

THE RAYMORE CITY COUNCIL MET IN REGULAR SESSION ON MONDAY, OCTOBER 14, 2024, IN COUNCIL CHAMBERS AT 100 MUNICIPAL CIRCLE, RAYMORE, MISSOURI. MEMBERS PRESENT: MAYOR TURNBOW, COUNCILMEMBERS ABDELGAWAD, BAKER, BARBER, BURKE III, CIRCO, ENGERT, HOLMAN, AND MILLS. 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. Councilmember Mills arrived at 6:01 p.m.

2. Roll Call

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

3. Pledge of Allegiance

4. Presentation/Awards

5. Personal Appearances

6. Staff Reports

Development Services Director David Gress reviewed the staff report included in the Council packet. He answered questions from Council.

City Manager Jim Feuerborn and Public Works Director Trent Salsbury answered questions from Council regarding the status of the Ward Road project.

Chief of Police Jim Wilson reviewed the staff report included in the Council packet. He answered questions from Council.

City Manager Jim Feuerborn announced items for the October 21 work session.

7. Committee Reports

8. Consent Agenda

A. City Council Meeting minutes, September 23, 2024

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

DISCUSSION: None

VOTE: Councilmember Abdelgawad Aye

Councilmember Baker	Aye
Councilmember Barber	Aye
Councilmember Burke III	Aye
Councilmember Circo	Aye
Councilmember Engert	Aye
Councilmember Holman	Aye
Councilmember Mills	Aye

9. Unfinished Business

A. Evergy Franchise Agreement

BILL 3912: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, GRANTING EVERGY MISSOURI WEST, ITS SUCCESSORS AND ASSIGNS, A FRANCHISE AND AUTHORIZATION TO CONSTRUCT, OPERATE AND MAINTAIN ALL APPROPRIATE FACILITIES FOR CARRYING ON A LIGHT, HEAT AND POWER BUSINESS, GRANTING THE RIGHT TO USE THE STREETS, ALLEYS AND ALL OTHER PUBLIC PLACES OF THE CITY WITHIN THE PRESENT OR FUTURE CERTIFICATED SERVICE TERRITORY OF THE COMPANY THEREFORE, AND PRESCRIBING THE TERMS AND CONDITIONS OF SUCH AUTHORIZATION."

City Clerk Erica Hill conducted the second reading of Bill 3912 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3912 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Aye

Mayor Turnbow announced the motion carried and declared Bill 3912 as **Raymore City Ordinance 2024-043**.

B. Sunset Lane Acquisition/Settlement Agreement

BILL 3913: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING AN AGREEMENT FOR THE ACQUISITION OF RIGHT-OF-WAY AND A TEMPORARY CONSTRUCTION EASEMENT NEEDED TO COMPLETE THE CONSTRUCTION OF SUNSET LANE."

City Clerk Erica Hill conducted the second reading of Bill 3913 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3913 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Aye

Mayor Turnbow announced the motion carried and declared Bill 3913 as **Raymore City Ordinance 2024-044.**

C. Award of Contract - Sunset Lane & Hawk Ridge Park Project

BILL 3916: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH VF ANDERSON BUILDERS FOR THE SUNSET LANE AND HAWK RIDGE PARK PROJECT, CITY PROJECT NUMBER 24-361-201, IN THE AMOUNT OF \$2,118,106.14 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

City Clerk Erica Hill conducted the second reading of Bill 3916 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3916 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Aye

Mayor Turnbow announced the motion carried and declared Bill 3916 as **Raymore City Ordinance 2024-045.**

D. Award of Contract - Sidewalk Replacement Project

BILL 3917: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH INCO-USA LLC FOR THE SIDEWALK REPLACEMENT PROJECT, CITY PROJECT NUMBER 24-458-201, IN THE AMOUNT OF \$200,554.07 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

City Clerk Erica Hill conducted the second reading of Bill 3917 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3917 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Aye

Mayor Turnbow announced the motion carried and declared Bill 3917 as **Raymore City Ordinance 2024-046.**

E. Award of Contract - Memorial Park Bridges

BILL 3915: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH TERRY SNELLING CONSTRUCTION, INC. FOR THE MEMORIAL PARK BRIDGES PROJECT, CITY PROJECT NUMBER 24-449-202, IN THE AMOUNT OF \$230,000 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

City Clerk Erica Hill conducted the second reading of Bill 3915 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3915 by title only.

