras	\$300.00	Per Project
Demo Carts	\$25.00	Each/Day
Floor Scraper - Electric	\$125.00	Each/Day
Lighting - 100' String Lights	\$30.00	Each/Day
Lighting - Demo Lights	\$25.00	Each/Day
Lighting - Tower Mobile	\$189.00	Each/Day
Lighting - Wobbles	\$57.00	Each/Day
Lock-Out/Tag-Out Kit	\$25.00	Each/Day
Personal Fall Protection (With Lanyard)	\$12.00	Each/Day
Scaffolding, Bakers (Per Section)	\$45.00	Each/Day
<u>Trailers/Vehicles</u>		
Golf Cart/Gator	\$75.00	Each/Day
Vehicle - Auto/Pick-up	\$120.00	Each/Day
Vehicle - Box Truck	\$195.00	Each/Day
Vehicle - Cargo/Passenger Van	\$145.00	Each/Day
Vehicle - Mobile Command Center	\$550.00	Each/Day
Vehicle - Onsite Recovery Trailer (53')	\$300.00	Each/Day
Vehicle - Semi-Tractor	\$375.00	Each/Day
Vehicle - Trailer/ Flatbed	\$140.00	Each/Day

Schedule C: Equipment

Small Tools (See page 9)

Adjustable Wrenches/Pliers	Extension Cords	Mobile Office Equipment (Laptops, Monitors, Printers, Scanners, Tablets, etc.)	Smocks, Vests and T-Shirts
Bar - Flat Pry	Fire Extinguishers		Spray Bottles/Triggers
Barrel Pumps	First Aid Kits		Squeegees
Blades (Replacements)	Flash Lights	Moisture Meters	Staple Guns
Bolt Cutters	Fuel Cans	Mop Buckets, Handles and Wringers	Tables
Brooms	Funnels	O2 Meters	Tape Gun
Brushes (All types)	Gang Boxes	Pallet Jacks (All types)	Thermo Imaging /Hygrometer
Buckets (All types)	Generator Aux. Adapter	Power Hand Tools	Tool Box
Bulbs (Replacements)	GFI Scraper	Pump Sprayers (All types)	Tool Kit (Mechanical)
Cell Phones	Hammers	Putty Knife	Trash Barrel
Chains/Locks	Hand Sanitizer	Repair Kit - Hose, Airless, Electric	Two Way or Portable Radios, Communication Devices
Chain Saws	Hog Rings	Rope 50" (Nylon, Hemp)	
Chairs	Ice Chests	Roto Zips	Unger Poles
Chalk/Chalk Line	Inventory Tags	Sanders	Utility Knives
Demo Tools	Step Ladders (All sizes)	Saws (All types)	Wheelbarrows
Dolly/Hand Truck	Laundry cost for reuse of rags will be paid at cost plus 10%.	Screw Drivers	
Drills/Drill Bit Set		Scrapers -Shovels	
Electric Heaters < 15kw		Shoe Covers	

Labor Conditions:

Labor Classifications and Rates – listed on Page 1 apply to personnel engaged to provide services. Whether regular full-time employees of SERVPRO franchisees, temporary labor engaged directly by SERVPRO franchises or personnel secured through a labor service or vendor source. We reserve the right to revise any of the rates herein upon written notice when the project is affected by market conditions beyond our control and/or availability, during large national and region-wide extraordinary events, as declared by Servpro Industries. These include, but are not limited to: epidemics, pandemics, storms, catastrophes, hurricanes, floods, earthquakes, wildfires and tornadoes.

Standard Rates – the rates on Page 1 are “standard rates” and apply during first eight (8) hours worked. All jobs performed during normal business hours may not charge an Emergency Service Fee; however, a one-time Emergency Service Fee will be charged for any initial emergency services started outside of normal business hours. Normal business hours are defined as Monday through Friday 8:00 AM to 5:00 PM. Donning and doffing PPE and any necessary personnel decontamination will be charged at the actual time.

Overtime Rates – will be billed for all labor classifications at the rate of 1.5 times the standard rate per hour after eight (8) hours per day or forty (40) hours per week, worked on the same project in accordance with all state labor laws in the state where the work is being performed. Hours worked by personnel on the following holidays will be charged at 2 times the standard rate: New Year’s Day, Easter, Memorial Day, Independence Day, Labor Day, Thanksgiving Day, the day after Thanksgiving, Christmas Eve and Christmas Day. If a state or local authority imposes more stringent overtime requirements, including holidays, those will apply. Other than performing Emergency Services, overtime must have client approval.

Mobilization/Travel – time for all personnel including, without limitation, managers, crew, labor subcontractors and other subcontractors will be billed portal to portal (office/warehouse to job site and return) at the rates set forth above. With a strong nationwide network, we will attempt to mobilize qualified personnel and equipment as near to the loss site as we can. Client is also responsible for the mobilization and return costs of vehicles, equipment and trailers over 75 miles one way.

Stand-by – When circumstances beyond our control require personnel and/or equipment to be delayed from beginning or continuing work, the rates herein per hour will be charged for personnel and equipment, with a minimum of 6 hours for personnel, and all labor associated fees will apply.

Prime Area Labor Rates – will be applied to projects within 25 miles from the center of the following areas: Boston, Chicago, Denver, Minneapolis, New York City, Washington, D.C. and within the entire states of Alaska, California, Hawaii, Oregon, Washington and all U.S. Territories. Prime Area Labor Rates may also apply when the governor of any of the 50 states has declared a state of emergency. These include, but are not limited to: epidemics, pandemics, storms, catastrophes, hurricanes, floods, earthquakes, wildfires and tornadoes, where labor availability is compromised and/or due to market conditions beyond our control. In the event where the above Prime Area Labor Rates are applied outside of the areas listed above the client must approve prior to. The above Prime Area Labor Rates will apply outside of the areas listed above only upon the client’s prior approval.

Prevailing, Union, State and Government Wages – Labor which is subject to prevailing wage, unionized labor, state and government or any other extraordinary local labor conditions. In such events, Labor will be charged at presented certified payroll invoice plus 30%.

Small Tools Charge – of 3% applies to all labor of Restoration Tech and below that are assigned to the project full time and includes all listed items under Small Tools above.

Subcontracted General Labor – includes outside labor services provided as needed for the scope of the project: will be charged at the current rates on Schedule A of this T&M Pricing; plus all other applicable labor billable items including, but not limited to, per diem, small tools, vehicles, mileage, lodging, as set forth herein and as applicable to the project.

Specialty and Licensed Trades – include but are not limited to electrical, plumbing, mechanical, roofers, engineers, architects, and other specialty trades, and will be charged at presented invoice plus 10% overhead and 10% profit.

Restoration Services Labor Descriptions:

Project Coordinator – coordinates activities and assignments of designated projects to ensure that goals and objectives specified for the projects are accomplished. **Job Responsibility Examples:** Ensure proper reporting (CLLD); Review Project Burn Reports; Review status of jobs in progress; inspect all projects in progress; assist with project scope and estimate as necessary; meet with Adjuster/Consultant/Insured to review progress and provide dispute resolution and job site inspections and all appropriate permits are in place, if applicable.

Sr. Project Manager – for extremely large projects requiring multiple Project Managers, a Senior Project Manager draws communication responsibilities with the materially interested parties away from the PMs, so they can better focus on task completion and documentation of their assigned project. **Job Responsibility Examples:** Job site inspection; prepare daily work orders; morning meeting with PM's; oversee morning line-up; meeting with Project Clerical Administrator to review previous days paperwork and ensure insurance company receives proper documentation; meeting with Insured/Adjuster/Consultant to review progress; troubleshoot issues as necessary; complete daily checklist and job diary; review end of shift paperwork with APM for accuracy; daily meeting with PC; and ensures daily reporting to all stakeholders.

Project Manager – directs all operations of a designated project and provides the primary single point of contact for all materially interested parties. The PM is accountable for the project's execution and completion. **Job Responsibility Examples:** Jobsite inspection; prepare Daily Work Orders; morning meeting with APM, HSO & RC; oversee morning line-up; meet with Project Clerical Administrator to review previous day's paperwork and ensure insurance company receives proper documentation; meet with Insured/Adjuster/Consultant to review progress; troubleshoot issues as necessary; complete Daily Checklist and Job Diary; review end-of-shift paperwork with APM for accuracy; daily meeting with PC and ensures daily reporting to all stakeholders.

Health & Safety Officer – identifies, evaluates, and implements policy and procedures that affect health and safety aspects for all personnel on the jobsite. **Job Responsibility Examples:** Morning meeting with PM; morning Safety Meeting at line-up; continuous site inspections for safety infractions; ensure all safety boards are in place and satisfy all SERVPRO standards; incident reports as necessary; OSHA inspections as necessary; job site safety training, as necessary.

Remediation Supervisor – Has developed expertise through project experience and supervises the General Laborers (GL) to maintain quality production but does not participate in the physical completion of tasks, other than training and coaching the General Laborers performing the work.

Desiccant & Technical Specialist – handles specific specialty restoration services or tasks, such as, but not limited to: thermal imaging, 3D geospatial scans of a structure, ensures proper setup of all large and small format equipment, maintains drying zones and/or chambers, and is a technical advisor in specialty restoration services.

Assistant Project Manager – executes the production plan (based on work orders and the direction of the Project Manager) by coordinating Restoration Supervisors (RS) and labor while assuring safety compliance and quality of production. **Job Responsibility Examples:** Job site inspection with PM; morning meeting with Restoration Supervisors; issue Daily Work Orders; morning line-up; on-going quality inspections; end-of-shift meeting with Restoration Supervisors; collect daily paperwork and review for accuracy; review end-of-shift paperwork with PM.

Restoration Services Labor Descriptions:

Restoration Supervisor – Has developed expertise through project experience and supervises all labor classifications to ensure quality production but does not participate in the physical completion of tasks, other than training and coaching the those performing the work.

Content Inventory Supervisor – is responsible for tracking and documenting all aspects of the contents handling and processing on a project. This supervisor will manage teams within the structure/project and audit documentation and reports and provide them on a daily basis for the project file.

Remediation Technician – performs skilled production tasks and has training to work in specialized environments which may require additional PPE, safety gear. and communication techniques.

CDL Driver – is responsible for transportation involving vehicles that require CDL license.

Restoration Technician – performs skilled restoration tasks.

Resource Coordinator/Supply Supervisor – identifies, negotiates and secures needed resources including labor, equipment, and subcontractors. **Job Responsibility Examples:** Morning meeting with PM; purchase subcontractor services as requested by PM; issue purchase orders as requested by PM; oversee subcontractor services; general site services oversight; evening meeting to review daily paperwork with PM.

Skilled Labor – has developed expertise through project experience such as boarding up structures, the building temporary walls, erecting containment, and making precision cuts to building materials. This may also include the operation of specialty equipment (i.e. power tools, forklifts, and specialty restoration equipment) and work performed at high risk or height and providing specialized content packing and handling.

Project Clerical Administrator – collects, compiles and validates all documentation and financial information for the project. **Job Responsibility Examples:** attending the morning meeting with PM to review previous day's paperwork; data entry for all paperwork into Time and Materials Management (T&M) Software; reconcile invoices to tickets.

General Labor – perform labor tasks and are capable of using basic hand tools.

Management Fee – In the event that the City of Raymore elects to assign out-of-work employees to participate in services performed by SERVPRO, the parties agree to engage in good faith discussions at that time regarding the application of a 10% overhead and 10% profit structure.

Project Consultant/Estimator – may be billed at the request or the invitation of a customer/client to provide consulting services, including detailed estimates on third party projects.

Consumables Conditions:

Client will be notified of non-scheduled consumables needed for the project, which will be charged at presented invoice plus 10% overhead and 10% profit.

We may add additional consumables, materials and corresponding rates to this schedule as needed for individual projects upon written notice which will be charged at presented Invoice plus 10% overhead and 10 % profit.

Equipment Conditions:

Daily Rate – is charged for each calendar day equipment is utilized on a project, whether partial or full day.

Quick Pay Discount – full payment made within 45 days of invoice applies as follows to Schedule C.

- Weekly rate of the first 5 consecutive days of the same week (no charge for last 2 days), and
- Monthly rate of 3 consecutive weeks (21 Days) of a monthly period (no charge for the fourth/last week).

Vendors – for on-site services, such as fencing, porta johns, dumpsters and office trailers will be charged at presented invoice plus 10% overhead and 10% profit.

Generators – will have a minimum charge of 1 daily rate plus all costs incurred if power is restored upon or prior to arrival, or client cancels generator order. Servpro franchisee makes no guarantee on timelines for generator availability during a catastrophic event or other circumstances beyond our control.

Fuel – scheduled prices do not include fuel or fuel delivery, which will be charged at presented invoice plus 10% overhead and 10% profit.

Ordered, Purchased and Unscheduled (additional) Equipment – Client will be notified of any additional unscheduled equipment needed for the project and rented from third parties or purchased, which will be charged at presented invoice plus 10% overhead and 10% profit, with minimum of 1 day rental, plus any related charges including, without limitation, transportation and fuel as set forth herein.

