

THE RAYMORE CITY COUNCIL MET IN REGULAR SESSION ON MONDAY, DECEMBER 9, 2024, IN COUNCIL CHAMBERS AT 100 MUNICIPAL CIRCLE, RAYMORE, MISSOURI. MEMBERS PRESENT: MAYOR TURNBOW, COUNCILMEMBERS ABDELGAWAD, BAKER, 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.

2. Roll Call

City Clerk Erica Hill called roll; quorum present to conduct business. Councilmember Barber was absent. Councilmember Holman exited the meeting at 6:20 p.m.

3. Pledge of Allegiance

4. Presentation/Awards

5. Personal Appearances

6. Staff Reports

Development Services Director David Gress and Police Chief Jim Wilson reviewed their staff reports included in the Council packet.

City Manager Jim Feuerborn announced items for the December 16 work session. He announced recent graduates from the Heartland Certified Public Manager Program at the University of Kansas: Economic Development Director Jordan Lea, Parks and Recreation Director Nathan Musteen, and Recreation Superintendent Todd Brennon. Finance Director Elisa Williams and Chief of Police Jim Wilson were recognized for Distinction in the program for their ongoing education and involvement in city programs. He also announced that Chief Wilson has been named to the Board for the Metro Squad. He noted the City is being recognized for Excellence in Financial Reporting for the 14th year in a row.

7. Committee Reports

8. Consent Agenda

A. City Council Meeting minutes, November 25, 2024

B. Resolution 24-35: Arts Commission Reappointment of Gary Graves

C. Resolution 24-36: Planning & Zoning Commission Reappointment of Loren Shanks

D. Resolution 24-37: Planning & Zoning Commission Appointment of Aaron Harrison

E. Resolution 24-38: Park Board Reappointment of Patrick Kies

- F. Resolution 24-39: Park Board Reappointment of Joshua Collier**
- G. Resolution 24-40: Park Board Reappointment of Christopher Scott**
- H. Resolution 24-41: Board of Adjustment Appointment of Todd Berck**

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

DISCUSSION: Mayor Turnbow recognized Todd Berck in the audience.

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

9. Unfinished Business

A. White Tail Run PUD Rezoning & Preliminary Plan

BILL 3930: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AMENDING THE ZONING MAP FROM "R-1" SINGLE FAMILY RESIDENTIAL DISTRICT TO "PUD" PLANNED UNIT DEVELOPMENT DISTRICT, AND APPROVING THE WHITE TAIL RUN PRELIMINARY DEVELOPMENT PLAN, A 185.78 ACRE TRACT OF LAND LOCATED SOUTH OF 195TH STREET, EAST OF ELK DRIVE, IN RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the second reading of Bill 3930 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3930 by title only.

DISCUSSION: Councilmember Baker asked if we have a signed copy of the Memorandum of Understanding. Development Services Director David Gress answered yes.

Discussion ensued regarding receipt of the MOU and traffic concerns.

ROLL CALL VOTE:

Councilmember Abdelgawad	Aye
Councilmember Baker	Nay
Councilmember Barber	Absent
Councilmember Burke III	Aye
Councilmember Circo	Aye
Councilmember Engert	Aye

Councilmember Holman	Aye
Councilmember Mills	Nay

Mayor Turnbow announced the motion carried and declared Bill 3930 as **Raymore City Ordinance 2024-056.**

B. Award of Contract - 2024 Inflow & Infiltration Project

BILL 3927: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH KISSICK CONSTRUCTION CO., INC. FOR THE INFLOW AND INFILTRATION REDUCTION PROJECT, CITY PROJECT NUMBER 24-459-201, IN THE AMOUNT OF \$76,000.00 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

City Clerk Erica Hill conducted the second reading of Bill 3927 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3927 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Absent
	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 3927 as **Raymore City Ordinance 2024-057.**

C. Cunningham 4th Final Plat

BILL 3928: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE CUNNINGHAM AT CREEKMOOR 4TH FINAL PLAT, LOTS 87 THRU 127 AND TRACT I, A SUBDIVISION OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the second reading of Bill 3928 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3928 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Absent
	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 3928 as **Raymore City Ordinance 2024-058.**

D. Park Side 2nd Final Plat

BILL 3929: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, APPROVING THE PARK SIDE 2ND FINAL PLAT, LOTS 29-60 AND TRACTS G-I, A SUBDIVISION OF LAND LOCATED IN THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 46N, RANGE 32W, RAYMORE, CASS COUNTY, MISSOURI."

City Clerk Erica Hill conducted the second reading of Bill 3929 by title only.

MOTION: By Councilmember Holman, second by Councilmember Abdelgawad to approve the second reading of Bill 3929 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Absent
	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 3929 as **Raymore City Ordinance 2024-059.**

Councilmember Holman excused himself from the meeting at 6:20 p.m. due to an emergency.

E. Award of Contract - Trash and Recycling Services for City Facilities

BILL 3932: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH

CONSTABLE SANITATION, INC. FOR THE TRASH AND RECYCLING SERVICES OF CITY FACILITIES AND PROVIDE ON-CALL ROLL-OFF SERVICE IN THE AMOUNT OF \$12,900.00 FOR 2025 WITH TWO ONE-YEAR RENEWALS AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS.”

