CITY OF BLUE SPRINGS, MISSOURI
MINUTES OF COUNCIL MEETING
December 16, 2024

A meeting of the City Council of the City of Blue Springs, Missouri, was held on Monday, December 16, 2024, 6:00 p.m. in the Council Chambers of the Howard L. Brown Public Safety Building, 1100 SW Smith Street, Blue Springs, Missouri with Mayor Chris Lievsay presiding.

COUNCILMEMBERS IN ATTENDANCE

Jerry Kaylor
Katie Tholen
Ron Fowler
Galen Ericson
Kent Edmondson
Susan Culpepper

Also present were Assistant City Administrator Dennis Dovel, City Attorney Jennifer Baird, and City Clerk Erin Ford.

INVOCATION AND PLEDGE

Tom Manz with Summit Springs Church gave the invocation and Councilmember Edmondson led in the pledge of allegiance.

CALL MEETING TO ORDER AND CONFIRMATION OF QUORUM

Mayor Lievsay called the meeting to order at 6:01 p.m. The City Clerk confirmed a quorum of the Council was present.

CONSENT AGENDA

Councilmember Edmondson moved to approve the Consent Agenda and the motion was seconded by Councilmember Kaylor.

- Minutes of the December 2, 2024 City Council Meeting.
- **Resolution No. 105-2024** approving a contract in the amount of $190,834.00 with SheDigs It, LLC, for Hidden Valley restroom plumbing replacement.
- **Resolution No. 106-2024** approving a contract in the amount of $126,001.00 with SheDigs It, LLC, to furnish and install water softeners at Carson Ross Community Recreation Complex, City Hall, and Public Safety Building. Payment for this project is from the American Rescue Plan Act (ARPA) Funds allocated to this project.
- **Resolution No. 107-2024** approving a contract in the amount of $103,716.55 with Martin Underground Construction, Inc., for installation of conduit and fiber line for City owned property connectivity. Payment for this project is from the American Rescue Plan Act (ARPA) Funds allocated to this project.
- **Liquor License for Shree Shiv Inc. dba Woods Chapel Liquor** located at 1110 NW Woods Chapel Road, Blue Springs, MO 64015 to sell intoxicating liquors in the original package for consumption off premises and Sunday Sales.
- **Resolution No. 108-2024** approving Amendment #1 to Contract 2024-127 in the amount of $17,266.00 with Terry Snelling Construction Inc. for installation of 170ft of new 2" conduit and wiring for electric service from the transformer to the new prefabricated restroom facility at Ward Park.

The Consent Agenda was approved with the following vote:

Kaylor – Aye
Tholen – Aye
Fowler – Aye
Ericson– Aye
Edmondson – Aye
Culpepper – Aye
Mayor Lievsay – Aye

PUBLIC HEARING – UNIFIED DEVELOPMENT CODE AMENDMENT RELATED TO DOWNTOWN REVIEW BOARD AND HISTORIC PRESERVATION COMMISSION (UDCT-11-24-9411)

Mayor Lievsay opened the Public Hearing to consider amendments to Sections 402.060 – Downtown Review Board, 404.240.M. – Downtown Development Code – Planned Zoning, 402.050.A.4 – Historic Preservation Commission Duties and Powers, Sub-Paragraphs c, d, e, and f, and 407.040.D.3.c.(5) – Other Fences Design Standards, of the Blue Springs Unified Development Code to improve processes by decreasing redundant or unnecessary steps for development in downtown Blue Springs at 6:02 p.m. (UDCT-11-24-9411). The minutes of the public hearing were recorded by a certified court reporter. City Clerk Erin Ford entered one exhibit into the record.

STAFF REPORT

Senior Director of City Development Mike Mallon reviewed the details of the proposed amendments to the Unified Development Code and addressed questions from the Council.

The Mayor hearing no further comments for or against, closed the public hearing at 6:12 p.m.