Equipment Transportation – will be billed for delivery to project site and return by 3rd party vendors at presented invoice plus 10% overhead and 10% profit. Transportation provided by Servpro franchisee staff will be invoiced at scheduled rates herein.

****Desiccant Package Unit** – 5k Desiccant, 150kW Generator, Fuel Cell, Trailer, Distro Panel, Flex Duct/1 set, Power Cables/1 set.

****HVAC Cleaning Package** – Negative Air Machine, Compressor, Portable Cleaner, and WIP Kit.

CAT - 3% Off-Site Logistical/Mobilization Support – services include, without limitation, off-site management, mobilization of project office, communication support, specialty office equipment/supplies, technicians, administrative support staff, other costs of project support and administrative allowances that support field operations before and after the project start/completion date, which will be billed at 3% of the total charges incurred on the first seven (7) days of the project, excluding reimbursables expenses, subcontractor invoices and third party vendor invoices. To be charged during emergencies declared by national, state, local, or other authorities. These include, but are not limited to: epidemics, pandemics, storms, catastrophes, hurricanes, floods, earthquakes, wildfires and tornadoes. Written approval from the client and Servpro Industries Commercial Large Loss Division is required.

General Conditions:

Mobilization/Travel – for projects located over 100 miles one way will be charged to project as follows: Hotel at presented invoice; per diem at \$60 per person per day; rented vehicles at presented invoice; SERVPRO charges this daily rate whether the per diem is paid directly to the person. Airfare at presented invoice; Transportation for equipment and materials utilized for the benefit of the project at presented invoice; Meals for general labor at actual cost. 10% overhead and 10% profit will be added to the previously listed expenses.

Taxes – the rates herein are exclusive of federal, state and local sales, use or similar taxes, which will be separately itemized in the invoice and paid by Client.

Permits – the rates herein do not include permit costs and fees, which will be billed with 10% overhead and 10% profit added.

Bonding – may be applicable upon mutual agreement and will be invoiced at 5% of project.

Scope – Upon arrival on site, SERVPRO franchisee will assess the loss and begin Emergency Services, which are those needed, recommended, and approved to stabilize the environment/property, remove materials that are deemed to pose a safety hazard, and/or help prevent secondary damages. As soon as practicable after the property is stabilized, usually within 72 hours, Service Provider shall provide for Client approval a written scope of needed work and preliminary estimate, also known as a rough order of magnitude (ROM). This preliminary estimate and scope will list work needed, areas to mitigate and restore, workers, equipment, timeline, and preliminary price. The scope and price are subject to revision upon Client approval due to circumstances unforeseen at the time of the preliminary estimate, such as hidden damage that is discovered during demolition and removal of damaged building components. After the initial estimate/rough order of magnitude (ROM), Service Providers will provide daily field reports containing current status, action required, photos, estimates, Time and Materials summary of charges, change orders, moisture maps, drying reports and other applicable job updates.

Payment: Invoices are due and payable upon receipt and will be deemed late 30 days after receipt. Servpro franchisees reserve the right to require progress payments for large losses, and construction services. If there are any disputed charges on any invoices, these must be clearly identified in writing within 30 days of receipt of invoice; provided, however, that any amounts not disputed in good faith must be paid within 30 days of receipt of invoice. Both parties shall use best efforts to resolve any such disputed amounts within 30 days after written notice. Interest charges will begin to accrue after 30 days of receipt of invoice for undisputed amounts and 90 days for such disputed amounts at the rate of 1% per month or the maximum amount allowed by law, whichever is lower.

Date:

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Client's Signature:

Provider's Signature:

--	--

Client Printed Name:

Franchise Legal Name:

--	--

Project Address:

d/b/a SERVPRO® of:

--	--

City, State and Zip:

Provider is an independently owned and operated SERVPRO franchise.



NOTICE OF PARTICIPATION – COOPERATIVE CONTRACT

SERVPRO of Lee’s Summit
SERVPRO of Raytown/East Kansas City
SERVPRO of Leawood / Overland Park
SERVPRO of Harrisonville / Belton / Raymore

1001 Hunters Ridge
Lee’s Summit, MO 64086

RE: _____ participation in Cooperative/Contract for Disaster Recovery
Services Originating Entity: Metropolitan Community College Originating RFP #24-7620

This notice recognizes that _____ will be a participant in the above referenced Contract/Agreement as directed by the Mid-America Council of Public Purchasing (MACPP), or Mid-America Regional Council (MARC), Greater Kansas City Joint Purchasing Cooperative and/or located in the greater Kansas City metropolitan trade area. All terms, conditions and pricing of the originating MCC RFP #24-7620 will apply to purchases and/or utilization of said RFP.

Entity:

Servpro

Type or Print Name Legibly

Type or Print Name Legibly

Authorized Signature

Authorized Signature

Title

Title

Date

Date

RESOLUTION

WHEREAS, the Board of Trustees has heretofore approved that the administration enter into agreements with businesses under which The Junior College District of Metropolitan Kansas City, Missouri will receive certain goods and/or services;

NOW, THEREFORE, BE IT RESOLVED, by the Board of Trustees that the agreement listed below is hereby approved:

Amount	Description	Vendor(s)	Location	Fund Source
\$300,000.00	Commercial Property Damage, Cleanup, Repair and Restoration Services	Belfor USA Group, Inc. SERVPRO of Lee's Summit / Raytown/ East Kansas City	District	General

BE IT FINALLY RESOLVED, that the proper officials of the Board and District be and are hereby authorized to execute said agreement for and on behalf of The Junior College District of Metropolitan Kansas City, Missouri, and that such agreement shall be incorporated by reference to this resolution and made a part of the file of the District.



RAYMORE

come home to more

CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: 5/11/2026
 SUBMITTED BY: Nathan Musteen DEPARTMENT: Parks and Recreation
 ITEM CATEGORY: Ordinance

TITLE / ISSUE / REQUEST
Award of Contract - Outdoor Video Display Signs (pg 45)

STRATEGIC PLAN GOAL / STRATEGY
Goal 2.1 Communicate with residents in a way that is intentional and purposeful

FINANCIAL IMPACT

Award To:	Heartland Sign and Lighting
Amount of Request/Contract:	\$137,628.00
Amount Budgeted:	\$160,000.00
Funding Source/Account:	04-00-8480-0000

PROJECT TIMELINE

Estimated Start Date 6/9/2026	Estimated End Date
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STAFF RECOMMENDATION:

Approval

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	Parks and Recreation Board
Date:	04-28-2026
Action/Vote:	7-0

- LIST OF REFERENCE DOCUMENTS ATTACHED
1. Bill 4033 - Digital Signs
 2. Contract
 3. Heartland Sign

BACKGROUND / JUSTIFICATION

The City Council designated funding for two digital video signs to be placed at the entrances of Recreation Park and Hawk Ridge Park. In January, staff publicly advertised bids for installation of the two signs. Heartland Sign and Lighting was the lowest and most

responsive bid of the three received.

The Recreation Park sign will replace the monument sign near the South Madison Street roundabout. The Hawk Ridge Park sign will be included in the construction phase of the new plaza area on Sunset Lane.

BILL 4033

ORDINANCE

“AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING AND AUTHORIZING A CONTRACT WITH HEARTLAND SIGN AND LIGHTING IN THE TOTAL AMOUNT OF \$137,628.00 FOR THE INSTALLATION OF OUTDOOR VIDEO DISPLAY SIGNS AT RECREATION PARK AND HAWK RIDGE PARK.”

WHEREAS, the Parks and Recreation Board has approved the installation of an outdoor video display sign at Recreation Park and at Hawk Ridge Park; and,

WHEREAS, City staff advertised and received bids for the outdoor video display signs at Recreation Park and Hawk Ridge Park; and,

WHEREAS, City staff reviewed the proposals and found that Heartland Sign and Lighting was the best and most responsive proposal submitted.

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

Section 1. The City Manager shall be the authorized representative of the City herein for all instruments identified in Section 5.2(i) of the Charter.

Section 2. The City Manager and the City Clerk are hereby directed and authorized to execute the Agreement for and on behalf of the City of Raymore.

Section 3. The Mayor, the City Clerk and the City Manager are hereby directed and authorized to take the necessary steps under the Agreement to implement its terms.

Section 4. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor’s signature and attestation by the City Clerk.

Section 5. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 11TH DAY OF MAY, 2026.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 8TH DAY OF JUNE, 2026, BY THE FOLLOWING VOTE:

Councilmember Baker
Councilmember Barber
Councilmember Burke III
Councilmember Circo
Councilmember Engert
Councilmember Holman
Councilmember McDonald
Councilmember Roe

ATTEST:

APPROVE:

Erica Hill, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature



CITY OF RAYMORE
CONTRACT FOR SERVICES

**Outdoor Digital Display Monument Signs
Hawk Ridge Park and Recreation Park**

This Contract for two Outdoor Video Display Signs, one at Recreation Park and one at Hawk Ridge Park, hereafter referred to as the **Contract** is made this 8th day of June, 2026, between Heartland Sign and Lighting, an entity organized and existing under the laws of the State of Kansas, with its principal office located at 14301 W 96th Terrace, Lenexa, Kansas 66215, hereafter referred to as the **Contractor**, and The City of Raymore, Missouri, a Charter City organized and existing under the laws of the State of Missouri, with its principal office located at 100 Municipal Circle, Raymore, Missouri, hereafter referred to as the **City**.

This contract and applicable attachments represent the entire understanding and agreement between the parties and no oral, implied, alterations or variations to the contract will be binding on the parties, except to the extent that they are in writing and signed by the parties hereto. This contract shall be binding upon the heirs, successors, administrators, executors and assigns of the parties hereto. In the event there are any inconsistencies in the provisions of this contract and those contained in the proposal they will be resolved in accordance with the terms of this contract.

This contract is effective as of June 8, 2026 and coincidental with the City Manager's signature and attestation by the City Clerk and shall remain in effect as described within the attachments.

ARTICLE I
THE WORK

Contractor agrees to perform all work and provide all materials as specified in Request for Proposal 26-472-701 and the General Terms and Conditions in Appendix B, commonly referred to as Contract Terms and Conditions and according to Contract Agreement set forth here. Contractor agrees to provide all labor, materials, tools, permits, and/or professional services and perform the contracted work in accordance with all specifications, terms and conditions as set forth within the proposal documents, including bonding, insurance, prevailing wage

requirements, and termination clauses as needed or required. The work as specified in Appendix A may commence upon the signing of this contract and scheduling and approval of the City.

ARTICLE II TIME OF COMMENCEMENT AND COMPLETION

The work for Recreation Park signage shall take a maximum of 120 calendar days. Hawk Ridge Park will be coordinated with future construction of Hawk Ridge Park Plaza Project. The date of substantial completion shall be that date when the project or portions of the project are officially accepted by the Owner through formal action of the City Council for utilization of the project for its intended purpose. The City shall be the sole determiner as to the fulfillment of the work as described.

ARTICLE III CONTRACT SUM AND PAYMENT

The Contractor agrees to perform all work described in the Contract Documents in the amount of \$137,628.00.

The City agrees to pay the Contractor as outlined in the Contract Documents and subject to deductions provided for in Articles IV and VI.

The City Manager has the authority for change orders.

ARTICLE IV CONTRACT PAYMENTS

The City agrees to pay the Contractor for the completed work as follows: 95% of contract shall be paid within thirty (30) days of substantial completion of each section of this proposal – inspection and remediation, walk-through and acceptance by the City; a 5% retainage will be held until acceptance of the project by the Raymore City Council, at which time final payment will be made. Any monies not paid to the Contractor when due will bear interest at the rate of one and one-half percent (1 -1/2 %) per month, from the date such payment is due. However, if any portion of the work remains to be completed or corrected at the time payment is due, the City may retain sufficient funds to cover the City Engineer's estimated value of the work not completed or twenty percent (20%) of the contract amount, whichever is greater, exempt from interest, to be paid when such listed items are corrected or completed.

The City will be the sole judge as to the sufficiency of the work performed.

The Contractor agrees that the City may withhold any and all payment for damage or destruction, blatant or otherwise, incurred to the City's property caused by poor performance or defective equipment or materials or personnel employed or utilized

by the Contractor. Additionally, it is agreed the Contractor shall also be liable to the City for replacement of materials or services occasioned by such breach.

Payment shall be made upon receipt of invoices presented in duplicate as outlined in Appendix B. All pay requests will be paid by ACH instead of by check. An ACH form will be provided upon contract.

Third party payment agreements will not be accepted by the City.

In the event that the Missouri Department of Labor and Industrial Relations has determined that a violation of Section 292.675, RSMo, has occurred and that a penalty as described in Section XII shall be assessed, the City shall withhold and retain all sums and amounts due and owing when making payments to Contractor under this Contract.

ARTICLE V INSURANCE REQUIREMENTS

Insurance shall be provided as outlined in the General Terms and Conditions Appendix B to the Contract.

