CITY COUNCIL MEETING
July 7, 2025 6:00 p.m.
Council Chambers
Howard L. Brown Public Safety Building
1100 SW Smith
Blue Springs, Missouri

The meeting can be viewed live on the City's website at
www.bluespringsgov.com/CityMeetingsLive

Anyone wishing to address the Mayor and Council during the meeting must fill out a Speaker's Appearance Form and give to the City Clerk prior to the start of the Council meeting. Forms are available online or located at the entrance of the Council Chambers. Speakers are subject to Council Rules of Procedure.

Invocation and Pledge of Allegiance

1. Call meeting to order

2. Confirmation of a Quorum

3. Consent Agenda

   All matters under Item 3, Consent Agenda, are considered to be routine by the City Council and will be enacted by one motion of the Council with no separate discussion. If separate discussion is desired, that item may be removed from the Consent Agenda and placed on the Regular Agenda by request of a member of the City Council.

   a. Minutes of the June 16, 2025 City Council Meeting and June 30, 2025 City Council Work Session
   b. Resolution No. 45-2025 approving a Disposition of Records
   c. Resolution No. 46-2025 designating Fall Fun Fest dates
   d. Resolution No. 47-2025 approving an amendment to the lease agreement for the operation of Adams Pointe Conference Center for one additional year

4. Proclamations for Blue Springs South Baseball Team and Speech and Debate Champion Garrett Flack

5. Public Hearing – Hawes Estate Rezoning (RZ-05-25-9572) and Conditional Use Permit (CUP-05-25-9573)

6. Introduction and readings of Bill No. 5329 approving a Hawes Estate Rezoning (RZ-05-25-9572)

7. Introduction and readings of Bill No. 5330 approving a Hawes Estate Conditional Use Permit (CUP-05-25-9573)

8. Public Hearing - Capital Improvements Program for Fiscal Years 2025-2026 to 2029-2030

9. Introduction and readings of Bill No. 5331 adopting the Capital Improvements Program for Fiscal Years 2025-2026 to 2029-2030

10. Adopt Resolution No. 48-2025 approving Task Order #15 with Cochran Engineering for the Preventative Pavement Management Program and Mock Avenue resurfacing

11. Public Comment **– This section is reserved for public comment on Ordinances being considered at this meeting that do not require a public hearing.**

12. Introduction and readings of Bill No. 5332 approving an Asphaltic Surfaces Final Plat (PF-05-25-9568)

13. Introduction and readings of Bill No. 5333 approving an Eagles Ridge Estates Final Plat (PF-05-25-9571)

14. Introduction and readings of Bill No. 5334 approving a Code Amendment related to "intoxicating liquor" at the Fall Fun Fest

15. Adopt a Resolution No. 49-2025 approving the Memorandum of Understanding for lease of Blue Springs Downtown Public Area for Fall Fun Festival

16. Introduction and readings of Bill No. 5335 approving a contract with Mid-America Regional Council for meals, transportation via Oats and the administration of Vesper Hall

17. Introduction and readings of Bill No. 5336 approving payment for a grant award from Mid-America Regional Council for 7 Highway corridor improvements

18. Presentation – Downtown Streetscape Enhancements Project

19. Motion for direction to staff regarding streetlight design

20. Motion for direction to staff regarding sidewalk width and parking configuration

21. Visitors **– This section is reserved for public comments on topics not on the Agenda. While no immediate action will be taken, comments will be noted.**

22. Councilmember Comments

23. Mayoral Comments

24. Adjourn

Miscellaneous Items

Public Art Commission Meeting – Wednesday, July 9, 4:00 PM
Planning Commission Meeting – Monday, July 14, 6:30 PM
Land Bank Meeting – Monday, July 21, 3:00 PM
City Council Meeting – Monday, July 21, 6:00 PM
Public Safety Citizen Advisory Board Meeting – Tuesday, July 22, 6:00 PM
Planning Commission Meeting – Monday, July 28, 6:30 PM
City Council Meeting – Monday, August 4, 6:00 PM
Park Commission Meeting – Tuesday, August 5, 6:00 PM
Planning Commission Meeting – Monday, August 11, 6:30 PM
Public Arts Commission Meeting – Wednesday, August 13, 4:00 PM

City Council Budget Work Session – Wednesday, August 13, 6:00 PM
Land Bank Meeting – Monday, August 18, 3:00 PM
City Council Meeting – Monday, August 18, 6:00 PM

This Agenda was posted at City Hall and on the City's website on Wednesday, July 2, 2025.

Erin Ford
City Clerk

TO: Mayor, City Council,
Department Directors, and Press

FROM: Christine Cates
City Administrator

DATE: July 2, 2025

SUBJECT: Agenda Explanations

Item 3b – Disposition of Records
Adopt a Resolution to approve the disposition of Information Technology, City Clerk, Finance, and Human Resources department records which have met the required retention period as prescribed by the Blue Springs Records Retention, Management, and Destruction Policy dated November 28, 2016 and in accordance with the Missouri Secretary of State's records retention guidelines. Refer to Council Information Form from City Clerk Erin Ford for additional information.

Item 3c – Designate Fall Fun Fest Dates
Adopt a Resolution designating Friday, September 19, through Sunday, September 21, as the dates for the 2025 Blue Springs Fall Fun Festival. Refer to Council Information Form from Assistant to the City Administrator George Schmitz for additional information.

Item 3d – Amendment to Lease Agreement for Operation of Adams Pointe Conference Center
Adopt a Resolution approving an amendment to the lease agreement with RMT of Blue Springs LLC for the operation of Adams Pointe Conference Center for one additional year. Refer to Council Information Form from City Administrator Christine Cates for additional information.

Items 5, 6 & 7 – Hawes Estate Rezoning and Conditional Use Permit
A public hearing is being held at the request of the Applicant , John Overstreet of Tri-County Water Authority, on behalf of the property owner, James T. Hawes, for the approval of a Rezoning (RZ-05-25-9572) from "AG" (Agriculture-County) to "SF-12" (Single-Family Large Lot Residential)and a Conditional Use Permit (CUP-05-25-9573) for Hawes Estates located at 27711 E Wyatt Road. Upon conclusion of the public hearing, two Bills will be ready for introduction and readings - a Bill approving a Rezoning and a Bill approving the Conditional Use Permit for Hawes Estates. Refer to Council Information Form from Assistant Director of City Development Nic Hutchison for additional information.

Items 8 & 9 – Capital Improvements Program for Fiscal Years 2025-2026 to 2029-2030
A Public Hearing is being held pursuant to City Charter Section 7.6 and passage of a Bill adopting the Fiscal Years 2025-2026 to 2029-2030 Capital Improvements Program (CIP) for the City of Blue Springs. As part of the Public Hearing a presentation will be made by City Administrator Christine Cates. Dave Christensen of Cochran Engineering will also give a presentation on the Preventive Pavement Maintenance Program. Upon conclusion of the public hearing, a Bill adopting the Capital Improvements Program for Fiscal Years 2025-2026 to 2029-2030 will be

ready for introduction and readings. Refer to Council Information Form from City Administrator Christine Cates for additional information.