DISCUSSION: None

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

Councilmember Engert	Aye
Councilmember Holman	Aye
Councilmember Mills	Aye

Mayor Turnbow announced the motion carried and declared Bill 3915 as **Raymore City Ordinance 2024-047.**

10. New Business

A. Adoption of the FY 2025 City Budget (public hearing)

BILL 3918: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE FISCAL YEAR 2025 BUDGET."

City Clerk Erica Hill conducted the first reading of Bill 3918 by title only.

Mayor Turnbow opened the public hearing at 6:15 p.m. and called for a staff report.

City Manager Jim Feuerborn reviewed the staff report included in the Council packet. The City Manager transmitted the proposed Fiscal Year 2025 Budget and Capital Improvement Program (CIP) to the City Council on Aug. 19, 2024. The Council had the opportunity to discuss the Fiscal Year 2025 Budget and CIP at each of the three Council work sessions following the presentation. He reviewed the total proposed expenditures and transfers included in the budget.

Mayor Turnbow opened the floor for public comments. Hearing none, he closed the public hearing at 6:19 p.m.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3918 by title only in its entirety as presented by the City Manager on August 19 with the following amendments:

1. That \$1,124,557 be transferred from the General Fund available fund balance to the Transportation Fund to be used on Street and Curb projects to be determined.
2. That \$2,685 be transferred from the General Fund available fund balance to the General Fund Streets budget for the purchase of a Solar Weather Camera.
3. That \$3,020 be transferred from the General Fund available fund balance to the General Fund Administration budget for the purchase of a Drone.
4. That \$9,169 be transferred from the General Fund available fund balance to the General Fund Streets budget for the purchase of Advanced Traffic Counting Equipment.
5. That \$109,446 be transferred from the Enterprise Fund available fund balance to the Enterprise Fund Water and Sewer Capital Outlay - Vehicles accounts for the purchase of a Backhoe/Loader.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye

Councilmember Barber	Aye
Councilmember Burke III	Aye
Councilmember Circo	Aye
Councilmember Engert	Aye
Councilmember Holman	Aye
Councilmember Mills	Aye

B. Budget Amendment: FY 2024 Operating Adjustments

BILL 3919: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE FISCAL YEAR 2024 OPERATING BUDGET."

City Clerk Erica Hill conducted the first reading of Bill 3919 by title only.

Finance Director Elisa Williams reviewed the staff report included in the Council packet. During Fiscal Year 2024, the following operating transactions occurred causing projections to exceed budget and require budget amendments. Finance staff has accumulated these items to be addressed as a single budget amendment:

1. The Compensation Classification study was completed and implemented effective March 1, 2024. It is necessary to adjust personnel budgets prorated for the eight months in the operating funds. \$644,882 General Fund (01), \$58,289 Park Fund (25) and \$42,598 Enterprise Fund (50)
2. The Administration department completed and paid for the Compensation Study in FY2024 that was budgeted in FY 2023. \$24,218 General Fund
3. The Street department purchased an Anti-Ice Spray System. \$82,875 General Fund
4. The Finance department saw an increase in credit card fees due to an increase in usage as well as an increase in fees charged by the processor. \$46,000 General Fund
5. The Communications department created a position and hired a Community Engagement Coordinator. This position was originally a temporary intern and then later became an FTE. \$41,000 General Fund
6. The Prosecutor contract was renewed and increased during the middle of FY 2024. \$2,250 General Fund Prosecutor department
7. The Enterprise Fund should reimburse the General Fund for the increase in credit card fees associated with utility billing. \$46,000 Enterprise Fund
8. Available fund balance was transferred from the: General Fund, Capital Improvement Sales Tax Fund, Water Connection Fee Fund and Sewer Connection Fee Fund to the Restricted Revenue Fund for expenses associated with fighting the threatened landfill. \$2,500,000 General Fund; \$500,000 Capital Improvement Sales Tax Fund; \$145,000 Water Connection Fee Fund ; \$145,000 Sewer Connection Fee Fund
9. Restricted Revenue Funds were used to pay for expenses and settlement associated with the landfill on the northern border of the city. \$3,290,000 Restricted Revenue Fund
10. Restricted Funds set aside for: Growth Management Plan, Citizen Survey and Community Art were used for professional services related to the City's