ARTICLE VI DAMAGES/DELAYS/DEFECTS

The City will not sustain monetary damage if the whole or any part of this contract is delayed through the failure of the Contractor and/or his sureties to perform any part or the whole of this contract. Thus, if at any time the Contractor refuses or neglects to supply sufficiently skilled workmen or proper materials, or fails in any respect to execute the contract, including extras, with the utmost diligence, the City may take steps deemed advisable to promptly secure the necessary labor, tools, materials, equipment, services, etc., by contract or otherwise, to complete whatever portion of the contracted work which is causing delay or is not being performed in a workmanlike manner.

Contractor and/or their sureties will be liable to the City for any cost for labor, tools, materials, equipment, services, delays, or claims incurred by the City to finish the work.

Contractor will store, contain, or remove all debris, materials, tools, equipment and vehicles at the end of each day so that no hazardous or dangerous situations are created by the Contractor within the work location and surrounding area.

Contractor will promptly and within 7 days of receiving notice thereof repair all damage to public and private property caused by their agents or employees. Should damages not be promptly repaired within 7 days of receiving notice thereof, the City will authorize the hiring of another Contractor or vendor with the necessary and applicable qualifications to do the repairs. The original Contractor agrees to

promptly pay for the services of any such Contractor or vendor hired to do such repairs within 10 days of completion of the repairs.

Contractor shall immediately report, to the City, or a duly authorized representative, any accident whatsoever arising out of the performance of this contract, especially those resulting in death, serious injury or property damage. Contractor must provide full details and statements from any witnesses.

If the Contractor shall fail to complete the work within the contract time, or an extension of time granted by the City, the Contractor will pay to the City the amount for liquidated damages as specified in the schedule below for each calendar day that the Contractor shall be in default after the time stipulated in this contract document. The amount specified in the schedule is agreed upon, not as a penalty, but as liquidated damages for the loss to the City of Raymore and the public of the use of the facility as designated. This amount will be deducted from any money due to the Contractor. The Contractor and Contractor's surety will be liable for all liquidated damages.

SCHEDULE OF LIQUIDATED DAMAGES		
Original Contract Amount		Charge Per Calendar Day (\$)
From More Than (\$)	To and Including (\$)	
0	50,000	150
50,001	100,000	250
100,001	500,000	500
500,001	1,000,000	1,000
1,000,001	2,000,000	1,500
2,000,001	5,000,000	2,000
5,000,001	10,000,000	2,500
10,000,001	And above	3,000

ARTICLE VII RESPONSIBILITIES

The City shall provide all information or services under their control with reasonable promptness and designate the City Manager, or their designee (in writing) to render decisions on behalf of the City and on whose actions and approvals the Contractor may rely.

The Contractor's responsibilities and obligations under this agreement are accepted subject to strikes, outside labor troubles (including strikes or labor troubles affecting vendors or suppliers of Contractor), accidents, transportation delays, floods, fires, or other acts of God, and any other causes of like or different character beyond the control of Contractor. Impossibility of performance (but not simply frustration of performance) by reason of any legislative, executive, or judicial act of any governmental authority shall excuse performance of or delay in performance of this agreement. The City and the Contractor shall agree upon such

any delay or cancellation of performance and execute an agreement in writing documenting the excuse of performance or delay in performance of this agreement.

Contractor agrees to provide all materials, labor, tools, and equipment necessary to perform and complete the contract as specified.

All equipment will be of such a type and in such condition so as not to cause any damage to City property or the community at large. All equipment used within the jurisdictional boundaries of the City will meet the minimum requirements of OSHA (Occupational Safety Health Administration) and related federal, state, county, and city agencies and regulations, including but not limited to EPA (Environmental Protection Agency) and the NESHAPS (National Emission Standards for Hazardous Air Pollution). All material will be of a type and quality acceptable to the City, and which will not cause injury to property or persons.

Contractor will supervise and direct the work performed, and shall be responsible for their employees. Contractor will also supervise and direct the work performed by subcontractors and their employees and be responsible for the work performed by subcontractors hired by the Contractor. Contractor shall not assign its responsibilities to any subcontractor without the prior written agreement of the City which may be granted at the sole discretion of the City.

Contractor agrees to obtain and maintain, during the term of this contract, the necessary licenses and permits required by federal, state, county and municipal governments to perform the services as required by this contract. Contractor shall bear the cost of any permits which he is obligated to secure. Contractor will also ensure any subcontractors hired will obtain the necessary licenses and permits as required.

Contractor agrees to comply with all applicable federal, state, county and municipal laws and regulations, including, but not limited to, affirmative action, equal employment, fair labor standards and all applicable provisions of the Occupational Safety and Health Act of 1970, as amended. Contractor agrees to ensure subcontractors and their employees comply with all applicable laws and regulations aforementioned.

Contractor also agrees to be, at all times, in full compliance with any and all applicable federal, state and local laws and regulations as they may change from time to time.

Contract is subject to the State of Missouri Prevailing Wage Laws (Cass County Annual Wage 32) if the project is over \$75,000. The contractor shall include the provisions of this clause in all subcontracts for work to be performed by subcontractors under this contract so that provisions of this clause are binding upon subcontractors.

ARTICLE VIII
CANCELLATION AND/OR TERMINATION OF AGREEMENT

With Cause – If Contractor fails to perform his duties as specified in this contract, the City through its appointed representative, shall notify the Contractor to correct any default under the terms of this contract. Such notification may be made in writing, and delivered via regular, certified facsimile or email. If the Contractor fails to correct any default after notification of such default, the City shall have the right to immediately terminate this agreement by giving the Contractor ten (10) days written notice, and delivered via regular, certified facsimile or email. If the Contractor fails to correct any default(s) after notification of such default(s) are of such that they endanger the health, safety and/or welfare of the residents of Raymore, City may terminate this contract immediately and retain the services of an alternative contractor to perform the services for which Contractor may be held liable for such costs.

Without Cause – The City may cancel or terminate this agreement at any time without cause by providing sixty (60) days written notice, by certified mail, facsimile or email to the Contractor.

In the event this agreement is terminated, the City may hold as retainer the amount needed to complete the work in accordance with the bid specifications. Any contract cancellation notice shall not relieve the Contractor of the obligation to deliver and/or perform on all outstanding requirements of this contract and orders issued prior to the effective date of cancellation.

No payment made under this Contract shall be proof of satisfactory performance of the Contract, either wholly or in part, and no payment shall be construed as an acceptance of deficient or unsatisfactory services.

ARTICLE IX
ARBITRATION

In case of a dispute, the Contractor and the City may each agree to appoint a representative, who, together, shall select a third party attorney in good standing and licensed to practice law in Missouri, to arbitrate the issue. Resolution of the issue will be binding upon both parties.

ARTICLE X
WARRANTY

Contractor warrants that all workmanship shall be of good quality, in conformance with bid specifications and guarantee all materials, equipment furnished, and work performed for a period of two (2) years from the date of substantial completion as noted in the 2019 City of Raymore "Standard Contract Documents and Technical Specification & Design Criteria for Utility and Street Construction."

Contractor shall, within ten (10) days of written notice from the City, correct any work found to be defective, incorrect or not in accordance with the bid specifications.

ARTICLE XI
REQUIRED SAFETY TRAINING

- A. Awarded contractors and their subcontractors must provide a 10-hour OSHA construction safety program, or a similar program approved by the Department of Labor and Industrial Relations, for their on-site employees who have not previously completed such safety training and are directly engaged in public improvement construction;
- B. Awarded contractors and their subcontractors must require all on-site employees to complete this ten-hour program within 60 days of beginning construction work if they have not previously completed the program and have documentation of doing so. On site employees who cannot provide proper documentation of completion of required safety training when requested will be given 20 days to produce the documentation before being removed from the project and before their employers will be subject to penalties. Provide any completed certificates prior to project start.

ARTICLE XII
NOTICE OF PENALTIES FOR FAILURE
TO PROVIDE SAFETY TRAINING

- A. Pursuant to Section 292.675, RSMo, Contractor shall forfeit to City as a penalty two thousand five hundred dollars (\$2,500.00), plus one hundred dollars (\$100.00) for each on-site employee employed by Contractor or its Subcontractor, for each calendar day, or portion thereof, such on-site employee is employed without the construction safety training required in Section XI above.
- B. The penalty described in Subsection "A" of this Section shall not begin to accrue until the time periods described in Sections XI "B" above have elapsed.
- C. Violations of Section XI above and imposition of the penalty described in this Section shall be investigated and determined by the Missouri Department of Labor and Industrial Relations.

ARTICLE XIII
AFFIDAVIT of WORK AUTHORIZATION

Pursuant to 285.530 RSMo, the bidder must affirm its enrollment and participation in a federal work authorization program with respect to the employees proposed to

work in connection with the services requested herein by:

- * submitting the attached AFFIDAVIT OF WORK AUTHORIZATION and
 - * providing documentation affirming the bidder's enrollment and participation in a federal work authorization program (see below) with respect to the employees proposed to work in connection with the services requested herein.

E-Verify is an example of a federal work authorization program. Acceptable enrollment and participation documentation consists of the following two pages of the E-Verify Memorandum of Understanding (MOU): 1) a valid, completed copy of the first page identifying the bidder and 2) a valid copy of the signature page completed and signed by the bidder, the Social Security Administration, and the Department of Homeland Security – Verification Division.

ARTICLE XIV
ENTIRE AGREEMENT

The parties agree that this constitutes the entire agreement and there are no further items or provisions, either oral or otherwise. Buyer agrees that it has not relied upon any representations of the Contractor as to prospective performance of the goods, but has relied upon its own inspection and investigation of the subject matter.

The parties have executed this agreement at The City of Raymore the day and year first above written.

IN WITNESS WHEREOF, the parties hereunto have executed two (2) counterparts of this agreement the day and year first written above.

THE CITY OF RAYMORE, MISSOURI

By: _____
Jim Feuerborn, City Manager

Attest: _____
Erica Hill, City Clerk

(CITY SEAL)

BLINK SIGNS

By: _____

Title: _____

Attest: _____

(SEAL)

APPENDIX A
SCOPE OF SERVICES AND SPECIAL PROVISIONS

Outdoor Digital Display Monument Signs
Hawk Ridge Park and Recreation Park

OPPORTUNITY

The City of Raymore is seeking a qualified firm to install two outdoor video display signs at the following locations:

- A. Recreation Park
- B. Hawk Ridge Park

The selected firm will assist City Staff in a design build digital monument sign based on the following scope of work.

RECREATION PARK - EXISTING CONDITION

The new digital sign will be in the northeast area of the roundabout on South Madison at the entrance to Recreation Park. The sign will replace the old marquee sign (shown below).



Anticipated Scope

1. Current Sign will be removed by park staff
2. Contractor will:
 - A. confirm monument location with Raymore representative
 - B. mark utilities prior to digging or trenching
 - C. pull power from the facility, conduit is stubbed at the outside of the building connecting to the interior electric panel
 - D. perform the scope as detailed in the following specifications and details below
 - E. provide and install signage based on included rendering and engineering

City of Raymore Recreation Park – Cirrus Systems 6mm Digital Monument Sign Specification

1. General Description

This specification outlines the fabrication and installation requirements for a Cirrus Systems digital monument sign replacing existing signage at Raymore Recreation Park. The monument shall include a masonry base and decorative topper, housing a single-sided Cirrus Systems 4' x 8' full-color digital message center (EMC) with an effective viewing area of 32 square feet.

2. Digital Display System

- Manufacturer: Cirrus Systems, Inc.
- Model: Cirrus Systems 6mm Outdoor LED Display
- Configuration: Single-sided, full-color RGB LED display
- Display Dimensions: 48"H x 96"W (4' x 8')
- Pixel Pitch: 6mm
- Viewing Area: 32 sq. ft.
- Brightness: ≥ 7,500 nits with automatic light sensor control
- Cabinet Construction: Aluminum, weather-sealed and powder-coated for corrosion resistance
- Ingress Protection: IP65-rated or higher
- Operating Temperature Range: -40°F to +120°F
- Certifications: UL 48, FCC Class A, ETL Listed

3. Software and Control

- Cirrus Systems ScreenHub™ cloud-based content management system.
- Remote scheduling, content creation, and live preview.
- Supports multiple user roles and secure logins.
- Wi-Fi, Ethernet, and optional LTE cellular connectivity.

- Real-time performance monitoring and pixel error detection.

4. Power and Electrical

- Power Input: 120/240V single-phase
- Power Consumption: Approx. **14.2A** at 120V (max load)
- Internal surge protection and external code-compliant disconnect switch required.
- Automatic brightness adjustment via photo sensor for day/night operation.

4A. Primary Power Feed

Power Source:

- Provide new primary electrical service from the Recreation Activity Center (RAC) electrical panel to the digital monument sign location.

Circuit Requirements:

- The Cirrus Systems display requires one (1) dedicated 20-amp circuit.
- Voltage: 120V, 208V, or 240V single-phase (select based on site conditions).
- Average power consumption: 562.84 watts
- Maximum power consumption: 1,705.6 watts

Conduit and Wiring:

- Install 1" PVC Schedule 40 conduit underground from the RAC electrical panel to the sign foundation, with a sweep elbow at each end.
- Conductors shall be #10 THWN copper or sized per NEC for the voltage drop and load.
- Include a separate equipment grounding conductor.
- All trenching, backfill, and restoration to be included.