Item 10 – Task Order #15 with Cochran Engineering for Preventative Pavement Management Program

Adopt a Resolution approving Task Order #15 to Contract No. 2024-166 with SC Engineering, LLC, dba Cochran for Contract Management Services to provide Professional Engineering and Inspection Services for the City of Blue Springs' Preventive Pavement Maintenance Program and Mock Avenue Paving Resurfacing Project for a lump sum fee of $815,625. Refer to Council Information Form from Assistant City Administrator Dennis Dovel for additional information.

Item 12 – Asphaltic Surfaces Final Plat

Passage of a Bill approving a Final Plat for Shady Green First Plat for Asphaltic Surfaces located at 1050 SW Cemetery Road (PF-05-25-9568). Refer to Council Information Form from Assistant Director of City Development Nic Hutchison for additional information.

Item 13 – Eagles Ridge Estates Final Plat

Passage of a Bill approving a Final Plat for Eagles Ridge Estates PR-O 5th Plat located northwest of SW Newport Drive and west of SW 5th Street (PF-05-25-9568). Refer to Council Information Form from Assistant Director of City Development Nic Hutchison for additional information.

Items 14 & 15 – Code Amendment Related to Intoxicating Liquors and Memorandum of Understanding for Fall Fun Fest

Passage of a Bill amending Title VI Business and Occupation Chapter 600 Alcoholic Beverages Section 600.340 Consumption In Certain Public Places During Fall Fun Festival – Restrictions. of the Code of Ordinances, City of Blue Springs, Missouri to include the sale of "intoxicating liquor" in the designated beer garden area during the Fall Fun Festival. Following the passage of this Bill, adopt a Resolution approving a Memorandum of Understanding for lease of Blue Springs Downtown Public Area for Fall Fun Festival. Refer to Council Information Form from Assistant to the City Administrator George Schmitz for additional information.

Item 16 – Contract with Mid-America Regional Council for Meals, Transportation and Administration of Vesper Hall

Approval of a contract with Mid-America Regional Council (MARC) for reimbursement to continue meal preparation for congregate meals, homebound meals, and meal delivery for homebound recipients, as well as continuing to provide site transportation via OATS Inc to and from Vesper Hall. This contract will also include evidence-based programming and the administration of Vesper Hall. This contract is not to exceed $250,250. Refer to Council Information Form from Parks Director Justin Stuart for additional information.

Item 17 – Payment for Grant Award from Mid-America Regional Council

Passage of a Bill approving payment of Project Fees to Mid-America Regional Council (MARC) in the amount of $25,000 for a grant award for 7 Highway corridor improvements from U.S. 40 Highway to Ligget Road. Refer to Council Information Form from Assistant City Administrator Dennis Dovel for additional information.

Items 18, 19 & 20 – Presentation - Downtown Streetscape Project

Assistant to the City Administrator George Schmitz will present community feedback from the Downtown Streetscape Project public meeting and online survey. After the presentation two Motions will be in order (1) direct staff regarding streetlight design (2) direct staff regarding

sidewalk width and parking configuration. Refer to Council Information Form from Assistant to the City Administrator George Schmitz for additional information.

CITY OF BLUE SPRINGS, MISSOURI
MINUTES OF COUNCIL MEETING
June 16, 2025

A meeting of the City Council of the City of Blue Springs, Missouri, was held on Monday, June 16, 2025, 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
Nick Brummel
Galen Ericson
Kent Edmondson
Jeremy Rowan

Also present were City Administrator Christine Cates, City Attorney Jennifer Baird, and City Clerk Erin Ford.

PLEDGE

Councilmember Ericson's granddaughter Adalyn Menghini signed and 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 June 2, 2025 City Council Meeting.
- **Resolution No. 40-2025** determining the City's estimated population as 61,246 as of July 1, 2024.
- **Resolution No. 41-2025** approving amendments to the City's Purchasing Policy.
- **Resolution No. 42-2025** adopting the 2025 Multi-Jurisdictional Hazard Mitigation Plan for Cass, Clay, Jackson, Platte and Ray counties as Blue Springs' Hazard Mitigation Plan.
- **Resolution No. 43-2025** accepting the proposal of and authorizing payment for the City's annual property, liability, and workers' compensation insurance in the amount of $2,623,241 for the insurance plan year that begins July 1, 2025.
- **Resolution No. 44-2025** approving a contract in the amount of $91,300 with Superior Electrical Construction, Inc., for on call electrical services.
- **Liquor License Renewals** for the 2025-2026 license year.

The Consent Agenda was approved with the following vote:

Kaylor – Aye
Tholen – Aye
Brummel – Aye
Ericson– Aye
Edmondson – Aye
Rowan – Aye
Mayor Lievsay – Aye

BILL NO. 5319 – CODE AMENDMENT RELATED

Mayor Lievsay advised the Council that Staff requested Bill No. 5319 for a Code amendment related to commercial vehicles be continued

DRAFT

TO COMMERCIAL VEHICLES – MOTION TO CONTINUE INDEFINITELY

indefinitely. Councilmember Kaylor moved to continue Bill No. 5319 for a Code amendment related to commercial vehicles indefinitely. Motion seconded by Councilmember Brummel and carried unanimously.

INTRODUCTION AND 1ST READING – BILL NO. 5323 – CODE AMENDMENT RELATED TO SECURITY OPERATORS

Councilmember Kaylor introduced Bill No. 5323 amending Sections 635.030 Applications, 635.060 Action on Application, 635.070 Permit Duration, 635.080 Permit Revocation, 635.100 Uniforms and Badges, and 635.130 Training Requirements of Chapter 635 Security Operators and Officers of the Code of Ordinances City of Blue Springs, Missouri to make various changes and updates. City Clerk Erin Ford made the first reading of Bill No. 5323 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5323 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

2ND READING – BILL NO. 5323

Ms. Ford made the second reading of Bill No. 5323 by title. Councilmember Edmondson moved to adopt Bill No. 5323 upon its second reading and give it **ORDINANCE NO. 5425,** 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
Brummel – Aye
Ericson – Aye
Edmondson – Aye
Rowan – Aye
Kaylor – Aye
Mayor Lievsay – Aye

INTRODUCTION AND 1ST READING – BILL NO. 5324 – CODE AMENDMENT RELATED TO COMMUNITY DEVELOPMENT BLOCK GRANT ADVISORY COMMITTEE

Councilmember Kaylor introduced Bill No. 5324 amending Chapter 120 Article XI Community Development Block Grant Advisory Committee Section 120.905 Membership, Appointment, and Term, of the Code of Ordinances, City of Blue Springs, Missouri to remove reference to the Downtown Review Board and amend the name of associated groups. City Clerk Erin Ford made the first reading of Bill No. 5324 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5324 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Brummel and carried unanimously.