Comprehensive Plan, the annual Citizen Survey and the Raymore Mural on the east side of the city. \$54,516 Restricted Revenue Fund

11. There were emergency repairs to curbs in Edgewater Third in the Creekmoor subdivision paid for from the Transportation Sales Tax Fund. \$24,245 Transportation Fund
12. The Communications Department requested to transfer Arts Commission funds to the Restricted Fund for a future lease payment for public art. \$2,000
13. The Parks & Recreation Department had additional credit card fees due to increased fees and usage. \$5,729 Park Fund

City Manager Jim Feuerborn reviewed the necessity for the amendments of several items and answered questions from Council.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3919 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Aye

C. Timber Ridge Rezoning R-1P to R-2 (public hearing)

BILL 3924: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE ZONING MAP FROM "R1-P" SINGLE FAMILY RESIDENTIAL PLANNED DISTRICT TO "R-2" SINGLE AND TWO FAMILY RESIDENTIAL DISTRICT, A 17.33 ACRE TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the first reading of Bill 3924 by title only.

Mayor Turnbow opened the public hearing at 6:31 p.m. and called for a staff report.

Development Services Director David Gress reviewed the staff report included in the Council packet. Sean Siebert is requesting to reclassify the zoning designation of approximately 17.33 acres of land, generally located at the northeast corner of Dean Avenue and Johnston Drive from "R-1P" Single Family Residential Planned District to "R-2" Single and Two-Family Residential District. The property was previously included as part of the Timber Trails Preliminary Plat which was originally approved by the City in 2004. Approval of the application would allow for the applicant to proceed with developing the property under the "R-2" Single and

Two-Family Residential District. A Preliminary Plat application has been filed concurrently with this application. He confirmed that the public hearing was properly advertised in the North Cass Herald. A Good Neighbor Meeting was held on August 14, 2024, with no public attending. At its September 17, 2024, meeting, the Planning and Zoning Commission voted 8-0 to recommend approval of this request.

Councilmember Burke asked about the number of duplexes on Darrowby. Councilmember Baker stated there are 13 duplexes on the west side of Darrowby.

Matt Schlicht, Engineering Solutions, 50 SE 30th Street, Lee's Summit, MO, reviewed the project.

Councilmember Baker asked if the development would be owner occupied or rental units. Mr. Schlicht answered they would be owned and rented by Mr. Seibert.

Councilmember Abdelgawad asked how many units in his current properties are currently empty.

Sean Siebert, 1813 SW Fountain Drive, Lee's Summit, MO, stated the demand for this one-level living product type is very high and there are waiting lists at the other properties.

Councilmember Burke asked if you can see the different styles from the east. Mr. Siebert stated there are 2 floor plans. Mr. Schlicht added that there are a variety of colors and materials used throughout the project.

City Attorney Jonathan Zerr reminded the Council that there are findings of fact for consideration on a rezoning application and questions should relate to those findings of fact.

Councilmember Circo asked about berming between the project and Darrowby.

Councilmember Holman called for a point of order, stating the question is not appropriate for a rezoning application.

Mayor Turnbow opened the floor for public comments. Hearing none, he closed the public hearing at 6:45 p.m.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3924 by title only.

DISCUSSION: None

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

Councilmember Engert	Aye
Councilmember Holman	Aye
Councilmember Mills	Nay

Mayor Turnbow voted Aye to break the tie.

D. Timber Ridge Preliminary Plat (public hearing)

RESOLUTION 24-28: "A RESOLUTION OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE PRELIMINARY PLAT FOR THE TIMBER RIDGE SUBDIVISION, A 17.33 ACRE TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the reading of Resolution 24-28 by title only.

Mayor Turnbow opened the public hearing at 6:46 p.m. and called for a staff report.