Connection and Termination:

- Terminate conduit and conductors in a weatherproof junction box or disconnect switch at the sign foundation.
- Final power connection to the sign's internal disconnect and controller shall be performed by a licensed electrician.
- Provide labeling at the RAC panel identifying the new circuit as "Digital Monument Sign."

Inspection:

- Electrical installation must comply with NEC, local building codes, and City of Raymore inspection requirements.

- Submit inspection approval prior to system commissioning.

5. Structural and Architectural Integration

Masonry Construction:

- Veneer Material: Split-face concrete block stone veneer, color and texture to match the approved rendering and adjacent site masonry. Acceptable manufacturer: Anchor Diamond, Versa-Lok, or approved equal.
- Mortar: Type S mortar mix meeting ASTM C270, color to match veneer.
- Core Block: 8" CMU structural core with vertical and horizontal reinforcement per engineered drawings.
- Cap: Precast concrete or cast stone cap with drip edge, color coordinated with veneer.
- Grouting: Fully grouted cells with #4 vertical rebar at 24" O.C. minimum, tied to the foundation reinforcing steel.
- Foundation: Concrete footing per structural drawings and local building code. Minimum 3,000 PSI concrete with reinforcing as specified.
- Sealant: All joints and control joints sealed with compatible elastomeric sealant.
- Finish: Clean masonry after installation using manufacturer's recommended cleaner; do not use acid-based products.

EMC cabinet structurally integrated into a masonry base per approved design and engineering:

- Aluminum cabinet mounting frame with integrated side supports.
- Topper cabinet: 24"H × 96"W, single-sided aluminum with internal illumination and push-through acrylic graphics.
- Finish: Powder-coated aluminum matched to City branding.

6. Foundation and Installation

- Provide and install new concrete foundation per stamped engineering drawings.
- Include excavation, anchor bolt installation, and backfill.
- Coordinate electrical stub-up and power connection with City electrician.
- Perform system alignment, testing, and full operation verification.
- Conduct on-site user training upon completion.

7. Communication Options

- Standard: Wi-Fi / Ethernet

- 5-year LTE cellular modem (Verizon or AT&T compatible)
- Supports remote diagnostics and monitoring via ScreenHub™ platform.

8. Warranty and Service

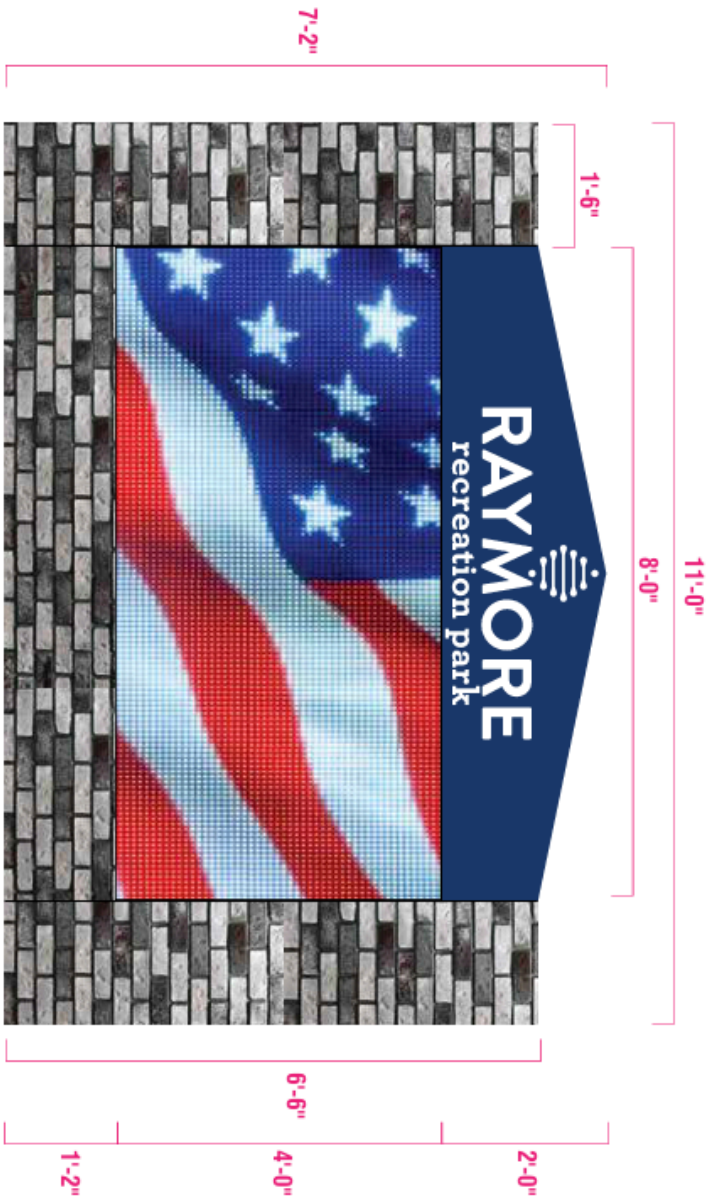
- Cirrus Complete Display Warranty: 5 years parts and labor
- Software License: Lifetime access to ScreenHub™
- Support: 24/7 remote diagnostics and technical support
- Training: Online factory training Included for City personnel

9. Deliverables

- Fully operational Cirrus Systems SS 6mm 4' × 8' EMC monument sign installed at designated site.
- Completed warranty registration and documentation.
- System training and maintenance manual provided.
- Final as-built documentation submitted to City.

10. Exclusions

- Rock excavation or groundwater removal.
- Landscaping and irrigation restoration.



Date: 11-25-25	City, State: Raymore, MO	SHEET: 1 OF 2
Client:	Overall Height: 7'-2"	Sean M. McFarland, P.E.
Sign: City of Raymore	Wind Speed: 115 mph	McFarland Engineering

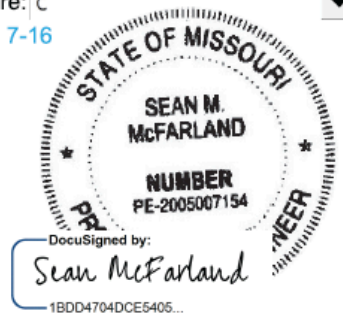
Sign Description	100 Municipal Dr	Table of Contents
ME Job: 72972 A		Content:
		Page
		Design Loads. 1
	ULTIMATE LOADS	Support Design. 1-2
Sign Size: 7'-2" x 11'-0"		

Structural Variables and Code Loading Specifications

Cabinet Type:	Miscellaneous	Code:	2018 IBC
Structural Section:	8" CMU Wall	Wind Speed:	115
Number of Zones:	2	Wind Exposure:	C
			ASCE 7-16

Sign Sections:

Zone	Cabinet Wt. Per Sq. Ft.	Transition (Y or N)
1	30	50.0 #/FT
2	45	50.0 #/FT y



Geometry of Sign:

Zone	Top		(Average Width)		Pressure	Force	Approx. Weight
	Elevation	Height	Width	Width			
1	7.17 FT	0.67 FT	4.40 FT		30.81 PSF	0.09 K	122 #
2	6.50 FT	6.50 FT	11.00 FT		29.85 PSF	2.13 K	3,543 #
Total Wind Force =						2.23 K	3,664 #

Moments at Transitions:

Zone	2	
	Lateral Force	Mom. Arm
1	0.09 K	6.84 FT
2	2.13 K	3.25 FT
		7.56 K-FT

Section Modulus Req'd: 453.5 IN^3 (S > M/Fb > 7558*12/200 = 453, Sxx Provided = 465) OK

Structural Sections to be used:

Zone	Option
	8" CMU with (2) #5's Vertical @ 8" O.C. (27" Lap Splices Where Required) (Columns, 2 Courses)
	8" CMU with (1) #5's Vertical @ 8" O.C. (27" Lap Splices Where Required) (Center Base)
	EMB Cabinet Bolted to CMU with Tapcons Spaced Evenly. Use: Total (20) 3/8" Dia. Tapcons 2" Embed. into Solid Grouted CMU, (6) Connectors for Left & Right / (8) Connectors for Bottom).

Date:	11-25-25	City, State:	Raymore, MO	SHEET: 2 OF 2
Client:		Overall Height:	7'-2"	Sean M. McFarland, P.E.
Sign:	City of Raymore	Wind Speed	115 mph	McFarland Engineering

100 Municipal Dr

ME Job: 72972 A

SPREAD FOOTING DESIGN One Spread Footing

Loads:

P(DL) = 3,664 #

P(LL) = 0 #

M(WL) = 7,558 FT-#

Footing: CONCRETE

WIDTH = 12.00 FT

LENGTH = 5.00 FT

DEPTH = 3.00 FT (FROST LINE CRITERIA)

WEIGHT = 27,000 LBS

SURCHARGE PEDESTAL = 12.00 FT X

5.00 FT X

0.00 FT (Zero Soil Surcharge)

WEIGHT = 0 LBS

Overturning:

OTM = 7,558 FT-LBS

RM = 76,661 FT-LBS

FS = 10.143 >1.5 THEREFORE OK

Soil Pressure:

q(DL+LL) = 61.07 PSF NET

q(ALLOW) = 1500 PSF OK

FOR DL+WL:

e=M/P = 0.25 FT

L/6 = 0.83 FT (Resultant Within Middle 3rd)

q(DL+WL) = 212.23 PSF NET

q(ALLOW)= 2000 PSF OK

Reinforcing:

M(DL+LL)= 191 FT-LBS/FT

0.75 * M(DL+WL)= 133 FT-LBS/FT DL+WL CONTROLS

DL+LL CONTROLS

ASSUME: f_c=2500 PSI, F_y=40000 PSI (minimal)

d= 32.63 IN

A_s(REQ'D)= 0.00 IN²

A_s(PROV.)= 0.44 IN²

USE #6's AT 12" O.C. T&B, EACH WAY (2 MATS)

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HAWK RIDGE PARK

The City is scheduled to add a plaza area next to the parking lot in 2026. The plaza will include a pavilion, welcome area and digital video monument sign. The arrows in the following images indicate the location of the sign in proximity to the parking lot and future pavilion. The selected firm will work with City contractors to incorporate the sign into the construction of the Hawk Ridge Park plaza.





HAWK RIDGE PARK - EXISTING CONDITION

The new digital sign will be located at the entrance to Hawk Ridge Park located at 701 Sunset Lane.

Anticipated Scope

- 1) Primary Power for the sign will be provided adjacent to the monument location by the City.
- 2) Contractor will:
 - a. confirm monument location with City representative
 - b. mark utilities prior to digging or trenching
 - c. connect to power provided by others in a ground box adjacent to the new monument location.
 - d. perform the scope as detailed in the following specifications and details below
 - e. provide and install signage based on included rendering and engineering

City of Raymore Hawk Ridge Park – Cirrus Systems 6mm Digital Monument Sign Specification

1. General Description

This specification outlines the fabrication and installation requirements for a Cirrus Systems digital monument sign at the new Hawk Ridge Park in Raymore, Missouri. The monument shall be constructed using a structural CMU core and stone veneer per the engineering provided herein (stone veneer supplied by the City of Raymore). The monument sign will incorporate a pair of Cirrus Systems 4'x8' 6m outdoor LED displays with an effective viewing area of 32 square feet per side. The displays will be mounted back-to-back with sufficient airflow spacing to meet the manufacturer's requirements with metal mesh on the top, sides and bottom covering the space between the displays. The structure will include the architectural elements on each side of the veneer consistent with the approved rendering. This includes the vertical HAWK RIDGE identifier, address numbers, and FCO aluminum Hawk graphics.

2. Digital Display System

- Manufacturer: Cirrus Systems, Inc.
- Model: Cirrus Systems 6mm Outdoor LED Display
- Configuration: Double-sided, full-color RGB LED display
- Display Dimensions: 48"H × 96"W (4' × 8')
- Pixel Pitch: 6mm
- Viewing Area: 32 sq. ft. per side
- Brightness: ≥ 7,500 nits with automatic light sensor control
- Cabinet Construction: Aluminum, weather-sealed and powder-coated for corrosion resistance

- Ingress Protection: IP65-rated or higher
- Operating Temperature Range: -40°F to +120°F
- Certifications: UL 48, FCC Class A, ETL Listed

3. Software and Control

- Cirrus Systems ScreenHub™ cloud-based content management system.
- Remote scheduling, content creation, and live preview.
- Supports multiple user roles and secure logins.
- Wi-Fi, Ethernet, and optional LTE cellular connectivity.
- Real-time performance monitoring and pixel error detection.

4. Power and Electrical

- Power Input: 120/240V single-phase
- Power Consumption: 24 Amps total at 120V, 14.6 Amps at 240V (max load)
- Internal surge protection and external code-compliant disconnect switch required.
- Automatic brightness adjustment via photo sensor for day/night operation.

4A. Primary Power Feed

Power Source:

- Primary power provided by the City or their contractor within 10' of monument location.