2ND READING – BILL NO. 5324

Ms. Ford made the second reading of Bill No. 5324 by title. Councilmember Edmondson moved to adopt Bill No. 5324 upon its second reading and give it **ORDINANCE NO. 5426,** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Tholen and carried with the following vote:

Brummel – Aye
Ericson – Aye
Edmondson – Aye
Rowan – Aye
Kaylor – Aye
Tholen – Aye
Mayor Lievsay – Aye

INTRODUCTION AND 1ST READING – BILL NO. 5325 – AMENDMENT TO AGREEMENT WITH MID-AMERICA REGIONAL COUNCIL FOR MEAL SERVICE

Councilmember Kaylor introduced Bill No. 5325 approving an amendment to Contract 2024-134 with Mid-America Regional Council (MARC) to increase the reimbursement amount by $30,982, not to exceed a total reimbursement rate of $256,585 for meals and transportation. City Clerk Erin Ford made the first reading of Bill No. 5325 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5325 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

2ND READING – BILL NO. 5325

Ms. Ford made the second reading of Bill No. 5325 by title. Councilmember Edmonson moved to adopt Bill No. 5325 upon its second reading and give it **ORDINANCE NO. 5427,** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Brummel and carried with the following vote:

Ericson – Aye
Edmondson – Aye
Rowan – Aye
Kaylor – Aye
Tholen – Aye
Brummel – Aye
Mayor Lievsay – Aye

INTRODUCTION AND 1ST READING – BILL NO. 5326 – CONTRACT WITH GILMORE & BELL FOR ON-CALL LEGAL SERVICES FOR ECONOMIC DEVELOPMENT

Councilmember Kaylor introduced Bill No. 5326 approving a contract for on-call legal services between the City of Blue Springs, Missouri and Gilmore & Bell, A Professional Corporation for economic development services. City Clerk Erin Ford made the first reading of Bill No. 5326 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5326 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

2ND READING – BILL NO. 5326

Ms. Ford made the second reading of Bill No. 5326 by title. Councilmember Edmondson moved to adopt Bill No. 5326 upon its second reading and give it **ORDINANCE NO. 5428,** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Tholen and carried with the following vote:

Edmondson – Aye
Rowan – Aye
Kaylor – Aye
Tholen – Aye
Brummel – Aye
Ericson – Aye
Mayor Lievsay – Aye

INTRODUCTION AND 1ST READING – BILL NO. 5327 – CONTRACT WITH GILMORE & BELL FOR ON-CALL LEGAL

Councilmember Kaylor introduced Bill No. 5327 approving a contract for on-call legal services between the City of Blue Springs, Missouri and Gilmore & Bell, A Professional Corporation (PC) for bond counsel services. City Clerk Erin Ford made the first reading of Bill No. 5327 by title; copies of the proposed Bill having previously been made available to the public.

SERVICES FOR BOND COUNSEL

Councilmember Ericson moved to approve Bill No. 5327 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

2ND READING – BILL NO. 5327

Ms. Ford made the second reading of Bill No. 5327 by title. Councilmember Edmondson moved to adopt Bill No. 5327 upon its second reading and give it **ORDINANCE NO. 5429,** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Rowan and carried with the following vote:

Rowan – Aye
Kaylor – Aye
Tholen – Aye
Brummel – Aye
Ericson – Aye
Edmondson – Aye
Mayor Lievsay – Aye

INTRODUCTION AND 1ST READING – BILL NO. 5328 – REAPPOINT MUNICIPAL JUDGES

Councilmember Kaylor introduced Bill No. 5328 approving the reappointment and increasing the compensation for the Municipal Judges pursuant to Section 3.16 of the Blue Springs Home Rule Charter. City Clerk Erin Ford made the first reading of Bill No. 5328 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5328 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

2ND READING – BILL NO. 5328

Ms. Ford made the second reading of Bill No. 5328 by title. Councilmember Edmondson moved to adopt Bill No. 5328 upon its second reading and give it **ORDINANCE NO. 5430,** with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Tholen and carried with the following vote:

Kaylor – Aye
Tholen – Aye
Brummel – Aye
Ericson – Aye
Edmondson – Aye
Rowan – Aye
Mayor Lievsay – Aye

COUNCIL COMMENTS

Councilmember Ericson acknowledged June 19 as Juneteenth

MAYORAL ANNOUNCEMENTS

- City services will be closed in honor of Juneteenth on June 19
- Downtown Blue Springs will have a Third Thursday event and the Kansas City Symphony Mobile Music Box will be there
- July 3 is the Red, White and Blue Springs annual event and City services will be closed in honor of Independence Day on July 4
- City code should be followed with regard to fireworks and safety is important

ADJOURNMENT

At 6:10 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.

Edmondson – Aye
Rowan – Aye
Kaylor – Aye
Tholen – Aye
Brummel – Aye
Ericson – Aye
Mayor Lievsay – Aye

CITY OF BLUE SPRINGS

ATTEST

Chris Lievsay, Mayor

Erin Ford, City Clerk

CITY OF BLUE SPRINGS, MISSOURI
MINUTES OF COUNCIL WORK SESSION
JUNE 30, 2025

A Work Session of the City Council of the City of Blue Springs, Missouri, was held on Monday, June 30, 2025, 6:00 p.m. in the Administrative Training Room of the Blue Springs City Hall, 903 W. Main Street with Mayor Chris Lievsay presiding.

COUNCILMEMBERS IN ATTENDANCE

Jerry Kaylor
Katie Tholen
Nick Brummel
Galen Ericson
Kent Edmondson
Jeremy Rowan

Also present were City Administrator Christine Cates, Assistant City Administrator Dennis Dovel, City Attorney Jennifer Baird, Assistant to the City Administrator George Schmitz, Assistant Director of City Development Nic Hutchinson, Director of Parks and Recreation Justin Stuart, Police Chief Bob Muenz, Senior Director of Finance Karen Van Winkle, Director of Information Technology John Schwenk, Human Resources Director Amy Willyard, Communications Manager Brian Spano, Public Works Superintendent Nate Lea and City Clerk Erin Ford.

CALL MEETING TO ORDER AND CONFIRMATION OF QUORUM

Mayor Lievsay called the meeting to order at 6:03 p.m. The City Clerk confirmed a quorum of the Council was present.

STRATEGIC PLAN DRAFT

BerryDunn staff Michelle Kennedy and Maddi Powers (virtual attendance) provided an overview of the Strategic Plan process and facilitated a discussion and review of the draft of City of Blue Springs Strategic Plan. A copy of the Presentation provided by BerryDunn is attached to these Minutes and incorporated herein.

ADJOURN

At 7:27 p.m., there was no further business to come before the Council, Mayor Lievsay declared the meeting adjourned.

CITY OF BLUE SPRINGS

ATTEST:

_____
Chris Lievsay, Mayor

_____
Erin Ford, City Clerk

DRAFT

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 12, 2025

SUBMITTED BY: Erin Ford **DEPARTMENT: Administration**

☐ Ordinance	☒ Resolution	☐ Presentation	☐ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Adopt a Resolution to approve the disposition of Information Technology, City Clerk, Finance, and Human Resources department records which have met the required retention period as prescribed by the Blue Springs Records Retention, Management, and Destruction Policy dated November 28, 2016 and in accordance with the Missouri Secretary of State's records retention guidelines.

BACKGROUND/JUSTIFICATION

Exhibit A to the Resolution lists the records from the Information Technology , City Clerk, Finance, and Human Resources Departments to be disposed of by destruction or donation. Once the Certification of Destruction section of the disposition list has been signed, the disposition list will be filed and stored for permanent record to keep a history of all records the City destroys.

FINANCIAL IMPACT

Contractor:	N/A

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
immediately	N/A

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Resolution with disposition list attached as Exhibit A.