City Clerk Erica Hill conducted the second reading of Bill 3932 by title only.

MOTION: By Councilmember Abdelgawad, second by Councilmember Burke III to approve the second reading of Bill 3932 by title only.

DISCUSSION: None

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

Mayor Turnbow announced the motion carried and declared Bill 3932 as **Raymore City Ordinance 2024-060**.

10. New Business

A. Original Town Alleyway Vacation (public hearing)

BILL 3933: “AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, VACATING A PORTION OF THE ALLEY RIGHT-OF-WAY LOCATED IN BLOCK 14 OF THE ORIGINAL PLAT OF THE CITY OF RAYMORE, CASS COUNTY, MISSOURI.”

City Clerk Erica Hill conducted the first reading of Bill 3933 by title only.

Mayor Turnbow opened the public hearing at 6:21 p.m. and called for a staff report.

Development Services Director David Gress reviewed the staff report included in the Council packet. Beth Plunkett (105 E. Olive Street) and Pamela Hatcher (303-307 S. Washington Street) have jointly filed applications requesting to vacate approximately 120 feet of right-of-way located within the existing alleyway abutting their properties along E. Olive Street, between S. Washington Street and S. Franklin Street in the Original Town Neighborhood. The applicants are requesting to vacate the portions of the alleyway abutting their properties and to subsequently take ownership of the area within the alleyway. At their December 3, 2024, meeting, the Planning and Zoning Commission voted 7-0 to accept the proposed findings of fact and forward the request to the City Council with a recommendation of approval. The

applicant has requested to continue the item to the December 23 meeting as they are out of town.

MOTION: By Councilmember Abdelgawad, second by Councilmember Burke III to continue Bill 3933 to the December 23 meeting and keep the public hearing open until that meeting.

DISCUSSION: None

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

B. Award of Contract - Operations Haul-Off Project

BILL 3926: "AN ORDINANCE OF THE CITY OF RAYMORE, MISSOURI, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH TERRY SNELLING CONSTRUCTION, INC. FOR THE OPERATIONS HAUL-OFF PROJECT, CITY PROJECT NUMBER 25-007, IN THE AMOUNT OF \$30,000.00 AND AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS WITHIN ESTABLISHED BUDGET CONSTRAINTS."

City Clerk Erica Hill conducted the first reading of Bill 3926 by title only.

Public Works Director Trent Salsbury reviewed the staff report included in the Council packet. The Operations Haul-Off project primarily consists of removal of debris from the Public Works facility, an area that is approximately 23,000 square feet. The debris to haul off is primarily dirt, concrete rubble and asphalt debris, but also includes other miscellaneous materials (no household hazardous waste). Three bids were received for the Operations Haul-Off project on November 6, 2024. Because of budget limitations, staff worked with the lowest bidder, Terry Snelling Construction, to revise the contract to fit the budget, resulting in a revised bid amount of \$30,000, in which brush haul-off was removed from the contract. He answered questions from Council.

MOTION: By Councilmember Abdelgawad, second by Councilmember Burke III to approve the first reading of Bill 3926 by title only.

DISCUSSION: None

VOTE:	Councilmember Abdelgawad	Aye
	Councilmember Baker	Aye
	Councilmember Barber	Absent

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

C. Intergovernmental Cooperative Agreement for Water Services

BILL 3934: "AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF RAYMORE, MISSOURI, TO ENTER INTO AN INTERGOVERNMENTAL COOPERATIVE AGREEMENT WITH THE CITY OF BELTON, MISSOURI, AND MASON BANKS FOR THE PROVISION OF EXTRA-TERRITORIAL WATER SERVICES."

City Clerk Erica Hill conducted the first reading of Bill 3934 by title only.

City Attorney Jonathan Zerr reviewed the staff report included in the Council packet. Mason Banks owns property within the corporate limits of Belton and is seeking to develop his property for his residential use. The property does not have access to Belton's water supply system or sanitary system. The property can be serviced by Raymore's water supply system through the construction of a private water line connecting to Raymore's water supply system. This agreement will authorize Raymore to provide water services to the property despite being within the jurisdictional boundaries of Belton. City Manager Jim Feuerborn and Mr. Zerr answered questions from Council.

MOTION: By Councilmember Abdelgawad, second by Councilmember Burke III to approve the first reading of Bill 3934 by title only.

DISCUSSION: None

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

11. Public Comment

12. Mayor/Council Communication

Mayor Turnbow and Councilmembers congratulated the KU School of Public Management graduates, thanked the Police Department for the Shop with a Cop program, recognized the volunteers appointed this evening, reviewed the successful

Mayor's Christmas Tree Lighting event, and congratulated Chief Wilson on his appointment to the Metro Squad.

MOTION: By Councilmember Abdelgawad, second by Councilmember Burke III to adjourn to Executive Session to discuss litigation, real estate, and personnel acquisition matters as authorized by §610.021(1)(2)(3).

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

The regular meeting of the Raymore City Council adjourned to Executive Session at 6:37 p.m.

13. Adjournment

MOTION: By Councilmember Abdelgawad, second by Councilmember Burke III to adjourn.

DISCUSSION: None

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

The regular meeting of the Raymore City Council adjourned at 6:55 p.m.

Respectfully submitted,

Erica Hill
City Clerk