Circuit Requirements:

- The Cirrus Systems display requires one (1) dedicated 20-amp circuit at 240V or (2) circuits at 120V.
- Voltage Compatibility: 120V, 208V, or 240V single-phase (select based on site conditions).
- Average power consumption: 562.84 watts per side (1,126 total)
- Maximum power consumption: 1,705.6 watts per side (3411.2 total)

Conduit and Wiring:

- Install 1" PVC Schedule 40 conduit sweep into the center of the monument foundation for connection to power provided by owner or others within 10' of the monument location.
- Conductors shall be #10 THWN copper or sized per NEC for the voltage drop and load.
- Include a separate equipment grounding conductor.
- All trenching, backfill, and restoration for power connection to be included.

Connection and Termination:

- Terminate conduit and conductors in a weatherproof junction box or disconnect switch at the sign foundation. No conduit shall be visible on the outside of the monument foundation.
- Final power connection to the sign's internal disconnect and controller shall be performed by a licensed electrician.
- Provide labeling at the Hawk Ridge electrical distribution panel identifying the new circuit as "Digital Monument Sign."

Inspection:

- Electrical installation must comply with NEC, local building codes, and City of Raymore inspection requirements.
- Submit inspection approval prior to system commissioning.

5. Structural and Architectural Integration

Foundation and Masonry Construction:

- Foundation: Concrete footing per structural drawings and local building code. Minimum 3,000 PSI concrete with reinforcing as specified.
- Veneer Material: To be provided by the City to match other structures.
- Mortar: Type S mortar mix meeting ASTM C270, color to match veneer.
- Core Block: 8" CMU structural core with vertical and horizontal reinforcement per engineered drawings.
- Cap: Precast concrete or cast stone cap with drip edge, color coordinated with veneer.
- Grouting: Fully grouted cells with #4 vertical rebar at 24" O.C. minimum, tied to the foundation reinforcing steel.
- Sealant: All joints and control joints sealed with compatible elastomeric sealant.
- Finish: Clean masonry after installation using manufacturer's recommended cleaner; do not use acid-based products.

EMC cabinet structurally integrated into a masonry base per approved design:

- Aluminum cabinet mounting frame with integrated side supports.
- Steel Mesh primed and painted black to cover top and side of message center to allow airflow and prevent bird and pest egress.
- Finish: Powder-coated aluminum matched to City branding.

6. Installation

- Coordinate electrical stub-up and power connection with City electrician.

- Perform system alignment, testing, and full operation verification.
- Conduct on-site user training upon completion.

7. Communication Options

- Standard: Wi-Fi / Ethernet
- 5-year LTE cellular modem (Verizon or AT&T compatible)
- Supports remote diagnostics and monitoring via ScreenHub™ platform.

8. Warranty and Service

- Cirrus Complete Display Warranty: 5 years parts and labor
- Software License: Lifetime access to ScreenHub™
- Support: 24/7 remote diagnostics and technical support
- Training: Online factory training Included for City personnel

9. Deliverables

- Fully operational Cirrus Systems DS 6mm 4' × 8' EMC monument sign installed at designated site on masonry structure.
- Completed warranty registration and documentation.
- System training and maintenance manual provided.
- Final as-built documentation submitted to City.

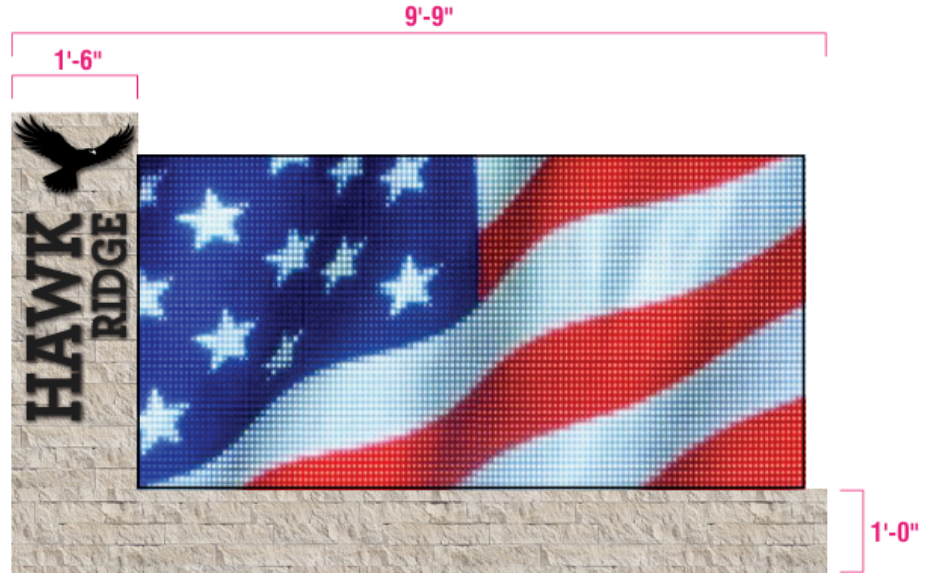
10. Exclusions

- Rock excavation or groundwater removal.
- Landscaping and irrigation restoration.

SIDE VIEW



FRONT/REAR VIEW



Date: 12-23-25	City, State: Raymore, MO	SHEET: 1 OF 3
Client:	Overall Height: 5'-6"	Sean M. McFarland, P.E.
Sign: Hawk Ridge	Wind Speed: 115 mph	McFarland Engineering

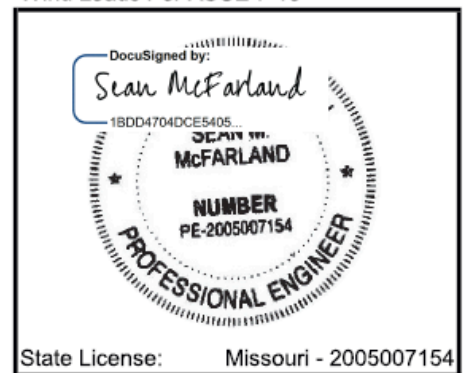
Sign Description	701 Sunset Ln	Table of Contents
# Columns: 2		Content:
ME Job: 73030		Design Loads. 1
	ULTIMATE LOADS	Support Design. 1-2
Height: 5'-6"		General Notes 3
Width: 9'-9"		

Structural Variables and Code Loading Specifications

Cabinet Type:	Miscellaneous	Code:	2018 IBC
Structural Section:	Tube Steel - 46000psi	Wind Speed:	115
Number of Zones:	3	Wind Exposure:	C
Wind Loads Per ASCE 7-16			

Sign Sections:

Zone	Cabinet Wt. Per Sq. Ft.	Weight	Transition (Y or N)
1	15	12.2 #/FT	
2	25	12.2 #/FT	
3	15	12.2 #/FT	y
4	0		
5	0		
6	0		
7	0		
8	0		



Geometry:

Zone	Top Elevation	Height	* Approx. Width	Pressure	Force	Approx. Weight
1	5.50 FT	0.50 FT	1.50 FT *	26.87 PSF	0.02 K	23 #
2	5.00 FT	4.00 FT	9.50 FT *	26.03 PSF	0.99 K	1,048 #
3	1.00 FT	1.00 FT	9.75 FT *	25.19 PSF	0.25 K	171 #

Total Wind Force = 1.25 K 1,242 #

Date: 12-23-25	City, State: Raymore, MO	SHEET: 2 OF 3
Client:	Overall Height: 5'-6"	Sean M. McFarland, P.E.
Sign: Hawk Ridge	Wind Speed 115 mph	McFarland Engineering

701 Sunset Ln

ME Job: 73030

Moments at Transitions:

Zone	Lateral Force	3 Mom. Arm
1	0.02 K	5.25 FT
2	0.99 K	3.00 FT
3	0.25 K	0.50 FT

3.20 K-FT

Section Properties:	.63 IN^3	.00 IN^3	.00 IN^3	.00 IN^3	.00 IN^3	.00 IN^3
----------------------------	----------	----------	----------	----------	----------	----------

Structural Sections to be used:

Zone	Option	Tubes Dim.	Wall t.	Weight	Sxx	d/t	Sxx Req'd
3	Tubes	4.00 IN	0.250 IN	12 #/FT	3.86 IN^3	16.00	0.63 IN^3
	Horizontal Tubes	4.00 IN	0.250 IN	12 #/FT	3.86 IN^3	16.00	

Structure Required

# Req'd	Size	Wall Thickness
2	4.00 IN	0.250 IN
2	4.00 IN	0.250 IN

Date: 12-23-25	City, State: Raymore, MO	SHEET: 3 OF 3
Client:	Overall Height: 5'-6"	Sean M. McFarland, P.E.
Sign: Hawk Ridge	Wind Speed 115 mph	McFarland Engineering

701 Sunset Ln

ME Job: 73030

Two Pier Footings

Pier Footing Design:

Select the footing and soil type:

$$d = A / 2 * (1 + (1 + (4.36 * h) / A)^{1/2})$$

where $A = (2.34 * P) / (S1 * b)$

Footing:	Round	▼
Vert. Soil Bearing (psf):	1500	▼
Lat. Soil Bearing (psf):	150	▼

Mmax = 1,598 #-FT
Pmax (Lateral) = 627 #
LSBP = 150 PCF
S1 = 361 PCF X d
d = 2.000 FT

A = 2.03 FT^2
h = 2.547 FT
d = 3.601 FT

USE:	2.00 FT. RND X	4.25 FT DEEP PIERS W/ 6" SLAB w/ #4's @ 12" O.C. w/ (6) #5's VERTICAL w/ #4's @ 12" O.C. (5 Ties Top 12")
------	----------------	---

Soil Bearing Check:

DLmax = 1,242 LBS
Area of Footing = 3.14 FT^2
Actural SBP = 395 PSF
Allowable SBP = 975 PSF (Includes code allowed 20% increase for every foot of footing below 12" into natural grade.)

395 PSF < 975 PSF THEREFORE OK

General Notes

- 1 Contractor shall verify all dimensions and conditions on job site
- 2 Structural steel pipe shall conform to ASTM A53 grade B type E or S, Fy=35 ksi min.
- 3 Structural steel tube shall conform to ASTM A500 grade B, Fy=46 ksi min.
- 4 Structural steel shapes and plates shall conform to ASTM A36.
- 5 Welding shall conform to AISC specs or local codes and performed by certified welder using arc process E70XX electrodes.
- 6 Isolate Aluminum from Steel
- 7 All bolt holes to be drilled or punched.
- 8 2500 psi (min) 28-day Concrete Compressive Strength
- 9 All electrical work to conform to the requirements of UL48 and section 600 of NEC.
- 10 UL and Data labels required
- 11 Sign to be a minimum of 6-ft horizontal & 12-ft vertical from high voltage wires.
- 12 If there is no stub pipe to be used in the top cabinet, the supporting member immediately below the stub pipe shown can be extended to the top of the uppermost cabinet.
- 13 All Pipe sizes shown are minimum sizes. Pipe with a larger diameter and/or greater Sxx may be substituted
- 14 All structural lengths required are approximations only. Actual length may vary slightly depending on sign cabinet conditions.

9. ADDITIONAL BIDDING INFORMATION

- 9.1 *Project questions:* All questions regarding the bidding of this project must be submitted to Kim Quade, CPPB, City of Raymore, Purchasing Specialist at (816) 892-3045 or (kquade@raymore.com). **All questions must be received (3) days prior to the bid opening.**
- 9.2 *Pre-Bid Meeting:* **A pre-bid meeting will be held on March 10, 2026 at 11:00 a.m. at Raymore City Hall in the Council Chambers. Attendance at the pre-bid meeting is highly recommended but not required.**
- 9.3 It is the contractor's responsibility to check for posted addendums to the Request for Proposal. Addendums are posted to the City website and QuestCDN.
- 9.4 Project is tax exempt.

CITY OF RAYMORE, MISSOURI
RFP # 26-472-701

Appendix B
General Terms and Conditions

C. *Procedures*

The extent and character of the services to be performed by the Contractor shall be subject to the general control and approval of the Public Works Director or their authorized representative(s) in consultation with the Finance Director. The Contractor shall not comply with requests and/or orders issued by an unauthorized individual. The Public Works Director will designate their authorized representatives in writing. Both the City of Raymore and the Contractor must approve any changes to the contract in writing.

D. *Contract Period*

Award of this contract is anticipated prior to the end of May, 2026.

E. *Insurance*

The Bidder/Contractor shall procure, maintain, and provide proof of insurance coverage for injuries to persons and/or property damage as may arise from or in conjunction with, the work performed on behalf of the City of Raymore by the Bidder/Contractor, its agents, representatives, employees or subcontractors. The City of Raymore shall be named as an additional insured under such insurance contracts (except for Worker's Compensation coverage). All coverage for the City shall be written on a primary basis, without contribution from the City's coverage A Certificate of Insurance will be required within ten calendar days from the date of receipt of the Notice of Award. All policies shall be issued on an occurrence form.

1. General Liability

Commercial General Liability including Product/Completed Operations. The completed operations coverage is to remain in force for three years following the project completion.