REVIEWED BY:

Requesting Director: ***Erin Ford***	Budget: ***N/A***
Legal: ***N/A***	City Administrator: ***Christine Cates***

Resolution No. 45-2025

A RESOLUTION APPROVING THE DISPOSITION OF RECORDS THAT HAVE MET THE REQUIRED RETENTION PERIODS AND NO LONGER PROVIDE ANY VALUE TO THE CITY OF BLUE SPRINGS

WHEREAS, it has been determined by the Records Manager that Information Technology, City Clerk, Community Development, Finance, and Human Resources department records have met the required retention periods as set by the Blue Springs Records Retention Schedule within the Records Retention, Management, and Destruction Policy; and

WHEREAS, the disposition of records that have met the required retention periods provides for efficient and cost-effective management of City records, reduces physical and electronic storage costs, and reduces the liability of the City of Blue Springs for housing inactive records beyond the required retention period that may be subject to discovery during pending litigation; and

WHEREAS, a copy of the Disposition List that lists the records, the retention periods, and the allowed disposition dates is attached to this Resolution as Exhibit "A".

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The City Administrator is hereby authorized to direct the Records Manager or their designee to properly dispose of the records listed in the disposition list attached hereto as Exhibit "A" and incorporated herein.

Section 2. City staff is directed to perform all tasks necessary to implement said disposition.

Section 2. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

Exhibit A

The City of Blue Springs Missouri

DISPOSITION LIST

The Records Manager respectfully requests authority to destroy the inactive records listed below:

BOX NO. / Item	Date of Record(s)	Contents	Destruction Date
N/A		All data, media, and content captured through third-party	Ongoing per policy
		cameras, excluding records that have been retained	
		for official investigative or other legal purpose.	
CC-496	1/1/2021-12/31/2021	Voter Registration Logs	
CC-523	9/1/2023-9/30/2023	Lagers annual meeting election ballots	
F-337	1989-1997	Employee W-2s	
HR-439	2011-2013	Liability Claims	
HR-442	2012-2013	Work Comp Claims	

To be completed by Records Manager:	Approved by Resolution _____-_____
STATE OF MISSOURI COUNTY OF JACKSON CITY OF BLUE SPRINGS I, Erin Ford, Records Manager, City of Blue Springs, a municipal Corporation within and for said County and State aforesaid, do hereby certify that the attached is a true and complete enumeration of records which will be destroyed by recycling, throwing away, deleting, or shredding. IN WITNESS WHEREOF, I hereunto set my hand and affix the seal of said City of Blue Springs, Missouri, at its office in Blue Springs, Missouri, on this _____ day of _____, 20____. _____	

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 16, 2025 **CONTRACT NO.**

SUBMITTED BY: George Schmitz **DEPARTMENT: Administration**

☐ Ordinance	☒ Resolution	☐ Presentation	☐ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Adopt a Resolution designating Friday, September 19, through Sunday, September 21, as the dates for the 2025 Blue Springs Fall Fun Festival.

BACKGROUND/JUSTIFICATION

Blue Springs Code of Ordinances Section 600.340.G – Consumption in Certain Places During Fall Fun Festival – Restrictions requires that the dates for the Fall Fun Festival be designated annually by the City Council by Resolution. The 2025 Blue Springs Fall Fun Festival shall begin on Friday, September 19, 2025, and continue through Sunday, September 21, 2025.

FINANCIAL IMPACT

Contractor:	N/A

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
September 19, 2025	September 21, 2025

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Resolution/Designating 2025 Fall Fun Festival dates

REVIEWED BY:

Requesting Director: ***George Schmitz***	Budget: ***N/A***
Legal: ***James Newell***	City Administrator: ***Christine Cates***

Resolution No. 46-2025

A RESOLUTION DESIGNATING THE DATES FOR THE BLUE SPRINGS FALL FUN FESTIVAL FOR 2025

WHEREAS, Section 600.340.G, Code of Ordinances, City of Blue Springs, Missouri, states that the City Council shall annually designate the dates of the Blue Springs Fall Fun Festival; and

WHEREAS, the 2024 Blue Springs Fall Fun Festival shall begin on Friday, September 19, 2025, and continue through Sunday, September 21, 2025.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The dates for the 2025 Blue Springs Fall Fun Festival shall be Friday, September 19, 2025, through and including Sunday, September 21, 2025.

Section 2. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Resolution, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 13, 2025 **CONTRACT NO.**

SUBMITTED BY: Christine Cates **DEPARTMENT: Administration**

☐ Ordinance	☒ Resolution	☐ Presentation	☐ Public Hearing
☒ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Adopt a Resolution approving an amendment to the lease agreement with RMT of Blue Springs LLC for the operation of Adams Pointe Conference Center for one additional year.

BACKGROUND/JUSTIFICATION

The City of Blue Springs entered into a Conference Center Operator Agreement on June 1, 2005 with Ordinance 3872. The Agreement will expire on September 30, 2025.

The City and the Operator wish to extend the term of the Agreement for one additional year to September 30, 2026. The terms of the current contract have not changed, except for the extension of the timeframe.

FINANCIAL IMPACT

Contractor:	RMT of Blue Springs LLC
Amount of Request/ Contract:	$ 140,000
Amount Budgeted:	$ 140,000
Budget Year:	FY 2025-26
Funding Source/Account #:	150-00000-530100
Account Balance:	Included in FY 2025-26 Budget

PROJECT TIMELINE

Estimated Start Date	**Estimated End Date**
October 1, 2025	September 30, 2026
Years and Months Contract in effect	**Number of times renewable**
1 year	0

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Resolution with amendment attached as Exhibit A.

REVIEWED BY:

Requesting Director: ***Christine Cates***	Budget: ***Lori Turner***
Legal: ***Jennifer Baird***	City Administrator: ***Christine Cates***

SUPPORTING DOCUMENTS:
(FOR CONTRACT ITEMS ONLY)

Document	Attached	If not attached, explain
Secretary of State:	☒	
Certificate of Insurance:	☐	
E-Verify Affidavits:	☐	
E-Verify proof of enrollment:	☐	
Bond:	☐	
Anti-Discrimination Against Israel Act Certification (contract over $100,000)	☐	
Wage Order, by reference	☐	Wage Order Number:
IRS Form W-9:	☐	
Bid/RFP/RFQ: (submit all)	☐	
Bid/RFP/RFQ Tabulation:	☐	
Bid Waiver: (less than three bids)	☐	
Contractor address and email:	☐	
Project Exemption Certificate needed:	☐	
Other:	☐	

Resolution No. 47-2025

A RESOLUTION APPROVING AN AMENDMENT TO THE CONFERENCE CENTER OPERATOR AGREEMENT BETWEEN THE CITY OF BLUE SPRINGS, MISSOURI AND RMT OF BLUE SPRINGS LLC

WHEREAS, the City of Blue Springs entered into a Conference Center Operator Agreement on June 1, 2005, with Ordinance 3872; and

WHEREAS, the Conference Center Operator Agreement will expire on September 30, 2025; and

WHEREAS, the City and RMT of Blue Springs LLC wish to extend the term of the Agreement for one additional year to September 30, 2026.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The City Administrator is hereby authorized to enter into a contract with RMT of Blue Springs LLC for one additional year, extending the contract to September 30, 2026. A copy of the proposed Contract is attached hereto as Exhibit "A" and is incorporated herein.

Section 2. City staff is directed to perform all tasks necessary to implement said contract.

Section 3. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Resolution, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

EXHIBIT A

FIRST AMENDMENT TO CONFERENCE CENTER OPERATOR AGREEMENT

THIS FIRST AMENDMENT TO THE CONFERENCE CENTER OPERATOR AGREEMENT (this "Amendment") is entered into this __ day of June, 2025 ("Amendment Effective Date"), by and between, **THE CITY OF BLUE SPRINGS, MISSOURI**, a Missouri Charter City and political subdivision (the "**City**"); and **RMT OF BLUE SPRINGS, L.L.C.**, a Missouri limited liability corporation (the "**Operator**").