Development Services Director David Gress reviewed the staff report included in the Council packet. Sean Siebert is requesting preliminary plat approval for the proposed Timber Ridge Subdivision, a 35 lot two-family subdivision located on approximately 17.33 acres generally located at the northeast corner of Dean Avenue and Johnston Drive. The request would allow for the development of 70 new housing units within the subdivision. The subject property was originally included as part of the Timber Trails Preliminary Plat, which was approved in 2004. This phase of the Timber Trails Subdivision has remained undeveloped. A Memorandum of Understanding has been prepared for the proposed development and includes regulations on the total number of approved lots and units, building elevations and architecture within the subdivision. At its September 17, 2024, meeting, the Planning and Zoning Commission voted 7-1 to recommend approval of this request.

Councilmember Mills stated if the developer sells to another entity, the new owner wouldn't be held to the Memorandum of Understanding (MOU). City Attorney Jonathan Zerr stated the MOU would apply to any future purchaser.

Mayor Turnbow asked Mr. Siebert how long he has owned Oak Ridge Farms. Mr. Siebert stated he's owned the ground since 2012, began building in 2016, and maintains ownership of all the units. Mayor Turbow stated he also owned units on Park Drive and asked how long he owned them. Mr. Siebert stated he sold them before building Oak Ridge Farms, but owned them for 33 years. Mayor Turnbow asked about the properties on Conway. Mr. Siebert stated he owns and intends to continue ownership of those properties, as well.

Councilmember Abdelgawad asked if the properties owned by Mr. Siebert have higher call volumes from the Police Department compared to other neighborhoods in the City. Chief Wilson stated there are no more calls for service there as compared to anywhere else in the city.

Mayor Turnbow pointed out that this developer isn't asking for incentives, will install \$250,000 in street lights, and have worked with staff to develop a quality product.

Councilmember Baker stated his constituents would rather have single family, owner occupied homes.

Councilmember Burke stated he would be abstaining from the vote as he did not conduct his due diligence on this item as he was voting against the rezoning of this property.

Mr. Zerr pointed out the terms of consideration of a preliminary plat.

Mayor Turnbow opened the floor for public comments. Hearing none, he closed the public hearing at 7:02 p.m.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the reading of Resolution 24-28 by title only.

DISCUSSION: Councilmember Holman asked the perceived difference between owner occupied and rental housing, noting that a number of single family homes are owned by corporations and rented.

Councilmember Abedlgawad asked fellow Councilmembers to look at facts, pay attention to crime reports, and not rely on opinions.

Councilmember Burke stated his constituents would like to see development slow down.

Councilmember Circo noted that during COVID, banks came in to buy and rent single family homes and he is noticing this trend reversing as banks are unloading these properties.

Councilmember Engert asked if tenants pay a monthly fee for services other than rent. Mr. Siebert answered no, however, should the tenant wish to have snow removal services, they can pay extra. He stated he provides maintenance of the units, as well.

ROLL CALL VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Nay
	Councilmember Barber	Aye
	Councilmember Burke III	Nay
	Councilmember Circo	Nay
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Nay

Mayor Turnbow voted Aye to break the tie.

E. Peak Auto Conditional Use Permit - 217 N. Madison (public hearing)

BILL 3923: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING A CONDITIONAL USE PERMIT FOR AUTOMOBILE SALES ON THE PROPERTY LOCATED AT 217 N. MADISON STREET, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the first reading of Bill 3923 by title only.

Mayor Turnbow opened the public hearing at 7:10 p.m. and called for a staff report.

Development Services Director David Gress reviewed the staff report included in the Council packet. Trent Sweitzer, representing Peak Auto Group is requesting a Conditional Use Permit to operate a "Light Equipment and Vehicle Sales or Rental" business and share the existing space with the existing Summit Integrity Automotive building, located at 217 N. Madison St. The request allows for the applicant to sell used vehicles on the property associated with the existing vehicle repair business. He confirmed that the public hearing was properly advertised in the North Cass Herald. On September 11, 2024, the Board of Zoning Adjustment approved a Variance of Use request to Section 410.020, allowing for a "Light Equipment and Vehicle Sales or Rental" use to be considered as a "C" Conditional Use in the C-2 General Commercial zoning district. Approval of the request allowed for the applicant to submit a Conditional Use Permit to the Planning and Zoning Commission and City Council. The Conditional Use Permit would allow vehicle sales to occur on the property subject to the conditions recommended by staff. Notices were sent to surrounding property owners with no comments about the use, however, they did comment on the current upkeep of the property which has been resolved. At its September 17, 2024, meeting, the Planning and Zoning Commission voted 8-0 to recommend approval of the Conditional Use Permit.