Minimum Limits - General Liability:

- \$1,000,000 Each Occurrence Limit
- \$ 100,000 Damage to Rented Premises
- \$ 5,000 Medical Expense Limit
- \$1,000,000 Personal and Advertising Injury
- \$2,000,000 General Aggregate Limit
- \$1,000,000 Products & Completed Operations

2. Excess/Umbrella Liability

\$5,000,000 Each Occurrence

\$5,000,000 Aggregate

3. Automobile Liability

Coverage sufficient to cover all vehicles owned, used, or hired by the Bidder/Contractor, its agents, representatives, employees or subcontractors.

Minimum Limits - Automobile Liability:

\$1,000,000 Combined Single Limit

\$5,000 Medical Expense Limit

4. Workers' Compensation

Limit as required by the Workers' Compensation Act of Missouri, Employers Liability, \$1,000,000 from a single carrier.

F. *Hold Harmless Clause*

The Bidder/Contractor shall, during the term of the contract including any warranty period, indemnify, defend, and hold harmless the City of Raymore, its officials, employees, agents, residents and representatives thereof from all suits, actions, or claims of any kind, including attorney's fees, brought on account of any personal injuries, damages, or violations of rights, sustained by any person or property in consequence of any neglect in safeguarding contract work or on account of any act or omission by the Contractor or his employees, or from any claims or amounts arising from violation of any law, bylaw, ordinance, regulation or decree. The Contractor agrees that this clause shall include claims involving infringement of patent or copyright.

G. *Exemption from Taxes*

The City of Raymore is exempt from state sales tax and federal excise tax. Tax exemption certificates indicating this tax exempt status will be furnished on request, and therefore the City shall not be charged taxes for materials or labor.

H. *Employment Discrimination by Contractors Prohibited/Wages/ Information*

During the performance of a contract, the Contractor shall agree that it will not discriminate against any employee or applicant for employment because of race, religion, color, sex, national origin, or disabilities, except where religion, sex or national origin is a bona fide occupational qualification reasonably necessary to the normal operation of the Contractor; that it will post in conspicuous places, available to employees and applicants for employment, notices setting forth nondiscrimination practices, and that it will state, in all solicitations or advertisements for employees placed by or on behalf of the Contractor, that it is an equal opportunity employer. Notices, advertisements and solicitations placed in accordance with federal law, rule or regulation shall be deemed sufficient to meet this requirement.

The Contractor will include the provisions of the foregoing paragraphs in every subcontract or purchase order so that the provisions will be binding upon each subcontractor or vendor used by the Contractor.

Contractor agrees to pay all employees involved in this contract the required wages as listed in the prevailing Wage Order 32 for Cass County, Missouri, USA.

I. *Invoicing and Payment*

The Contractor shall submit invoices, in duplicate, for services outlined above in the scope of services. **Certified payroll shall be submitted with each pay request or invoice.** All pay requests will be paid by ACH instead of by check. An ACH form will be provided upon contract.

Invoices shall be based on the following schedule:

At completion of work – 95% of the contract amount with 5% held for retainage – the 5% retainage will be held until acceptance of the project by the Raymore City council, at which time final payment will be made. Payment will be based on actual services rendered and actual costs. All such invoices will be paid within thirty (30) days by the City of Raymore unless any items thereon are questioned, in which event payment will be withheld pending verification of the amount claimed and the validity of the claim. The Bidder/Contractor shall provide complete cooperation during any such investigation.

Third party payment arrangements will not be accepted by the City.

J. *Cancellation*

The City of Raymore reserves the right to cancel and terminate this contract in part or in whole without penalty upon 30 days written notice to the Bidder/Contractor. Any contract cancellation notice shall not relieve the Bidder/Contractor of the obligation to deliver and/or perform on all outstanding orders issued prior to the effective date of cancellation.

K. *Contractual Disputes*

The Contractor shall give written notice to the City of Raymore of its intent to file a claim for money or other relief at the time of the occurrence or the beginning of the work upon which the claim is to be based.

The written claim shall be submitted to the City no later than sixty (60) days after final payment. If the claim is not disposed of by agreement, the City of Raymore shall reduce their decision to writing and mail or otherwise forward a copy thereof to the Contractor within thirty (30) days of receipt of the claim.

City decision shall be final unless the Contractor appeals within thirty (30) days by submitting a written letter of appeal to the Finance Director, or her designee. The Finance Director shall render a decision within sixty (60) days of receipt of the appeal.

L. *Severability*

In the event that any provision of this contract shall be adjudged or decreed to be invalid, such ruling shall not invalidate the entire Agreement but shall pertain only to the provision in question and the remaining provisions shall continue to be valid, binding and in full force and effect.

M. *Applicable Laws*

This contract shall be governed in all respects by federal and state laws. All work performed shall be in compliance with all applicable City of Raymore codes.

N. *Drug/Crime Free Work Place*

Contractor acknowledges and certifies that it understands that the following acts by the contractor, its employees, and/or agents performing services on City of Raymore property are prohibited:

3. The unlawful manufacture, distribution, dispensing, possession or use of alcohol or other drugs; and
4. Any impairment or incapacitation from the use of alcohol or other drugs (except the use of drugs for legitimate medical purposes).
5. Any crimes committed while on City property.

Contractor further acknowledges and certifies that it understands that a violation of these prohibitions constitutes a breach of contract and may result in default action being taken by the City of Raymore in addition to any criminal penalties that may result from such conduct.

O. *Inspection*

At the conclusion of each job order, the Bidder shall demonstrate to the Public Works Director or his authorized representative(s) of the City that the work is fully complete and in compliance with the scope of services. Any deficiencies shall be promptly and permanently corrected by the Bidder/Contractor at the Bidder's/Contractor's sole expense prior to final acceptance of work, and normal warranties shall be issued at point of final acceptance by the City of Raymore.

P. *No Escalation of Fees*

The pricing of services contained in the contract for the selected Contractor shall remain in effect for the duration of the contract. No escalation of fees will be allowed.

Q. *Safety Training*

Bidders are informed that the Project is subject to the requirements of Section 292.675, RSMo, which requires all contractors or subcontractors doing work on the Project to provide, and require its on-site employees to complete, a ten (10) hour course in construction safety and health approved by the Occupational Safety and Health Administration ("OSHA") or a similar program approved by the Missouri Department of Labor and Industrial Relations which is at least as stringent as an approved OSHA program. All on-site employees of a contractor or subcontractor must have certification of successful completion of Required Safety Training within 60 days of project commencing. On-site employees must provide documentation that they have successfully completed the Required Safety Training *within the required time period*. If they cannot do so within 20 days of a request for such documentation, they must be removed from the project and their employers will be subject to penalties as described in the Act.

R. *Prevailing Wage Requirement (Public Projects under \$75,000 are excluded)*

The contract resulting from this solicitation is subject to the State of Missouri Prevailing Wage Law (Cass County Wage Order 32). The Contractor shall include the provisions of this clause in all subcontracts for work to be performed by subcontractors under this contract so that provisions of this clause are binding upon subcontractors.

Not less than the prevailing wage included must be paid to all workers performing work under the contract (section 290.250, RSMo).

The Contractor will forfeit a penalty to the contracting public body of \$100 per day (or portion of a day) for each worker that is paid less than the prevailing rate for any work done under the contract by the Contractor or by any Subcontractor (section 290.250, RSMo).

S. *Permits/Certificates*

Contractor shall be responsible for obtaining all permits/certificates, and for incurring all expenses associated with those items, prior to proceeding with the scope of work and services described in this solicitation. Included in these permits will be the "Occupational License" required of all contractors and sub-contractors doing business within the City limits of Raymore. This permit can be obtained from the office of the City Clerk, 100 Municipal Circle, Raymore, Missouri, 64083.

Certificate copies must be submitted with the RFP, if the project utilizes any of the contractors listed herein; Class A & B Contractors, Electricians, Plumbers and Mechanical Contractors.

CLASS A & B Contractors, Electricians, Plumbers and Mechanical contractors who held a 2012 Raymore Occupational License, must provide proof of at least eight (8) continuing education credits (CEU) related to the trade for which the license was issued within the last year.

CLASS A & B Contractors, Electricians, Plumbers and Mechanical contractors who did not hold a 2012 Raymore Occupational License, must provide a certificate of competency with a passing grade (70% or higher) from a nationally recognized testing institution; OR possess a Contractor's License from a reciprocating city; OR provide proof of a Bachelor's degree in Structural Engineering, Architecture or Construction Science.

T. *Mobilization, Bonds and Insurance*

Mobilization, Bonds, and Insurance will be considered a lump sum item for payment.

Payment shall be made on the following schedule.

Percentage of Contract Completed	Percentage Mobilization Payment
5%	25%
10%	50%
25%	75%
50%	100%

U. *Bid Bond*

A bid bond or certified check from a surety or bank, acceptable to the City Clerk, in an amount equal to, or greater than, 5% of the maximum total bid price must accompany each proposal. Prior acceptability of the proposed surety or bank furnishing the bid security, before the bid date, is recommended. An unacceptable bid security may be cause for rejection of the proposal. No bidder may withdraw his bid for a period of thirty (60) days after the date of opening of bids.

T. *Performance Bond*

The Contractor shall within ten (10) days after the receipt of the notice of award furnish the City with a Performance Bond in penal sum equal to the amount of the contract price, conditioned upon the performance by the Contractor of all undertakings, covenants, terms, conditions and agreements of the contract documents, and upon the prompt payment by the Contractor to all persons supplying labor and materials in the prosecution of the work provided by the contract documents. Such bond shall be executed by the Contractor and a corporate bonding company licensed to transact such business in the State in which the work is to be performed. The expense of this bond shall be borne by the Contractor. If at any time a surety on any such bond is declared as bankrupt or loses its right to do business in the State of Missouri, the Contractor shall within ten (10) days after notice from the City to do so, substitute an acceptable bond in such form and sum and signed by such other surety or sureties as may be satisfactory to the City. The premiums on such bond shall be paid by the

Contractor. No further payments shall be deemed due nor shall be made until the new surety or sureties shall have furnished an acceptable bond to the City.

U. Payment Bond

The Contractor shall within ten (10) days after the receipt of the notice of award furnish the City with a Payment Bond in penal sum equal to the amount of the contract price, conditioned upon the prompt payment by the Contractor to all persons supplying labor and materials in the prosecution of the work provided by the contract documents. Such bond shall be executed by the Contractor and a corporate bonding company licensed to transact such business in the state in which the work is to be performed. The expense of this bond shall be borne by the Contractor. If at any time a surety on any such bond is declared as bankrupt or loses its right to do business in the State of Missouri, the Contractor shall within ten (10) days after notice from the City to do so, substitute an acceptable bond in such form and sum and signed by such other surety or sureties as may be satisfactory to the City. The premiums on such bond shall be paid by the Contractor. No further payments shall be deemed due nor shall be made until the new surety or sureties shall have furnished an acceptable bond to the City.

V. Maintenance Bond

Prior to acceptance of the project by the Raymore City Council, the Contractor shall furnish the Owner with a Maintenance Bond in penal sum equal to an amount of one half (50%) of the contract price and that shall remain in full force and effect for a period of two (2) years from the date of project acceptance by the Raymore City Council. The Maintenance Bond shall guarantee all materials and equipment furnished and work performed shall be free of defects due to faulty materials or workmanship and that the Contractor shall promptly make such corrections as may be necessary by reason of such defects including the repair of any damage to the parts of the system resulting from such defects. The Owner will give notice of observed defects with reasonable promptness. In the event that the Contractor should fail to make such repairs, adjustments, or other work that may be made necessary by such defects, the Owner may do so with all costs, including administration fees, going against the Maintenance Bond. Such bond shall be executed by the Contractor and a corporate bonding company licensed to transact such business in the state in which the work is to be performed. The expense of this bond shall be borne by the Contractor. If at any time a surety on any such bond is declared a bankrupt or loses its right to do business in the State of Missouri, the Contractor shall within ten (10) days after notice from the Owner to do so, substitute an acceptable bond in such form and sum and signed by such other surety or sureties as may be satisfactory to the Owner. The premiums on such bond shall be paid by the Contractor. No further payments shall be deemed due nor shall be made until the new surety or sureties shall have furnished an acceptable bond to the Owner.

W. Rejection of Bids

The City reserves the right to reject any and all bids, to waive technical defects in the bid, and to select the bid deemed most advantageous to the City.

X. Release of Information

Pursuant to 610.021 RSMo, all documents within a request for proposal will become an open record to the public upon a negotiated contract being executed. All documents within a request for bid become open record as soon as the bid is opened. Bidders and proposers should be aware that all documents within a submittal will become open records.

Y. American Products

Pursuant to RSMo 34.353 for Contracts over \$25,000 any manufactured goods or commodities used or supplied in the performance of the Contract or subcontract shall be manufactured or produced in the United States, unless determined to be exempt as provided in the statute.