W I T N E S S E T H:

WHEREAS, the City and Operator entered into a Conference Center Operator Agreement on or about June 1, 2005 (the "Agreement"); and

WHEREAS, the Agreement will expire on September 30, 2025; and

WHEREAS, the parties wish to extend the term of the Agreement for one additional year.

A G R E E M E N T:

NOW, THEREFORE, in consideration of the mutual covenants and agreements set forth herein and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, City and Operator mutually covenant and agree as follows:

1. Operator Agreement Term. That the Operator Agreement Term on the first page of the Agreement before the "Recitals" section be modified to read:

OPERATOR AGREEMENT TERM: June 1, 2005 – September 30, 2026.

2. General Terms. That Section 2.02 of the Agreement is hereby deleted in its entirety and replaced with the following:

Section 2.02. Term of Operator Agreement.

The term of this Operator Agreement shall commence June 1, 2005. Ther term of this Operator Agreement shall expire, unless sooner terminated pursuant to this Operator Agreement, on September 30, 2026.

3. Successors and Assigns. This Amendment shall be binding upon and inure to the benefit of the City and Operator and their respective successors and assigns.

4. Counterparts. This Amendment may be executed in several counterparts, all of which together shall constitute one agreement binding on the parties hereto, notwithstanding that all parties have not signed the same counterpart.

5. Ratification of the Agreement. Except as modified herein, the terms of the Agreement remain unmodified and in full force and effect and are hereby ratified and confirmed in their entirety. Any future reference to the Agreement shall be deemed to be a reference to the

Agreement as amended hereby and as it may, from time to time, be hereafter further amended or modified.

[*Remainder of Page Intentionally Left Blank*]

IN WITNESS WHEREOF, the parties hereto have executed this Amendment as of the Amendment Effective Date.

CITY:

CITY OF BLUE SPRINGS, MISSOURI

_____

Christine Cates, City Administrator

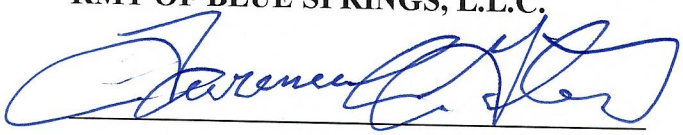
ATTESTED:

_____

Erin Ford, City Clerk

OPERATOR:

RMT OF BLUE SPRINGS, L.L.C.



CITY OF BLUE SPRINGS, MISSOURI

CITY COUNCIL
July 7, 2025

EXHIBITS FOR PUBLIC HEARING

HAWES ESTATE
REZONING AND CONDITIONAL USE PERMIT

(RZ-05-25-9572) AND (CUP-05-25-9573)

EXHIBIT #1 City Council Information Form dated June 24, 2025 with the following attachments: Staff Report with attachments; Application with attachments; Affidavit of Publication in The Examiner on June 7, 2025; 185 ft. Notification Map; Names/addresses of property owners within 185 ft. of site; Copy of letter sent to said property owners; Planning Commission presentations; Title IV, Land Use Section – Blue Springs Code of Ordinances (by reference); 2014 Comprehensive Plan (by reference), Bill approving the Rezoning and Bill approving the Conditional Use Permit

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 24, 2025

SUBMITTED BY: Nic Hutchison **DEPARTMENT: City Development**

☒ Ordinance	☐ Resolution	☐ Presentation	☐ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

A public hearing is being held at the request of the Applicant , John Overstreet of Tri-County Water Authority, on behalf of the property owner, James T. Hawes, for the approval of a Rezoning (RZ-05-25-9572) from "AG" (Agriculture-County) to "SF-12" (Single-Family Large Lot Residential) and a Conditional Use Permit (CUP-05-25-9573) for Hawes Estates located at 27711 E Wyatt Road. Upon conclusion of the public hearing, two Bills will be ready for introduction and readings - a Bill approving a Rezoning and a Bill approving the Conditional Use Permit for Hawes Estates.

BACKGROUND/JUSTIFICATION

The proposal includes the creation of three lots: Lot 1, approximately 7 acres, will be developed for a major water infrastructure facility by Tri-County Water Authority, while Lots 2 and 3, each approximately 5 acres, are intended for single-family residential use.

The property located at 27711 E Wyatt Road is currently zoned for ""AG-C" (Agriculture-County) from being recently annexed into the City, however, it retained its existing zoning designation until modification would be required because of a change of land use. The rezoning to SF-12, Large Lot Single-Family District, an approved Conditional Use Permit would allow the land use of "Utility-Major" which under the UDC definition includes generating plants; electrical switching facilities; and primary substations; water and waste water treatment plants; water storage tanks; and similar facilities of agencies that are under public franchise or ownership to provide the public with electricity, gas, sewage, collection, heat, steam, communication, or other similar service.

Three water utility providers have existing water lines in this area: Tri-County Water Authority, the City of Blue Springs, and Jackson County Public Water Supply District (PWSD 13). An interconnected facility is needed at this location to enhance system resiliency for all three entities during maintenance and repair outages. Lot 1, approximately 7 +/- acres, is designated for major water infrastructure to be operated by Tri-County Water Authority. Lots 2 and 3, each approximately 5 +/- acres, are intended for single-family residential use.

Approval of the rezoning application would allow for the existing 17 +/- acre parcel to be developed in accordance with the standards of the "SF-12" zoning district. Denial of the rezoning application would result in the property remaining undeveloped for an unknown period of time. The denial of this rezoning would have an impact on future development and growth in the area.

FINANCIAL IMPACT

Contractor:	N/A

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
July 7, 2025	N/A

STAFF RECOMMENDATION

Staff recommends approval of the Rezoning application with the following two conditions:

1. Approval by the City Council based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC unless modified under the General Development Plan.
2. The decision on the rezoning application shall be rescinded if the associated Conditional Use Permit (CUP-05-25-9573) is not approved.

Staff recommends approval of the Conditional Use Permit application with the following two conditions:

1. Approval by the City Council based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC unless modified under the General Development Plan
2. The Conditional Use Permit is to allow the development of a “Utility-Major” land use on the 7 +/- acres property Lot 1 of Hawes Estates-Phase 1.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	Planning Commission
Date:	June 23, 2025
Action:	1. Recommended approval of the Rezoning with two (2) conditions: 8 Aye, 0 No 2. Recommeded approval of the Conditional Use Permit with two (2) conditions: 8 Aye, 0 No

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Staff Report with attachments; Application with attachments; Affidavit of Publication in The Examiner on June 7, 2025; 185 ft. Notification Map; Names/addresses of property owners within 185 ft. of site; Copy of letter sent to said property owners; Planning Commission presentations; Title IV, Land Use Section – Blue Springs Code of Ordinances (by reference); 2014 Comprehensive Plan (by reference).
2. Bill approving the Rezoning
3. Bill approving the Conditional Use Permit

REVIEWED BY:

Requesting Director: ***Nic Hutchison***	Budget: ***N/A***
Legal: ***James Newell***	City Administrator: ***Christine Cates***

PLANNING APPLICATION REVIEW STAFF REPORT

Meeting Dates:	Planning Commission: June 23, 2025 City Council: July 7, 2025
Project Name:	***Hawes Estates-Phase 1***
Site Location:	27711 E Wyatt Road
Project Request:	**RZ-05-25-9572**; Rezoning from "AG" (Agriculture – Homesite) to "SF-12" (Large Lot Single Family). **CUP-05-25-9573**; Conditional Use Permit for Tri-County Water Authority for use as major water infrastructure for Lot 1. **PP-05-25-9574**; Preliminary Plat for a parcel to be sub-divided into three lots for a total of 17 +/- acres.

