

1. CALL TO ORDER

A regular meeting of the Board of Aldermen was convened at 7:08 p.m. on Tuesday, April 3, 2018, at City Hall located at 8880 Clark Avenue, Parkville, Missouri, and was called to order by Mayor Nanette K. Johnston. City Clerk Melissa McChesney called the roll as follows:

Ward 1 Alderman Tina Welch	- present
Ward 1 Alderman Philip Wassmer	- present
Ward 2 Alderman Brian T. Whitley	- present
Ward 2 Alderman Dave Rittman	- present
Ward 3 Alderman Robert Lock	- present
Ward 3 Alderman Douglas Wylie	- present
Ward 4 Alderman Marc Sportsman	- present
Ward 4 Alderman Greg Plumb	- present

A quorum of the Board of Aldermen was present.

The following staff was also present: Joe Parente, City Administrator
Kevin Chrisman, Police Chief
Alysen Abel, Public Works Director
Matthew Chapman, Finance/Human Resources Director
Stephen Lachky, Community Development Director
Anna Mitchell, Assistant to the City Administrator
Chris Williams, City Attorney

Mayor Johnston led the Board in the Pledge of Allegiance to the Flag of the United States of America.

2. CITIZEN INPUT

A. Recognize Steve Smith for his volunteer work picking up trash along Crooked Road

Mayor Johnston presented a certificate of recognition to Parkville resident Steve Smith for his volunteer work in picking up trash along Crooked Road for 28 years.

3. CONSENT AGENDA

- A. Approve the minutes for the March 20, 2018, regular meeting
- B. Receive and file the February 2018 sewer report
- C. Approve the purchase of two PowerEdge R640 servers from Dell for City Hall
- D. Approve accounts payable from April 17 to April 30, 2018

IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO APPROVE THE CONSENT AGENDA AND RECOMMENDED MOTIONS FOR EACH ITEM, AS PRESENTED. ALL AYES; MOTION PASSED 8-0.

4. ACTION AGENDA

A. Approve the second reading of an ordinance to amend Parkville Municipal Code Section 140.350, Subsection B, providing for the reservation of the Riverview Shelter in Platte Landing Park and green spaces throughout English Landing Park in the Guidelines for Events in Parkville

Mayor Johnston stated that the first reading was presented at the March 20 meeting and public comments were accepted.

IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO APPROVE BILL NO. 2971, AN ORDINANCE AMENDING PARKVILLE MUNICIPAL CODE SECTION 140.350, SUBSECTION B, PROVIDING THE

RESERVATION OF THE RIVERVIEW SHELTER IN PLATTE LANDING PARK AND GREEN SPACES THROUGHOUT ENGLISH LANDING PARK IN THE GUIDELINES FOR EVENTS IN PARKVILLE, ON SECOND READING TO BECOME ORDINANCE NO. 2939. ALL AYES BY ROLL CALL VOTE: PLUMB, WYLIE, WHITLEY, WASSMER, WELCH, RITTMAN, LOCK AND SPORTSMAN. MOTION PASSED 8-0.

B. Approve the first reading of an ordinance vacating a portion of Walnut Street along Lots 7, 8 and 9 of Block 40 of the Parks Addition to Parkville subdivision in Parkville, Missouri – Case No. VC18-01; David and Daniell Gile, applicants (postponed from the March 20 meeting)

Community Development Director Stephen Lachky provided an overview of the vacation request that was postponed from the March 20, 2018, meeting. He added that staff met with the property owners on March 27 to discuss options but a consensus was not reached. Staff contacted RL Buford & Associates who confirmed that the survey presented to the Board of Aldermen on March 20 was accurate and the property lines were correct.

Lachky said that staff still supported the original application, but recommended that the applicants update the proposal to see if the amount of right-of-way they needed could be reduced. The compromise was to vacate only 20 feet and the back of the home would line up with the adjacent property owner's home, leaving 30 feet of right-of-way remaining. Lachky said that the compromise would allow two lanes of road along with two feet on each side for curbs and gutters and some feet would remain for maintenance and access. He added that the applicant would construct the driveway and the neighbors could expand upon it into their properties. Lachky noted that a license and encroachment agreement would be required for use of the private alleyway within the public right-of-way which would be completed by the second reading of the ordinance on April 17, 2018.

Discussion focused on the utility pole near the proposed driveway and the creek located behind the property of the proposed home.

