



From City Council meeting . . . to Business Council MEMBERS ONLY

Prepared by Rich Groves, Executive Director
North Kansas City Business Council
May 2, 2023

Note: As a reminder, the notes below represent topics that, in my judgement, might be of interest to the business community. It does not include everything that was on the agenda.

Important Notes

This is the first City Council meeting with the **new schedule** approved at the last City Council meeting **starting at 6:00 p.m.** and including both “Discussion Items” that were previously on Work Session agendas and the Regular agenda.

There will no longer be a break between a 6:00 p.m. Work Session which didn’t always go until the start of the Regular Session at 7:00 p.m.

A time for “Comments from the Public” will be early in the agenda of the new starting time at 6:00 p.m.

Here is the new City Council as you will see them in-person or via the YouTube channel:

Tabitha Todd – Ward 1 – replacing Wes Graves
Anthony Saper – Ward 1

Lisa Tull – Ward 2
Jesse Smith – Ward 2

Bryant DeLong – Mayor

Connor Fitzgerald – Ward 3
Linda Alvarez – Ward 3 – replacing Adam Roberts who chose not to run for re-election – 1 year term

Amie Clarke – Ward 4
Katie Stokes – Ward 4 – 1 year term

Personal Comment

I was pleased to notice several representatives of North Kansas City businesses in the audience, including at least two members of the Board of Directors of the North Kansas City Business Council: John Miller, Jr with Stor-Safe and iWerx and Kathleen Salerno with Helzberg Diamonds.

Comments from the Public

Jeff LaFerla, owner of Jeff LaFerla Vision Institute at 1735 Swift, spoke seeking answers about how to make more parking available around The Oxbow Apartments for businesses like his. There seems to be some confusion about whether tenants of the Oxbow can use the adjacent free City parking lot or whether they should be parking in the Oxbow's structured parking garage.

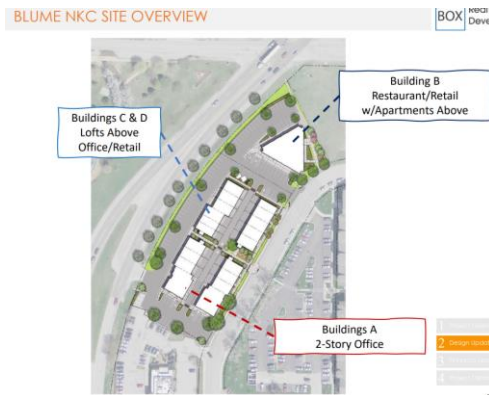
Discussion Items

Update about Blume North Kansas City

Representatives from Box Development gave an update about this unique "urban industrial" development that is to be located north of the new IHOP and west of The Gardens at Northgate Village. It will include a 2-story office building plus 17 lofts above office/retail units and a building for a restaurant and/or retail. During the due diligence process it was discovered that the entire property must be raised with fill dirt by approximately three feet, as described below. Groundbreaking is expected in July with completion in early 2025.

It was good to hear that Richard Lanning, former President of NT Realty, is now on the staff of Box Development as a Director of Commercial Operations.

Due to the shallowness of the current stormwater infrastructure, an extensive underground detention system is required to develop the site. As a result of this detention system, the entire development must be raised by +/- three feet for the stormwater to be captured and released correctly into the City's stormwater system.



Regular Agenda

Strategic Plan Update

Following you will see tasks that will be pursued in accordance with recent discussions about the strategic plan.

1. Financial Stewardship
 - Remove ongoing expenses from the Gaming Fund.
 - Pursue Use Tax.
 - Pursue Marijuana Sales Tax.
 - Pursue Federal and State grants, both direct and pass-through.
 - Modernize and streamline Water/Sewer billing, Business License, and all other permit processes.
 - Once complete, re-examine all Permit Fees, including impact fees.

2. Community Works
 - Develop resilient and sustainable green strategies.
 - Adopt a Native Tree and Plant Policy. This policy should include native grasses, pollinator plants, and trees to support natural habitats and stormwater management.
 - Once adopted, implement it at all City-owned flower beds.
 - Partner with the Missouri Department of Conservation to encourage and equip residents to plant native trees and plants on their property.
 - Consider adding a requirement for new development to incorporate the City's Native Tree and Plant Policy.
 - Work to address urban heat effect.

- Continue Developing the City’s Tree Canopy and Complete Tree Inventory.
 - Consider expanding landscaping requirements for new development to incorporate more tree canopies and green spaces.
 - Work to reduce carbon emissions.
 - Replace NKC vehicles with hybrid/electric vehicles to work toward a “Green Fleet.”
 - Pursue grant funding for electric vehicle infrastructure in public spaces.
 - Renovate Town Square and activate with programming.
 - City Council Goals for Parks & Recreation.
 - Rebuild Howell Street playground to meet inclusive play standards.
 - Outdoor basketball courts.
3. Infrastructure
 - Connect and improve transportation infrastructure, both within NKC and regionally.
 - Continue to implement the Burlington Corridor Project.
 - Continue to implement the Bike Master Plan.
 - Pursue developing and connecting trail systems.
 - Continue pursuing regional transportation systems, including public transit and KC Streetcar.
 - Improve pedestrian infrastructure, i.e., sidewalk gaps/width.
 - Update the NKC Parking Management Plan and include an accessible parking strategy.
 - Improve and Sustain LiNKCity.
 - Complete a Fiber Technology Audit
 - Explore connecting multifamily structures to the fiber network.
 - Address stormwater issues, such as erosion.
4. Economic Development
 - Collaborate on adaptive reuse or redevelopment opportunities, especially in areas with older building stock.
 - Work to support housing and home ownership goals.
 - Incorporate affordable housing into any incentive request for multifamily developments.
 - Explore ways to increase homeownership opportunities.
 - Develop programs to support small businesses located in NKC.
 - Explore a Small Business Grant Program with a focus on start-up businesses.
 - Reinvigorate the ExploreNKC program.
 - Explore the development of City-owned land.
5. Engaged Organization
 - Encourage a culture that fosters inclusiveness and open communication.
 - Aggressively recruit for Boards and Commissions to reflect NKC.
 - Citizens Academy
 - Equity and Inclusion Committee
 - Recruit for diversity in all levels of government.
 - Develop and implement an organizational development training plan.
 - Develop and implement a succession plan for crucial City positions.

Additional exits for warehouse property at 1520 Swift

Approval was given to minimize encroachment of two additional exits to minimize intrusion of the City’s right of way.

Revisions to plats of two properties on the east side of Iron including former railroad spur

Approval was given for revised plats for 1401 Iron and 1599 Iron due to acquisition by the owners of a former railroad spur.

Staff Comments

Fire Chief Dave Hargis noted that more than 500 hours of training were done in the former bowling area property prior to its demolition which began last week.

The full agenda for this meeting with links to critical documents is available on the City's website www.nkc.org under the heading of Agendas and Minutes. As always, additional details about City Council agenda topics are often available as attachments on the City's website www.nkc.org and later as <https://www.youtube.com/watch?v=Z-6WpmTG2Ss> part of the approved minutes.