Applicant: John Overstreet | Tri-County Water Authority
Property Owner: James T. Hawes
Staff Planner: Shantele Frie | Associate Planner

Project Description: The applicant is requesting approval of a Rezoning, Conditional Use Permit, and Preliminary Plat for the development of an approximately 17 +/- acre site. The proposed project includes the creation of three lots; Lot 1, approximately 7 +/- acres in size, will be developed for a major water infrastructure use by the Tri-County Water Authority. Lots 2 and 3, each approximately 5 +/- acres are intended for single-family residential use.

Staff Recommendation: Staff recommends approval of the Rezoning, approval of the Conditional Use Permit with conditions, and Preliminary Plat with conditions. Conditions are identified at the end of this report.

Previous Actions:

Date	Review Body	Action
07/07/2003	City Council	Approval of South Annexation (A-5-2003)

Future Applications: A Site Plan Design Review and Final Plat must be approved. The Final Plat must be recorded with Jackson County, prior to the issuance of any building permits.

Adjacent Properties:

Direction	Current Zoning	Current Land Use(s)
North:	"PD/MU"-Planned Development/Mixed Use	Colonial Gardens
South:	"AG-County" (Agriculture)	Detached Single Family Residential
East:	"AG-County" (Agriculture	Undeveloped Vacant Land
West:	"PD/MU"-Planned Development/Mixed Use	Single-Family Residential

REZONING ANALYSIS

Existing Zoning: "AG-C" (Agriculture – County)
Existing Land Use: Agriculture Homesite
Proposed Zoning: "SF-12" Large Lot Single Family
Proposed Land Use: Single Family Residential

Comprehensive

Plan: According to the 2014 Comprehensive Plan, the "*Future Land Use Policy Map"* reflects planned future land uses at the most generalized and city-wide scale. The intent of the *Future Land Use Policy Map* is not to predetermine land uses or zoning on a specific parcel or at specific locations. Together with other elements of the Comprehensive Plan, the *Future Land Use Policy Map* should be used to guide the relationships and physical improvements needed to create the types of places that are part of Blue Springs' long-range vision."

The Comprehensive Plan designates the subject property as a *Neighborhood*, which is defined as:

Areas for residential living arranged in a connected pattern of streets and blocks to provide access to civic and neighborhood amenities. Neighborhoods are primarily detached houses, but can include integration of different housing types, institutional/civic uses and spaces, or micro-commercial uses that support the neighborhood pattern and scale. Connection to Gathering Places or Neighborhood Centers is important to access daily services and meet daily needs.

The S2 Specific Area Plan, adopted as part of the 2014 Comprehensive Plan designates the subject property as *Low Density Residential* which is defined as:

Areas of predominantly detached houses and neighborhoods compatible institutional uses. Net density for these areas is typically less than 5 units per acre. This category is appropriate in limited application areas that are remote from neighborhood centers or where transitions to natural features make it difficult to develop in more compact and walkable neighborhood patterns.

Rezoning: The intent of the "SF-12" zoning district is defined in Section 404.070, as follows:

The SF-12, Large Lot Single-Family District is intended to accommodate low density residential development on lots that are much larger than found within the City's standard single-family subdivisions. The district is intended to be applied in areas that are inappropriate for higher residential densities and where necessary to protect existing and proposed low-density residential developments from the potentially adverse land use impacts associated with other forms of development.

Review Criteria: *In reviewing any application for an amendment to the Official Zoning Map (zoning change / rezoning), the Planning Commission and City Council shall review the proposed amendment considering the Comprehensive Plan, the general requirements of the Unified Development Code, and the following considerations:*

1. The application is in accordance with the Comprehensive Plan and any official plan or program developed under the guidance of the Comprehensive Plan, and in particular the relationship of land uses within the proposed district and the relationship with uses existing or anticipated in surrounding districts.

   STAFF RESPONSE: The proposed rezoning is in accordance with the 2014 Comprehensive Plan and S2 Specific Area Plan which classifies the subject property as "*Low Density Residential*." The rezoning to SF-12, Large Lot Single-Family District, an approved Conditional Use Permit, and General Development Plan would comply with the Comprehensive Plan designation.

2. The application furthers the intent of the proposed zoning district and supports that of any abutting zoning districts.

   STAFF RESPONSE: If a Conditional Use Permit is approved the proposed development meets the intent of the "SF-12 Large Lot Single-Family District definition and standards. The intent of the "SF-12" zoning district is defined in Section 404.070, as follows: *to accommodate the proposed land use "Utility Major," which under the UDC definition includes generating plants; electrical switching facilities, and primary substations; water and waste water treatment plants; water tanks; and similar facilities of agencies that are under public franchise or ownership to provide the public with electricity, gas, sewage collection, heat, steam, communication, or other similar service.*

3. The precedents that might result from approval or denial of the application, and the possible effects of such precedents on the character of the area, and in particular the building form, site design, and other development patterns and urban design aspects that accompany precedents for the proposed district.

   STAFF RESPONSE: Approval of the rezoning application would allow for the existing 17 +/- acre parcel to be developed in accordance with the standards of the "SF-12" zoning district. Denial of the rezoning application would result in the property remaining undeveloped for an unknown period of time. The denial of this rezoning would have an impact on future development and growth in the area.

4. Compliance of any proposed development with the requirements of the UDC.

   STAFF RESPONSE: The subject property cannot be developed under the current "AG-C" (Agriculture – County) zoning district. Prior to any development activity on the site, a rezoning application would need to be submitted for review and approval.

5. The ability of the City or other government agencies to provide any services, facilities or programs that might be required if the application were approved.

   STAFF RESPONSE: Staff believes this rezoning will not reduce the ability of the City or other government agencies to provide service, facilities, or programs. The subject property is located in a developing area with access to services and facilities. Additional improvements to provide adequate services, including utilities, stormwater, and street improvements will be provided by the developer.

6. The effect of approval on the condition or value of property in the City or in the vicinity, including the likelihood of surrounding areas to be developed in accordance with the Comprehensive Plan.

   STAFF RESPONSE: Staff believes approval of this rezoning will likely not negatively impact the condition or value of the property of surrounding areas or the ability to be developed in accordance with the Comprehensive Plan.

7. The requested zoning change is justified by a change in conditions since the existing zoning was designated or by an error in the current designation.

STAFF RESPONSE: The property is zoned for "AG-C" (Agriculture – County) because it was only recently annexed into the City, however, it retained its existing zoning designation until which time would be required to be modified because of a change of land use.

8. The consistency of the application with other adopted policies of the City.

   STAFF RESPONSE: Staff believes this proposal is consistent with other adopted City policies.

9. The recommendations of professional staff.

   STAFF RESPONSE: Based on the review criteria above, staff recommends approval of this rezoning request with conditions.