1. Contractor agrees that any manufactured goods or commodities that are used or supplied in the performance of this Contract or any subcontract hereto shall be manufactured or produced in the United States, unless;
 - a. The manufactured good or commodity used or supplied involves an expenditure of less than twenty-five thousand dollars (\$25,000), or
 - b. The contractor shall provide evidence sufficient for the City to certify in writing that:
 - i. The specified products are not manufactured or produced in the United States in sufficient quantities to meet the agency's requirements, or
 - ii. The specified products cannot be manufactured or produced in the United States within the necessary time in sufficient quantities to meet the agency's requirements.
2. The written certification contemplated by Subsection 1(b) of this Section Y shall;
 - a. Specify the nature of the contract,
 - b. Specify the product being purchased or leased,
 - c. Specify the names and addresses of the United States manufacturers and producers contacted by the City or the project architect or engineer,
 - d. Provide an indication that such manufacturers or producers could not supply sufficient quantities or that the price of the products would increase the cost of the contract by more than ten (10) percent, and
 - e. Such other requirements as may be imposed by Section 34.353 of the revised Statutes of Missouri, as amended.
3. The written certification contemplated by Subsection 1(b) of this Section Y shall be maintained by the City for a period of at least three (3) years.

Z. Affidavit of Work Authorization and Documentation

Pursuant to Section 285.530 RSMo, the bidder must affirm its enrollment and participation in a federal work authorization program with respect to the employees proposed to work in connection with the services requested herein by

- * submitting the attached AFFIDAVIT OF WORK AUTHORIZATION and
- * providing documentation affirming the bidder's enrollment and

participation in a federal work authorization program (see below) with respect to the employees proposed to work in connection with the services requested herein.

E-Verify is an example of a federal work authorization program. Acceptable enrollment and participation documentation consists of the following two pages of the E-Verify Memorandum of Understanding (MOU): 1) a valid, completed copy of the first page identifying the bidder and 2) a valid copy of the signature page completed and signed by the bidder, the Social Security Administration, and the Department of Homeland Security – Verification Division.

PROPOSAL FORM A
RFP 26-472-701

PROPOSAL VALIDITY AND COMMITMENT TO SIGN AGREEMENTS

I (authorized agent) Gaylen Davenport having authority to act on behalf of (Company name) Heartland Sign & Lighting do hereby acknowledge that (Company name) Worldwide Energy, Inc., DBA Heartland Sign & Lighting will be bound by all terms, costs, and conditions of this proposal for a period of 90 days from the date of submission; and commit to sign the Agreements.


FIRM NAME: Worldwide Energy, Inc., DBA Heartland Sign & Lighting

ADDRESS: 14301 W 96th Terrace
Street

ADDRESS: Lenexa Kansas 66215
City State Zip

PHONE: 913-642-7446

E-MAIL: gaylen@heartlandsign.com

DATE: March 17, 2026
(Month-Day-Year) 
Signature of Officer/Title

DATE: _____
(Month-Day-Year) _____
Signature of Officer/Title

Indicate Minority Ownership Status of Bidder (for statistical purposes only):
Check One:

- MBE (Minority Owned Enterprise)
- WBE (Women Owned Enterprise)
- Small Business

PROPOSAL FORM B
RFP 26-472-701

CONTRACTOR DISCLOSURES

The Contractor submitting this RFP shall answer the following questions with regard to the past five (5) years. If any question is answered in the affirmative, the Firm shall submit an attachment, providing details concerning the matter in question, including applicable dates, locations, names of projects/project owners and circumstances.

1. Has the Firm been debarred, suspended or otherwise prohibited from doing business with any federal, state or local government agency, or private enterprise? Yes ___ No
 2. Has the Firm been denied prequalification, declared non-responsible, or otherwise declared ineligible to submit bids or proposals for work by any federal, state or local government agency, or private enterprise? Yes ___ No
 3. Has the Firm defaulted, been terminated for cause, or otherwise failed to complete any project that it was awarded? Yes ___ No
 4. Has the Firm been assessed or required to pay liquidated damages in connection with work performed on any project? Yes ___ No
 5. Has the Firm had any business or professional license, registration, certificate or certification suspended or revoked? Yes ___ No
 6. Have any liens been filed against the Firm as a result of its failure to pay subcontractors, suppliers, or workers? Yes ___ No
 7. Has the Firm been denied bonding or insurance coverage, or been discontinued by a surety or insurance company? Yes ___ No
 8. Has the Firm been found in violation of any laws, including but not limited to contracting or antitrust laws, tax or licensing laws, labor or employment laws, environmental, health or safety laws? Yes ___ No
- *With respect to workplace safety laws, this statement is limited to willful federal or state safety law violations.*
9. Has the Firm or its owners, officers, directors or managers been the subject of any criminal indictment or criminal investigation concerning any aspect of the Firm's business? Yes ___ No
 10. Has the Firm been the subject to any bankruptcy proceeding? Yes ___ No

Legal Matters

2. Claims, Judgments, Lawsuits: Are there or have there been any claims, judgments, lawsuits or alternative dispute proceedings involving the Firm that involve potential damages of \$10,000 or more in the past 48 months?

Yes No If yes, provide details in an attachment.

3. Complaints, Charges, Investigations: Is the Firm currently or has the firm been the subject of any complaint, investigation or other legal action for alleged violations of law pending before any court or governmental agency within the past 48 months ?

Yes No If yes, provide details in an attachment.

Required Representations

In submitting this RFP, the Firm makes the following representations, which it understands are required as a condition of performing the Contract Work and receiving payment for the same.

1. The Firm will possess all applicable professional and business licenses required for performing work in Raymore, Missouri.
2. The Firm satisfies all bonding and insurance requirements as stipulated in the solicitation for this project.
3. The Firm and all subcontractors that are employed or that may be employed in the execution of the Contract Work shall be in full compliance with the City of Raymore requirements for Workers' Compensation Insurance.
4. If awarded the Contract Work, the Firm represents that it will not exceed its current bonding limitations when the Contract Work is combined with the total aggregate amount of all unfinished work for which the Contractor is responsible.
5. The Firm represents that it has no conflicts of interest with the City of Raymore if awarded the Contract Work, and that any potential conflicts of interest that may arise in the future will be disclosed immediately to the City.
6. The Firm represents the prices offered and other information submitted in connection with its proposal for the Contract Work was arrived at independently without consultation, communication, or agreement with any other offeror or competitor.

7. The Firm will ensure that employees and applicants for employment are not discriminated against because of their race, color, religion, sex or national origin.

PROPOSAL FORM C
RFP 26-472-701

EXPERIENCE / REFERENCES

To be eligible to respond to this RFP, every bidder must be in business for a minimum of one (1) year and must demonstrate that they, or the principals assigned to this Project, have successfully completed services, similar to those specified in the Scope of Service section of this RFP, to at least one customer with a project similar in size and complexity to the City of Raymore. *Please list any Municipalities that you have done work for in the past, not including the City of Raymore.

Please provide a minimum of five references where your firm has performed similar work to what is being requested in the RFP and within the past 36 months. Please include ONLY the following information:

- Company Name
- Mailing Address
- Contact Person/Email
- Telephone Number
- Project Name, Amount and Date completed

COMPANY NAME	City of Leavenworth
ADDRESS	100 N, 5th St, Leavenworth, Kansas, 66048
CONTACT PERSON	Steve Grant
CONTACT EMAIL	SGrant@firstcity.org
TELEPHONE NUMBER	913-651-2203
PROJECT, AMOUNT AND DATE COMPLETED	Stubby Park Digital Sign, \$79,978, January 2020

COMPANY NAME	LaCygne Library
ADDRESS	209 N Broadway St., LaCygne, Kansas, 66040
CONTACT PERSON	Janet Reynolds
CONTACT EMAIL	lacyngelibrary@gmail.com
TELEPHONE NUMBER	913-757-2151
PROJECT, AMOUNT AND DATE COMPLETED	LaCynge Library Digital Sign Upgrade, \$20,636 , 08/06/2024

COMPANY NAME	Price Brothers
ADDRESS	159th Street & Hwy 69, Overland Park, Kansas 66062
CONTACT PERSON	Mark Sherwin
CONTACT EMAIL	marks@pricebrotherskc.com
TELEPHONE NUMBER	913-563-4144
PROJECT, AMOUNT AND DATE COMPLETED	Installation of Bluehawk Digital Board, \$29,500 , 2/15/2024

COMPANY NAME	Lamar Advertising
ADDRESS	7108 E 48th Terrace, Kansas City, MO 64129
CONTACT PERSON	Eric Worden, General Manager / Vice President
CONTACT EMAIL	eworden@lamar.com
TELEPHONE NUMBER	Office: 816-924-5900 , Personal: 417-818-3217
PROJECT, AMOUNT AND DATE COMPLETED	Digital Board Upgrade, \$17,500 , 2/26/2025

COMPANY NAME	Sac and Fox Casino
ADDRESS	Powhattan, Kansas
CONTACT PERSON	Eric Wright, General Manager
CONTACT EMAIL	ewright@sacandfoxcasino.com
TELEPHONE NUMBER	785-467-8000 ext.8621
PROJECT, AMOUNT AND DATE COMPLETED	New monument sign w/12*24' electronic message center, \$450,000 , Oct, 2022

State the number of Years in Business: 19 (+30)

State the current number of personnel on staff: 12

PROPOSAL FORM D

RFP 26-472-701

Proposal of Worldwide Energy, Inc., organized and
(Company Name)
existing under the laws of the State of Kansas, doing business
as Heartland Sign & Lighting (*)

To the City of Raymore, Missouri: In compliance with your Request for Proposal, Bidder hereby proposed and agrees to furnish all labor, tools, materials and supplies to successfully complete all requirements defined in City Project No. 26-472-701 – Recreation Park Video Display Sign.

This work is to be performed in strict accordance with the Plans and Specifications, including addendum number(s) N/A, issued thereto, receipt of which is hereby acknowledged for the following unit prices.

By submission of this Bid, each Bidder certifies, and in the case of a joint bid, each party thereto certifies as to his own organization, that this Bid has been arrived at independently, without consultation, communication or agreement as to any matter relating to this Bid with any other Bidder or with any competitor.


The Bidder hereby agrees to commence work under this contract on or before the date specified in the *Notice to Proceed* and to fully complete the project in accordance with the completion dates specified in the Special Provisions.

Bidder further acknowledges that bidder is the official holder of the "Standard Contract Documents and Technical Specifications & Design Criteria for Utility and Street Construction, City of Raymore, Missouri."

(*) Insert "a corporation, a partnership, or an individual" as applicable.

**BID PROPOSAL FORM E – RFP 26-472-701
CONTINUED**

Company Name Heartland Sign & Lighting

By 
Authorized Person's Signature
Gaylen Davenport
Print or type name and title of signer

Company Address 14301 W 96th Terrace
Lenexa, KS 66215

Phone 913-642-7446

Fax 913-310-0736

Email gaylen@heartlandsign.com

Date 03/17/2026

ADDENDA

Bidder acknowledges receipt of the following addendum:

Addendum No. _____

Addendum No. _____

Addendum No. _____

Addendum No. _____

Addendum No. _____

Addendum No. _____

LATE BIDS CANNOT BE ACCEPTED!

E - VERIFY AFFIDAVIT

(As required by Section 285.530,RSMo)

As used in this Affidavit, the following terms shall have the following meanings:

EMPLOYEE: Any person performing work or service of any kind or character for hire within the State of Missouri.

FEDERAL WORK AUTHORIZATION PROGRAM: Any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or an equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, under the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603.

KNOWINGLY: A person acts knowingly or with knowledge,
(a) with respect to the person’s conduct or to attendant circumstances when the person is aware of the nature of the person’s conduct or that those circumstances exist; or
(b) with respect to a result of the person’s conduct when the person is aware that the person’s conduct is practically certain to cause that result.

UNAUTHORIZED ALIEN: An alien who does not have the legal right or authorization under federal law to work in the United States, as defined in 8 U.S.C. 1324a(h)(3).

BEFORE ME, the undersigned authority personally appeared _____, who, being duly sworn, states on his oath or affirmation as follows:

Name/Contractor: Gaylen Davenport

Company: Heartland Sign & Lighting

Address: 14301 W 96th Terrace Lenexa, KS 66215

- 1 I am of sound mind and capable of making this Affidavit, and am personally acquainted with the facts stated herein.
- 2 Contractor is enrolled in and participates in a federal work authorization program with respect to the employees working in connection with the following services contracted between Contractor and the City of Raymore: Project # 26-472-701.
- 3 Contractor does not knowingly employ any person who is an unauthorized alien in connection with the contracted services set forth above.

4 Attached hereto is documentation affirming Contractor's enrollment and participation in a federal work authorization program with respect to the employees working in connection with the contracted services.

Heartland Sign & Lighting

Company Name



Signature

Name: Gaylen Davenport

Title: President



STATE OF Kansas COUNTY OF Johnson

Subscribed and sworn to before me this 17 day of March, 2026.

Notary Public: Tori Dial

My Commission Expires: 9/26/29 Commission # 1235732

PLEASE NOTE: Acceptable enrollment and participation documentation consists of the following 2 pages of the E-Verify Memorandum of Understanding:

- 1 A valid, completed copy of the first page identifying the Contractor; and
- 2 A valid copy of the signature page completed and signed by the Contractor, the Social Security Administration, and the Department of Homeland Security -Verification Division.