Trent Switzer, applicant, reviewed the request and provided an update of improvements since they took over the property in February 2024. He answered questions from Council.

Mayor Turnbow opened the floor for public comments. Hearing none, he closed the public hearing at 7:20 p.m.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3923 by title only.

DISCUSSION: Councilmember Abdelgawad applauded the applicant for proceeding with the right steps for expanding their business.

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

Councilmember Engert	Aye
Councilmember Holman	Aye
Councilmember Mills	Aye

F. Establishing a Stop Sign

BILL 3922: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, ESTABLISHING STOP SIGNS WITHIN THE CITY LIMITS OF RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the first reading of Bill 3922 by title only.

Public Works Director Trent Salsbury reviewed the staff report included in the Council packet. Based on recent discussions, staff has brought forward traffic control modifications for the Council's consideration. Being considered are stop signs at Creekmoor Drive and Kettering Lane. This includes stop ahead signs for both directions of Creekmoor Drive.

City Manager Jim Feuerborn stated Creekmoor Drive was approved as a long connector street and this is not intended to slow down traffic. The issue is visibility from northbound Kettering Lane onto Creekmoor Drive.

They answered questions from Council.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3922 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Aye

G. General Obligation Series 2024 Bond Issue

BILL 3920: "AN ORDINANCE AUTHORIZING THE ISSUANCE OF NOT TO EXCEED \$5,515,000 PRINCIPAL AMOUNT OF GENERAL OBLIGATION BONDS, SERIES 2024 OF THE CITY OF RAYMORE, MISSOURI, AND AUTHORIZING CERTAIN OTHER DOCUMENTS AND ACTIONS BY THE CITY."

City Clerk Erica Hill conducted the first reading of Bill 3919 by title only.

Finance Director Elisa Williams reviewed the staff report included in the Council packet. On August 4, 2020, Raymore voters approved the issuance of no tax increase debt to fund \$17,575,000 in street improvements and \$5,930,000 in park improvements. This ordinance is the final draw down and includes a total principal amount of \$5,515,000 for transportation projects including: Kurzweil Road, Street Lights, and the I-49 Fly over bridge. This issue will be bank-qualified, which is available to all issuers who intend to issue \$10 million or less of tax-exempt securities in any one calendar year. The 2024 General Obligation Bonds are expected to be sold via an electronic competitive sale method on November 12 and Piper, Sandler & Co. will be serving as the City's financial advisor and Gilmore & Bell as the City's Bond Counsel.

City Manager Jim Feuerborn stated the rating call occurred today. He noted part of the discussion was regarding the reduction of property value.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the first reading of Bill 3920 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Aye
	Councilmember Burke III	Aye
	Councilmember Circo	Aye
	Councilmember Engert	Aye
	Councilmember Holman	Aye
	Councilmember Mills	Aye

11. Public Comment

12. Mayor/Council Communication

Mayor Turnbow and Councilmembers thanked staff for recent events, welcomed Nonna's Trattoria restaurant, expressed excitement for the Sunset Lane extension, and discussed negative stereotypes and positive amenities of rental housing.

Councilmember Burke reviewed his attendance at the APA Quad-State Conference in Fayetteville, AR.

13. Adjournment

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

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
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Councilmember Baker	Aye
Councilmember Barber	Aye
Councilmember Burke III	Aye
Councilmember Circo	Aye
Councilmember Engert	Aye
Councilmember Holman	Aye
Councilmember Mills	Aye

The regular meeting of the Raymore Council adjourned at 7:45 p.m.

Respectfully submitted,

Erica Hill
City Clerk