CONDITIONAL USE PERMIT & PRELIMINARY PLAT ANALYSIS

A Conditional Use Permit (CUP) provides flexibility for different uses within a zoning district and allows the potential for additional uses that due to their varying design and operational characteristics of the use or due to conditions in the area are not generally appropriate in that district but require a case-specific review to determine the compatibility in a specific context and location.

The purpose of the general development plan process is to ensure compliance with zoning and other development regulations and the achievement of quality development through the review of a general development plan that will represent the general development on the site. The general development plan will be approved by City Council to establish the framework for development on a property. A general development plan is a generalized development plan for the entire area proposed to be included within a proposed development. The purpose of a general development plan is to allow preliminary review of a proposed development before substantial technical work has been undertaken.

Platting is a process where a proposed division, or partition of land and property interests therein, is reviewed to ensure development patterns in compliance with long-range comprehensive plans; coordinating infrastructure with existing, future and potential capital improvements; and that all lots are buildable, served with adequate public facilities, and capable of meeting the zoning and development standards.

Preliminary Plat Requirements: The proposed Preliminary Plat meets the minimum standards described in UDC Section 403.050 and submittal requirements provided in the Preliminary Plat application.

Preservation: The current parcel contains existing structures, including a single-family farmhouse located on the existing Lot 1. While the site includes these structures, the majority of the land remains undeveloped and consists of open fields. All existing structures are scheduled to be removed by Tri-County Water Authority at their expense, with demolition to be completed no later than December 31, 2026. Existing trees on the property will be preserved when possible, and additional landscaping will be incorporated to enhance the site's overall appearance and environmental quality.

Phasing: The site is proposed to be developed in multiple phases.

Streets & Sidewalks: Lot 1 will include a single access drive from SE Wyatt Road, designed with sufficient distance to allow vehicles to fully exit the roadway before stopping at the entrance gate.

Lots 2 and 3, which are intended for single-family residential use, will each have a single driveway access without a gated entry off Shroud Road. As part of the public improvements, a 5-foot wide ADA compliant sidewalk will be installed along SE Wyatt Road to enhance pedestrian accessibility and connectivity.

Traffic: A traffic study was not required for the proposed development, as the major utility use will not generate additional traffic. The facility is designed to be remotely monitored, with only routine daily inspections conducted by a standard utility vehicle.

Stormwater: **A stormwater management plan will need to be prepared by a professional engineer registered in the State of Missouri and submitted to Public Works for review**. Stormwater detention and stormwater quality requirements shall be met with this development project. The City requires adherence to the current edition of APWA 5600 for Detention and Water Quality. Design procedures for each water quality BMP are included in the MARC BMP Manual. Overland flow and detention areas shall be contained within a drainage easement.

Sanitary Sewer: The proposed Lot 1 will not require connection to a sanitary sewer system due to its intended use. Lots 2 and 3 will be served by private septic systems, as public sanitary sewer infrastructure is not currently available in this area.

Open Space: In accordance with the "SF-12" zoning district standards, a minimum of 10% of the site must be designated as open space. The development is also required to submit a Landscape Plan that complies with the City of Blue Springs landscaping requirements.

Land Use: Three water utility providers have existing water lines in this area: Tri-County Water Authority, the City of Blue Springs, and Jackson County Public Water Supply District (PWSD) 13. An interconnect facility is needed at this location to enhance system resiliency for all three entities during maintenance and repair outages. Lot 1, approximately 7 ± acres, is designated for major water infrastructure to be operated by Tri-County Water Authority. Lots 2 and 3, each approximately 5 ± acres, are intended for single-family residential use.

Building Typology: UDC Chapter 405 does not provide a building type that can be appropriately applied to the proposed land use, nor are there special use standards for the "Utility-Major" land use. Therefore, staff has evaluated the use and any lot size, setback, height, building coverage, etc. requirements based on the site and surrounding properties

Parking: Parking for the proposed development will be required in accordance with the standards outlined in the Unified Development Code. The Utility-Major located on Lot 1 will be subject to the parking requirements specified in Schedule B of the UDC. The single-family residential lots (Lots 2 and 3) will be required to provide a minimum of two (2) parking spaces per dwelling unit. Parking compliance for all lots will be reviewed in greater detail during the Site Plan Design Review process to ensure adequacy and adherence to City Standards.

Architectural Character: **The building and site design are required to meet the Non-Residential Design Standards in UDC Section 407.090. Final building and site design will be reviewed through the Site Plan Design Review process.**

Frontage &

Landscaping: The applicant has provided a conceptual landscaping plan for the site. Additional details and plant units may be needed to meet landscaping requirements. **Landscaping requirements will be reviewed in greater detail with the Site Plan Design Review Process.**

Signage: All signs that meet the Sign Code will be reviewed administratively and must follow the appropriate permitting process.

Review Criteria: *A Conditional Use Permit shall be reviewed according to the following criteria:*

1. The application furthers the intent of the proposed zoning district and supports that of any abutting districts.

   STAFF RESPONSE: If approved, the application will bring the property and proposed development into compliance with the Unified Development Code (UDC) and align with the surrounding zoning districts. The proposed development will also support continued growth in the area by facilitating the delivery of water from Tri-County Water Authority to Public Water Supply District (PWSD) 13, helping to meet the area's infrastructure needs.

2. Compliance of any proposed development with the requirements of this Development Code.

   STAFF RESPONSE: The proposed development will comply with the Unified Development Code (UDC) upon approval of a Conditional Use Permit. Lot 1 would then be permitted for use as a major utility. Several surrounding areas will require water service to support future development, further reinforcing the need for this infrastructure.

3. Whether any additional site-specific conditions are necessary to meet the purposes and intent of this Development Code and the intent or design objectives of any applicable Subsections of this Development Code.

   STAFF RESPONSE: Site-specific conditions necessary to meet the purposes and intent of this development code are listed in the Staff Recommendation section for the Conditional Use Permit, which is found at the end of this report.

4. The impact on the public realm, including the design and functions of streetscapes and relationships of building and site elements to the streetscape.

   STAFF RESPONSE: Staff does not anticipate that the proposed land use, if approved, will have a negative impact on the public realm. The development will be required to complete public improvements to existing streets, and the proposed facilities will be set back from the roadway. Additionally, large tree plantings along the street frontage will be incorporated in accordance with the City's landscaping requirements.

5. The adequacy of drainage, utilities, and other public facilities.

   STAFF RESPONSE: Utilities and drainage structures will have to be constructed at this site and limited public improvements would be required.

6. Compatibility with the character of the area in terms of building scale, building form, landscape and site design.

   STAFF RESPONSE: The proposed development on Lot 1 includes a single-story building of approximately 3,000 square feet, which will house the piping and pumps necessary for the utility interconnect and booster pumping system to support water service in the area. To ensure adequate fire flow capacity, ground-level water storage tanks are also proposed, with a total storage volume ranging from 1 million to 2 million gallons. These tanks are expected to range in size from approximately 31,000 to 45,000 square feet.

7. Compatibility with the area in terms of operating characteristics such as hours of operation, visible and audible impacts, traffic patterns, intensity of use as proposed or foreseeable, and other potential impacts on adjacent property.

   STAFF RESPONSE: The proposed development is not anticipated to impact the compatibility of the surrounding area. The major utility use is designed to be remotely monitored, with only routine daily inspections conducted by a standard utility vehicle, resulting in minimal traffic to the site.