CITY OF RAYMORE
AGENDA ITEM INFORMATION FORM

DATE: 5/11/2026
SUBMITTED BY: Jonathan Zerr DEPARTMENT: Legal
ITEM CATEGORY: Ordinance

TITLE / ISSUE / REQUEST
Annexation of 155th Street (pg 102)

STRATEGIC PLAN GOAL / STRATEGY

FINANCIAL IMPACT
Award To:
Amount of Request/Contract:
Amount Budgeted:
Funding Source/Account:

PROJECT TIMELINE
Estimated Start Date Estimated End Date

STAFF RECOMMENDATION:
Approval

OTHER BOARDS & COMMISSIONS ASSIGNED
Name of Board or Commission:
Date:
Action/Vote:

LIST OF REFERENCE DOCUMENTS ATTACHED
1. Bill 4036

BACKGROUND / JUSTIFICATION
Bill 4036 seeks to complete a process that started in 2017 with the reconstruction of the bridge and interchange at 155th Street and I-49. At that time, the City of Kansas City and the City of Raymore entered into a cooperative cost-share agreement to provide funds and construction management for the completion of the bridge and interchange. The cooperative cost-share agreement contemplated a detachment of a portion of the north half of 155th Street right-of-way ("155th Street ROW") by the City of Kansas City, and the concurrent annexation of the same portion of 155th Street ROW into the City of Raymore.

The affected portion of 155th Street ROW extends between the centerline of Kentucky Road east to the centerline of Kurzell Road, all in Jackson County, Missouri.

The detachment and annexation of the 155th Street ROW will allow Raymore to provide consistent and timely public safety services to the area along the northern boundary of the City. It will also allow for maintenance and quality road construction to be maintained by Raymore as a vital transportation thoroughfare which is principally utilized by residents of Raymore.

Section 71.011 of the Revised Statutes of Missouri contemplates and outlines the process for the concurrent detachment of property from one municipality to another municipality. In following the statutory process, the City of Kansas City is in the process of approving Committee Substitute for Ordinance No. 260374 which will effectively detach the 155th Street ROW from its jurisdictional boundaries. Bill 4036 seeks to complete the statutory process by annexing the same portion of 155th Street ROW into the jurisdictional boundaries of Raymore.

BILL 4036

ORDINANCE

“AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, ANNEXING A PORTION OF THE NORTH HALF OF 155TH STREET LOCATED IN JACKSON COUNTY, MISSOURI, BETWEEN THE CENTERLINE OF KENTUCKY ROAD EAST TO THE CENTERLINE OF KURZWEIL ROAD.”

WHEREAS, the City of Kansas City and the City of Raymore share a common border generally located along the centerline of East 155th Street from the centerline of Kentucky Road east to the centerline of Kurzweil Road (“155th Street ROW”); and,

WHEREAS, the City of Kansas City is detaching the 155th Street ROW consisting of approximately 8.129 acres generally including twelve (12) properties located in the south half of Sections 32, 33, and 34 of Township 47 North, Range 32 West of the 5th Principal Meridian, contingent upon the City of Raymore passing an ordinance annexing the same 155th Street ROW into its jurisdictional boundaries; and,

WHEREAS, the City of Kansas City will retain any utility easements in, on, under, and appurtenant to, the 155th Street ROW; and,

WHEREAS, the intended detachment of the 155th Street ROW by Kansas City will include such portions of unimproved property dedicated as Right of Way for the City of Kansas City abutting the properties commonly known as:

- 15469 Kelley Road,
- 9000 E. County Line Road,
- 9200 E. 155th Street,
- 9300 E. County Line Road,
- 9410 E. 155th Street,
- 15400 Peterson Road,
- 15301 Peterson Road,
- 11500 E. 155th Street,
- 12310 E. 155th Street,
- 12930 E. 155th Street,
- 13000 E. 155th Street,
- 15400 Horridge Road,

all within the corporate city limits of Kansas City and abutting the City of Raymore; and,

WHEREAS, upon the detachment by the City of Kansas City, and the annexation by the City of Raymore, such 155th Street ROW will be completely within the control of the City of Raymore; and,

WHEREAS, the 155th Street ROW to be concurrently detached by the City of Kansas City and annexed by the City of Raymore abuts the City of Raymore; and

WHEREAS, it is in the best interest of each municipality to complete this action; and,

WHEREAS, all provisions of Section 71.011 RSMo, authorizing such concurrent detachment and annexation have been met; and,

WHEREAS, there are no residents living in the area to be detached.

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

Section 1. Annexation. That, contingent upon the City of Kansas City passing an ordinance detaching the same, the 155th Street ROW generally located in the south half of Section 32, 33, and 34 of Township 47 North, Range 32 West of the 5th Principal Meridian and more specifically described as follows, is hereby declared to be annexed into and made a part of the City of Raymore, Missouri:

All that part of the Public Right-of-Way of East 155th Street (formerly called County Line Road) as located in the South half of Sections 32, 33, and 34, Township 47 North, Range 32 West lying between the intersections of Kentucky Road and Kurzweil Road and situated in Kansas City, Jackson County, Missouri; more particularly described as follows:

COMMENCING at the Southwest corner of Section 32 Township 47 North, Range 32 West, and a point on the line dividing Jackson and Cass Counties, as referenced in City Ordinance No. 21954, passed December 31st, 1959; thence East along the line dividing Jackson and Cass Counties, said line also being the South line of Sections 32, 33, and 34, Township 47 North, Range 32 West, to a point on the centerline of Kentucky Road, as now established, +/-592 (591.64) feet East of said Southwest corner of Section 32, to the Point of Beginning; thence continuing East along the line dividing Jackson and Cass Counties to a point where the centerline of Kurzweil Road, as now established, intersects the Jackson County Line, said point being +/-126 (125.97) feet West of the Southeast corner of Section 34 Township 47 North, Range 32 West; thence North 25 feet along a line perpendicular to the last described course; thence West along a line 25 feet North of and parallel to the South line of the Southeast quarter of Section 34 Township 47 North, Range 32 West, to the East line of the Southwest quarter of said Section 34; thence South 5 feet along the East line of the Southwest quarter of Section 34 Township 47 North, Range 32 West to a point 20 feet North of the South line of said Sections 34; thence West along a line 20 feet North of and parallel to the South line of the Southwest quarter of Section 34 Township 47 North, Range 32 West, to the East line of the Southeast quarter of Section

33 Township 47 North, Range 32 West; thence West along a line 20 feet North of and parallel to the South line of the Southeast quarter of Section 33 Township 47 North, Range 32 West, to the East line of the Southwest quarter of Section 33 Township 47 North, Range 32 West; thence West along a line 20 feet North of and parallel to the South line of the Southwest quarter of Section 33 Township 47 North, Range 32 West, to a point 2,176.4 feet East of the West line of said Southwest quarter of Section 33; thence North 20 feet along a line perpendicular to the last described course to a point 40 feet North of the South line of the Southwest quarter of said Section 33; thence West 1450 feet along a line 40 feet North of and parallel to the South line of the Southwest quarter of Section 33 Township 47 North, Range 32 West, to a point 726.4 feet East of the West line of said Southwest quarter of Section 33; thence South 20 feet along a line perpendicular to the last described course to a point 20 feet North of the South line of the Southwest quarter of Section 33; thence West along a line 20 feet North of and parallel to the South line of the Southwest quarter of Section 33 Township 47 North, Range 32 West, to the East line of the Southeast quarter of Section 32 Township 47 North, Range 32 West; thence West along a line 20 feet North of and parallel to the South line of the Southeast quarter of Section 32 Township 47 North, Range 32 West, to the East line of the Southwest quarter of said Section 32; thence North 5 feet along a line perpendicular to the last described course to a point 25 feet North of the South line of the Southwest quarter of said Section 32; thence West along a line 25 feet North of and parallel to the South line of the Southwest quarter of Section 32 Township 47 North, Range 32 West, to a point on the centerline of Kentucky Road, as now established; thence South to the Point of Beginning (the "Property"). Containing 354,100 square feet or 8.129 Acres more or less.

Section 2. Contingencies and Conditions. Contingent upon the City of Kansas City passing an ordinance detaching and relinquishing the same, the City of Raymore hereby annexes to the City of Raymore the 155th Street ROW, including all right, title and interest in the same, and which is defined as the Property hereinabove; provided, however, that Kansas City shall retain an exclusive easement in the north half of the right of-way, including but not limited to the current location of Kansas City's water, sewer, and stormwater utilities. Kansas City shall also retain the right to operate, maintain and construct water, wastewater, and stormwater infrastructure under, along and across the easement that is the 155th Street ROW. Kansas City shall further have at all times the right to go upon the easement that is the 155th Street ROW and Raymore, Missouri will not use the said right-of-way in any manner that would interfere with the operation, maintenance or construction of Kansas City's infrastructure or its related systems. Any work performed by or for Kansas City in the easement shall be performed pursuant to Kansas City's standards for such work. Notice of any such work shall be given by Kansas City to Raymore,

Missouri as soon as reasonably practicable. Raymore, Missouri shall not require permits, bonds, or other similar measures for such work, but shall rely upon Kansas City to ensure that the work is performed in a workmanlike and timely manner.

To the extent that any such infrastructure is currently located in the north half of the right-of-way, Raymore, Missouri will grant to Kansas City, and Kansas City will accept a non-exclusive easement from the center line of 155th Street north, to the north line of the existing right of way. Kansas City shall retain the right to operate, maintain and construct water, wastewater, and stormwater infrastructure under, along and across the easement. Kansas City shall have at all times the right to go upon the easement and Raymore, Missouri will not use the said right-of-way in any manner that would interfere with the operation, maintenance or construction of Kansas City's infrastructure or its related systems. Any work performed by or for Kansas City in the easement shall be performed pursuant to Kansas City's standards for such work. Notice of any such work shall be given by Kansas City to Raymore, Missouri as soon as reasonably practicable. Raymore, Missouri shall not require permits, bonds, or other similar measures for such work, but shall rely upon Kansas City to ensure that the work is performed in a workmanlike and timely manner.

Both Raymore, Missouri and Kansas City, Missouri acknowledge that it may be necessary to bring utilities across 155th Street at certain locations. When it is deemed necessary to make such a crossing, they will cooperate to reasonably accomplish such crossing without undue delay or unnecessary cost. Prior to Raymore making or allowing such a crossing, it will submit plans to Kansas City for its review and approval, which will not be unreasonably withheld. Prior to Kansas City making or allowing such a crossing, it will submit plans to Raymore for its review and approval, which will not be unreasonably withheld. It is understood that both Raymore and Kansas City will acknowledge the presence of existing infrastructure in place before a crossing is made and take all steps necessary to preserve the integrity of such infrastructure and access to it.

Section 3. Purpose & Justification. That the purpose and justification for the annexation by the City of Raymore is to allow for better provision of utility, transportation, infrastructure, and public safety services to the property owners within the properties adjoining and abutting the 155th Street ROW.

Section 4. That the City Manager is hereby directed to file certified copies of this ordinance with the appropriate Jackson County officials as required by Section 71.011 RSMo, simultaneously with the filing of the City of Kansas City ordinance detaching the Property, including the county clerk of Jackson County, the county assessor of Jackson County, the county recorder of deeds of Jackson County, and the clerk of the circuit court of Jackson County.

Section 5. Effective Date. The effective date of approval of this Ordinance shall be coincidental with the Mayor's signature and attestation by the City Clerk.

Section 6. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid, or unconstitutional by any court of competent jurisdiction, such portion shall be deemed as separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

DULY READ THE FIRST TIME THIS 11TH DAY OF MAY, 2026.

BE IT REMEMBERED THAT THE ABOVE ORDINANCE WAS APPROVED AND ADOPTED THIS 8TH DAY OF JUNE, 2026, BY THE FOLLOWING VOTE:

Councilmember Baker
Councilmember Barber
Councilmember Burke III
Councilmember Circo
Councilmember Engert
Councilmember Holman
Councilmember McDonald
Councilmember Roe

ATTEST:

APPROVE:

Erica Hill, City Clerk

Kristofer P. Turnbow, Mayor

Date of Signature

THE RAYMORE CITY COUNCIL HELD A WORK SESSION ON MONDAY, APRIL 6 2026, AT 6:00 P.M., AT RAYMORE CITY HALL, 100 MUNICIPAL CIRCLE. PRESENT: MAYOR TURNBOW, COUNCILMEMBERS BURKE III, CIRCO, HOLMAN, ENGERT, MCDONALD, AND ROE. ALSO PRESENT: CITY MANAGER JIM FEUERBORN, ASSISTANT CITY MANAGER RYAN MURDOCK, AND CITY STAFF.

A. Sign Code

Staff discussed a request to review the existing sign code as it pertains to the size of signs permitted on agriculturally zoned properties.

B. 155th Street Kansas City De-annexation

The city of Kansas City has contacted staff to inform them that they will be proceeding with the de-annexation of their portion of 155th Street as called for in the 2017 cost share agreement. Staff outlined the next steps that will need to be taken in that process.

C. Charter Commission

In the next several weeks the process will begin for the formation of the Charter Commission. Mayor Turnbow announced there will be a resolution for consideration outlining the process at the first regular meeting in June.

D. Other

The work session of the Raymore City Council adjourned at 6:47 p.m.