Diane Driver, 904 Main Street; and Arsen Kharatyan, 11 W. 11th Street, spoke in opposition of the application.

IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO APPROVE BILL NO. 2972, AN ORDINANCE VACATING A PORTION OF WALNUT STREET ALONG LOTS 5, 6, 7, 8 AND 9 OF BLOCK 40 OF THE PARKS ADDITION TO PARKVILLE SUBDIVISION IN PARKVILLE, MISSOURI, SUBJECT TO CONDITIONS, ON FIRST READING AND POSTPONE THE SECOND READING TO APRIL 17, 2018. AYES BY ROLL CALL VOTE: PLUMB, WYLIE, WASSMER, WELCH, LOCK AND SPORTSMAN. WHITLEY AND RITTMAN OPPOSED. MOTION PASSED 6-2.

C. Approve the first reading of an ordinance to rezone six parcels of land containing approximately 2.63 acres, generally located at the southeast corner of the intersection of Highway 9 and East 6th Street, from "P-EC" Planned Educational Campus District and "OTD" Old Town District to "B-2-P" General Business District – Case No. PZ18-02B; Foutch Brothers, LLC, applicant

Alderman Plumb recused himself from the discussion for items C and D because he was an employee of the property owner Park University.

Community Development Director Stephen Lachky provided an overview of the project; presentation attached as Exhibit A. He said that the proposal was for a 54,000 square foot Class-A office building and noted that the developer was working with George Butler Associates to ensure that the building would not affect the future development of Highway 9.

IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN

RITTMAN TO APPROVE BILL NO. 2973, AN ORDINANCE **REZONING SIX PARCELS OF LAND, 2.63 ACRES, MORE OR LESS, GENERALLY LOCATED AT THE SOUTHEAST CORNER OF THE INTERSECTION OF MISSOURI HIGHWAY 9 AND EAST 6TH STREET, FROM “P-EC” PLANNED EDUCATIONAL CAMPUS DISTRICT AND “OTD” OLD TOWN DISTRICT TO “B-2-P” GENERAL BUSINESS DISTRICT**, ON FIRST READING AND POSTPONE THE SECOND READING TO APRIL 17, 2018. ALL AYES; MOTION PASSED 7-0.

- D. Approve the first reading of an ordinance approving a preliminary development plan for Six at Park, a planned development for office/service uses on six parcels of property containing approximately 2.63 acres located at 105 East 6th Street, generally located at the southeast corner of the intersection of Highway 9 and East 6th Street – Case No. PZ18-02C; Foutch Brothers, LLC, applicant**

Community Development Director Stephen Lachky provided an overview of the preliminary development plan and the parking lot, noting that the Planning and Zoning Commission recommended revising the parking lot plan to add more space and remove the proposed one-way traffic flow. Lachky added that the parking lot would be a public/private partnership and the Missouri Department of Transportation would require an updated traffic study of the area.

IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO APPROVE BILL NO. 2974, AN ORDINANCE **APPROVING AN APPLICATION FOR PRELIMINARY DEVELOPMENT PLAN FOR SIX AT PARK, A PLANNED DEVELOPMENT FOR OFFICE/SERVICE USES ON SIX PARCELS OF PROPERTY CONTAINING 2.63 ACRES, MORE OR LESS, AT 105 EAST 6TH STREET, GENERALLY LOCATED AT THE SOUTHEAST CORNER OF THE INTERSECTION OF MISSOURI HIGHWAY 9 AND EAST 6TH STREET**, ON FIRST READING AND POSTPONE THE SECOND READING TO APRIL 17, 2018. ALL AYES; MOTION PASSED 7-0.

Alderman Plumb joined the meeting at 8:53 p.m.

- E. Approve a professional services agreement with CDM Smith for the engineering design of the low water crossing in English Landing Park**

Public Works Director Alysén Abel stated that following the disaster declaration in 2015, the Federal Emergency Management Agency accepted applications for Hazard Mitigation Program funding. The City received notice in October 2017 that it had received the funding for the low water crossing in English Landing Park.

Abel said that a request for qualifications was released in January 2018 and seven responses were received. A selection committee reviewed the proposals and interviewed the top two candidates. The committee recommended CDM Smith who proposed a precast double-arched CON/SPAN bridge. Abel added that one lane of traffic would be open during construction, which was planned for after Turkey Trot in November 2018 and before Microbrew Fest in April 2019, to allow access to the park for emergency vehicles and parks staff. She noted that CDM Smith had hazard mitigation grant experience, would be able to find an additional 10 percent funding through the grant, could help explore additional funding options and have worked with several federal and state agencies for required permits.

IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO APPROVE A **PROFESSIONAL SERVICES AGREEMENT WITH CDM SMITH FOR THE ENGINEERING DESIGN OF THE LOW WATER CROSSING IN ENGLISH LANDING PARK IN THE AMOUNT OF \$99,090**. ALL AYES; MOTION PASSED 8-0.

5. STAFF UPDATES ON ACTIVITIES

A. Community Development

1. Lots 1 and 4 of CBC Real Estate at Apex Plaza

Community Development Director Stephen Lachky stated that the Planning and Zoning Commission would consider the final development plan for Phase 1 of the Apex Plaza development on April 10. He noted that lots 2 and 3 would be pad ready and would be presented at a future meeting.

B. Public Works

1. Electronics Recycling and Paper Shredding Events April 10, 2018

Public Works Director Alysén Abel said that electronics recycling and paper shredding events would be held on April 10 in the City Hall parking lot.

6. MAYOR, BOARD OF ALDERMEN & COMMITTEE REPORTS & MISCELLANEOUS ITEMS

Alderman Sportsman said that the Parkville Nature Sanctuary board met on March 27 to present a framed resolution and map to former director Jim Reed with the new trail system that was named after him. Sportsman added that a new event titled BioBlitz was scheduled for April 21.

Alderman Wassmer said that he noticed traffic was heavy the past weekend and the parking lots were mostly full in the downtown area.

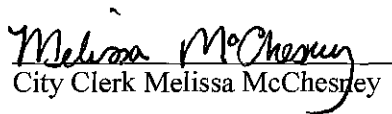
Alderman Plumb stated that the Veteran's Memorial Committee would begin meeting twice per month at the American Legion and they were working on a cost estimate for the memorial. The goal was for construction to begin in fall 2018.

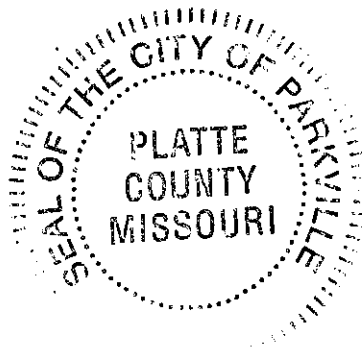
7. ADJOURN

Mayor Johnston declared the meeting adjourned at 9:15 p.m.

The minutes for Tuesday, April 3, 2018, having been read and considered by the Board of Aldermen, and having been found to be correct as written, were approved on this the seventeenth day of April 2018.

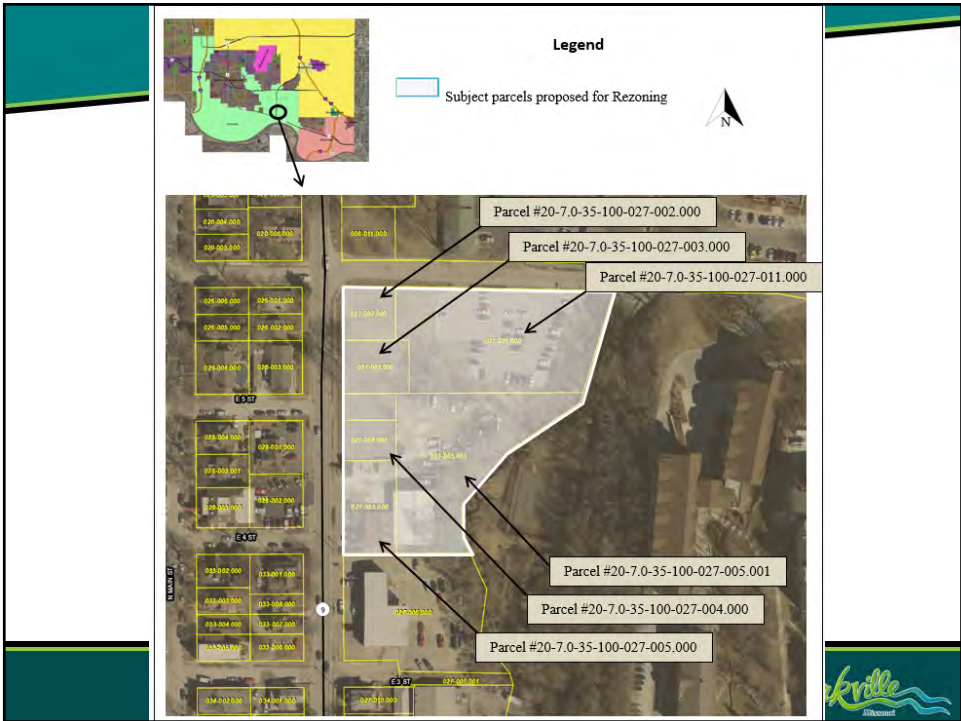

Submitted by:


City Clerk Melissa McChesney



Six At Park

Board of Aldermen
April 3, 2018





Background

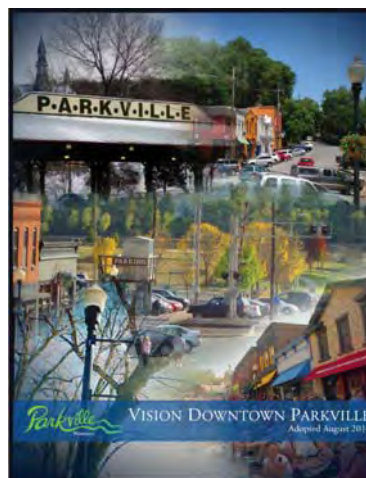


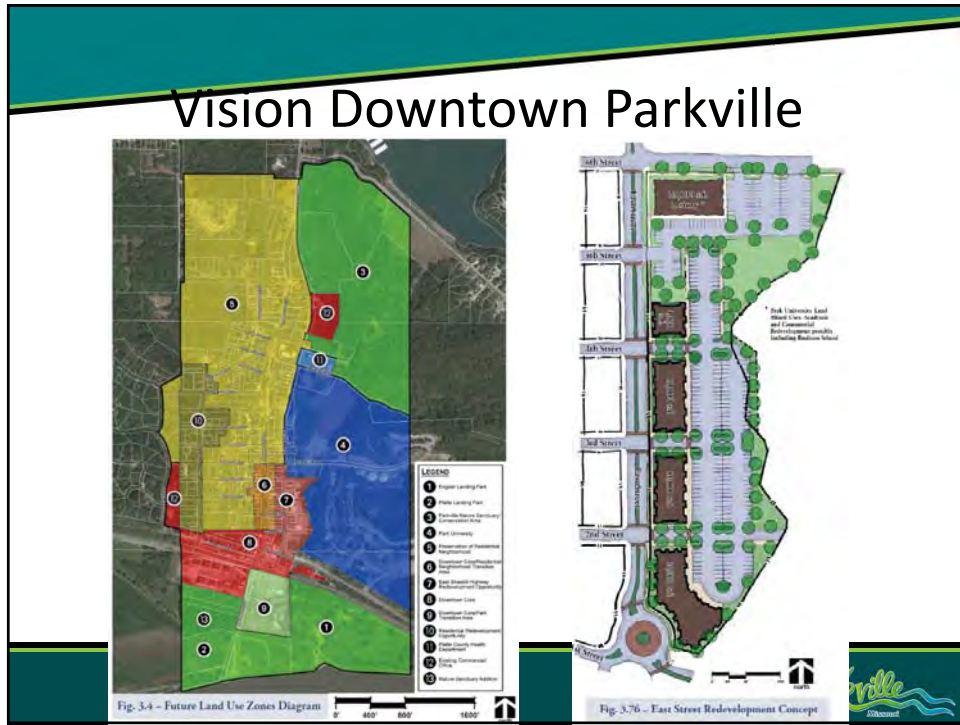
Background



Vision Downtown Parkville

- Adopted August 19, 2014
- The intent of the plan was to build consensus around a common vision, goals and objectives for Downtown Parkville.
- The plan serves as a vision for Downtown Parkville, but is also used to guide current and future decision-making, planning and community investment.





2013 Master Plan, Park University, Parkville MO Campus

- Adopted August 21, 2017 and amended since.
- Provides the university a strategic plan and reference guide for the implementation of future capital projects on campus.

Route 9 Corridor Study

- Adopted January 5, 2016
- The study is an implementation plan for Complete Street improvements along the corridor.
- Addresses multimodal improvements that accommodate compatible new development and redevelopment along the corridor.



Route 9 Corridor Study