INTRODUCTION AND 1ST READING – BILL NO. 5278 – UNIFIED DEVELOPMENT CODE AMENDMENT RELATED TO DOWNTOWN REVIEW BOARD AND HISTORIC PRESERVATION COMMISSION (UDCT-11-24-9411)

Councilmember Culpepper introduced Bill No. 5278 approving amendments to Sections 402.060 – Downtown Review Board, 404.240.M. – Downtown Development Code – Planned Zoning, 402.050.A.4 – Historic Preservation Commission Duties and Powers, Sub-Paragraphs c, d, e, and f, and 407.040.D.3.c.(5) – Other Fences Design Standards, of the Blue Springs Unified Development Code. City Clerk Erin Ford made the first reading of Bill No. 5278 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Fowler moved to approve Bill No. 5278 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Kaylor and carried unanimously.

2ND READING – BILL NO. 5278

Ms. Ford made the second reading of Bill No. 5278 by title. Councilmember Edmondson moved to adopt Bill No. 5278 upon its second reading and give it **ORDINANCE NO. 5383,** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Tholen and carried with the following vote:

Tholen – Aye
Fowler – Aye
Ericson – Aye
Edmondson – Aye
Culpepper – Aye
Kaylor – Aye
Mayor Lievsay – Aye

INTRODUCTION AND 1ST READING – BILL NO. 5279 – 2025 REGIONAL HOUSEHOLD

Councilmember Culpepper introduced Bill No. 5279 approving an Intergovernmental Agreement with Mid-America Regional Council's Solid Waste Management District to participate in the 2025 Regional Household Hazardous Waste Collection Program in the amount of $68,409.07. City Clerk Erin Ford made the first reading of Bill No. 5279

HAZARDOUS WASTE COLLECTION PROGRAM

by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Fowler moved to approve Bill No. 5279 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Ericson and carried unanimously.

2ND READING – BILL NO. 5279

Ms. Ford made the second reading of Bill No. 5279 by title. Councilmember Edmondson moved to adopt Bill No. 5279 upon its second reading and give it **ORDINANCE NO. 5384,** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Tholen and carried with the following vote:

Fowler – Aye
Ericson – Aye
Edmondson – Aye
Culpepper – Aye
Kaylor – Aye
Tholen – Aye
Mayor Lievsay – Aye

INTRODUCTION AND 1ST READING – BILL NO. 5280 – CONCRETE CHANNEL REPLACEMENT EASEMENTS

Councilmember Culpepper introduced Bill No. 5280 accepting temporary construction easements and permanent drainage easements from the abutting property owners for the Concrete Channel Replacement which runs parallel to NW 5th Street between NW R. D. Mize Road to NW Vesper Street. City Clerk Erin Ford made the first reading of Bill No. 5280 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Fowler moved to approve Bill No. 5280 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Kaylor and carried unanimously.

2ND READING – BILL NO. 5280

Ms. Ford made the second reading of Bill No. 5280 by title. Councilmember Edmondson moved to adopt Bill No. 5280 upon its second reading and give it **ORDINANCE NO. 5385** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Tholen and carried with the following vote:

Ericson – Aye
Edmondson – Aye
Culpepper – Aye
Kaylor – Aye
Tholen – Aye
Fowler – Aye
Mayor Lievsay – Aye

PRESENTATION – DONATION FROM THE CITIZEN'S POLICE ACADEMY ALUMNI ASSOCIATION

Police Chief Bob Muenz presented a donation from the Citizen's Police Academy Alumni Association in the amount of $17,500, containing a check for $15,000 and LifeVac kits valued at $2,500.

COUNCIL COMMENTS

Councilmember Edmondson announced that there was a fundraising event by Police Family Network at Culvers on December 16.

Councilmember Fowler announced that January 6 would be his last City Council meeting.

Councilmember Tholen noted that it was Councilmember Culpepper's birthday and the Council wished her a Happy Birthday.

MAYORAL ANNOUNCEMENTS

- City services will be closed on Christmas Eve and Christmas Day.
- The Parks and Recreation Department will hold a "Noon" Years Eve at Blue Surf Bay on December 31.

CLOSED SESSION

At 6:28 p.m., there was no further business to come before the Council, Councilmember Kaylor moved the meeting be adjourned. Motion seconded by Councilmember Ericson and carried unanimously.

ATTEST

Erin Ford, City Clerk

CITY OF BLUE SPRINGS

Chris Lievsay, Mayor