8. The application will not prevent development and use of the neighboring property in accordance with the applicable development regulations.

   STAFF RESPONSE: The application will not prevent adjacent properties from being developed as required by the Unified Development Code.

9. The long-range plans applicable to the site and surrounding area are not negatively impacted considering the permanence of the proposed use, the permanence of existing uses in the area, and any changes in character occurring in the area.

   STAFF RESPONSE: The proposed development does not conflict with the City's long-range plans; in fact, without approval of this use at the proposed location, future development in the area could be adversely affected due to the lack of adequate water infrastructure.

10. The recommendations of professional staff.

    STAFF RESPONSE: Staff recommends approval of the Conditional Use Permit with conditions listed below.

Findings of fact identifying and evaluating all factors relevant to the application shall be made part of the public record. Approval shall be subject to those specific facts and any additional conditions made as part of the review and approval. Any amendment to a conditional use permit shall require the same process as the original approval.

Review Criteria: *A Preliminary Plat shall be reviewed based on the following criteria:*

1. The application is in accordance with the Comprehensive Plan and any official plan or program developed under the guidance of the Comprehensive Plan. In particular, the physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments reflect the principles and concepts of the plan.

STAFF RESPONSE: The application is in accordance with the Comprehensive Plan as it pertains to physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments

2. Compliance with the requirements of this Development Code. In particular, the blocks and lots proposed are capable of meeting all development and site design standards under the existing or proposed zoning.

   STAFF RESPONSE: The proposed plan is in compliance with the requirements of this Development Code.

3. Any phasing proposed in the application is clearly indicated and demonstrates a logical and coordinated approach to development, including coordination with existing and potential development on adjacent property.

   STAFF RESPONSE: The plan is proposed to be developed in multiple phases.

4. Any impacts identified by specific studies or technical reports, including a preliminary review of storm water, are mitigated with generally accepted and sound planning, engineering, and urban design solutions, that reflect long-term solutions and sound fiscal investments.

   STAFF RESPONSE: This project has produced preliminary reports, and the overall site layout appears to incorporate sound planning, engineering, and urban design solutions.

5. The application does not deter any existing or future development on adjacent property from meeting the goals and policies of the Comprehensive Plan.

   STAFF RESPONSE: The application does not deter any existing or future development on adjacent properties.

6. The design does not impede the construction of future public infrastructure within the area.

   STAFF RESPONSE: The design of the site does not impede the construction of future public infrastructure within the area.

7. The recommendations of professional staff.

   STAFF RESPONSE: Staff recommends approval of the Preliminary Plat with conditions.

Approval of the preliminary plat shall constitute acceptance of the overall planning concepts for the subdivision and is a prerequisite for the filing of a final plat. After approval of the preliminary plat the applicant may proceed with the construction plans and submit the proposed final plat for review and approval.

Staff Recommendation:

Staff recommends approval of the Rezoning application with the following conditions:

1. Approval by the City Council based on the representations of any drawings presented as part of this application does not waive any requirement or

development standard contained in the UDC unless modified under the General Development Plan.

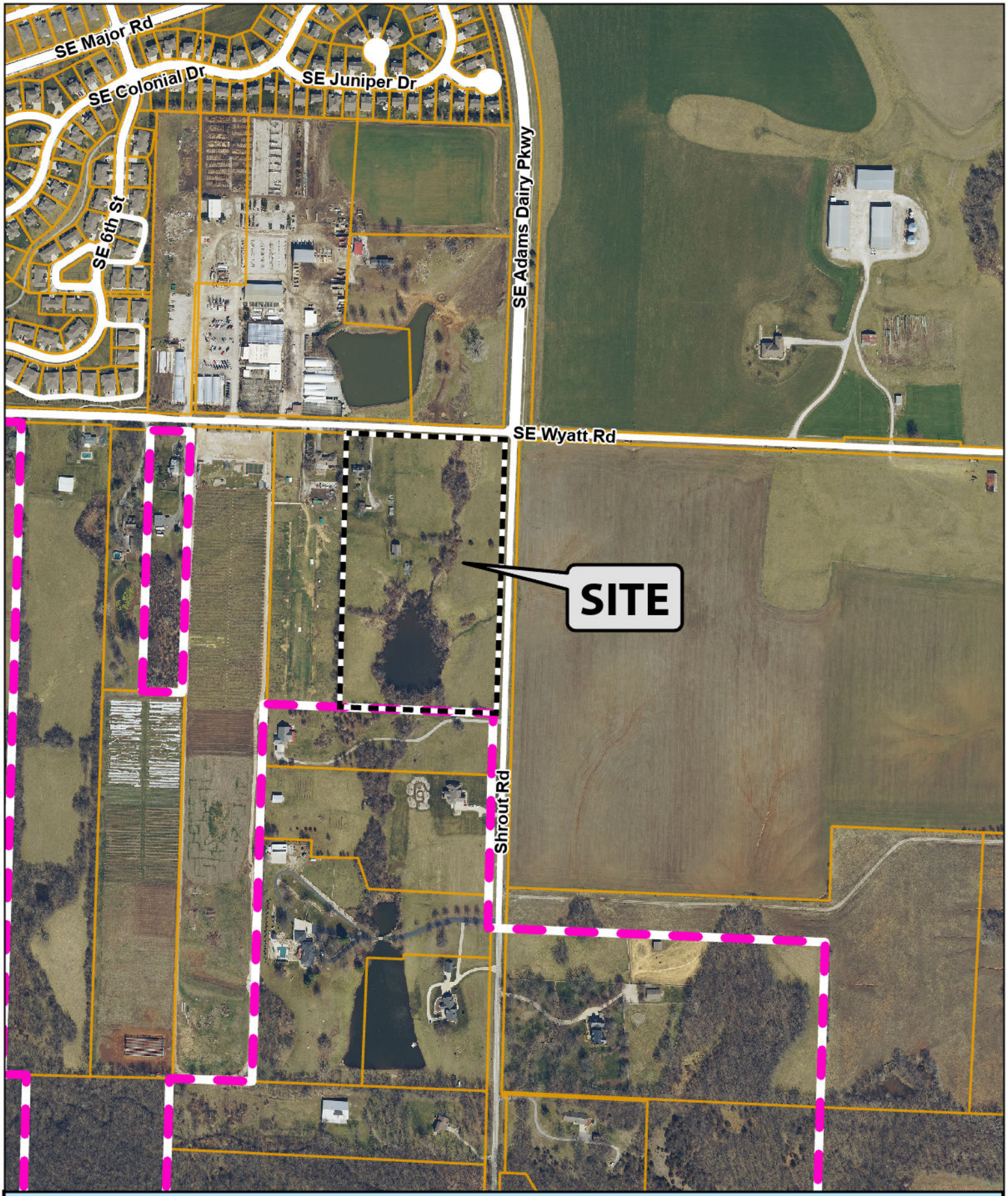
2. The decision on the rezoning application shall be rescinded if the associated Conditional Use Permit (CUP-05-25-9573) is not approved.

Staff recommends approval of the Conditional Use Permit application with the following conditions:

1. Approval by the City Council based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC unless modified under the General Development Plan.
2. The Conditional Use Permit is to allow the development of a “Utility-Major” land use on the 7 +/- acres property on Lot 1 of Hawes Estate-Phase 1 Plat.

Staff recommends approval of the Preliminary Plat application with the following conditions:

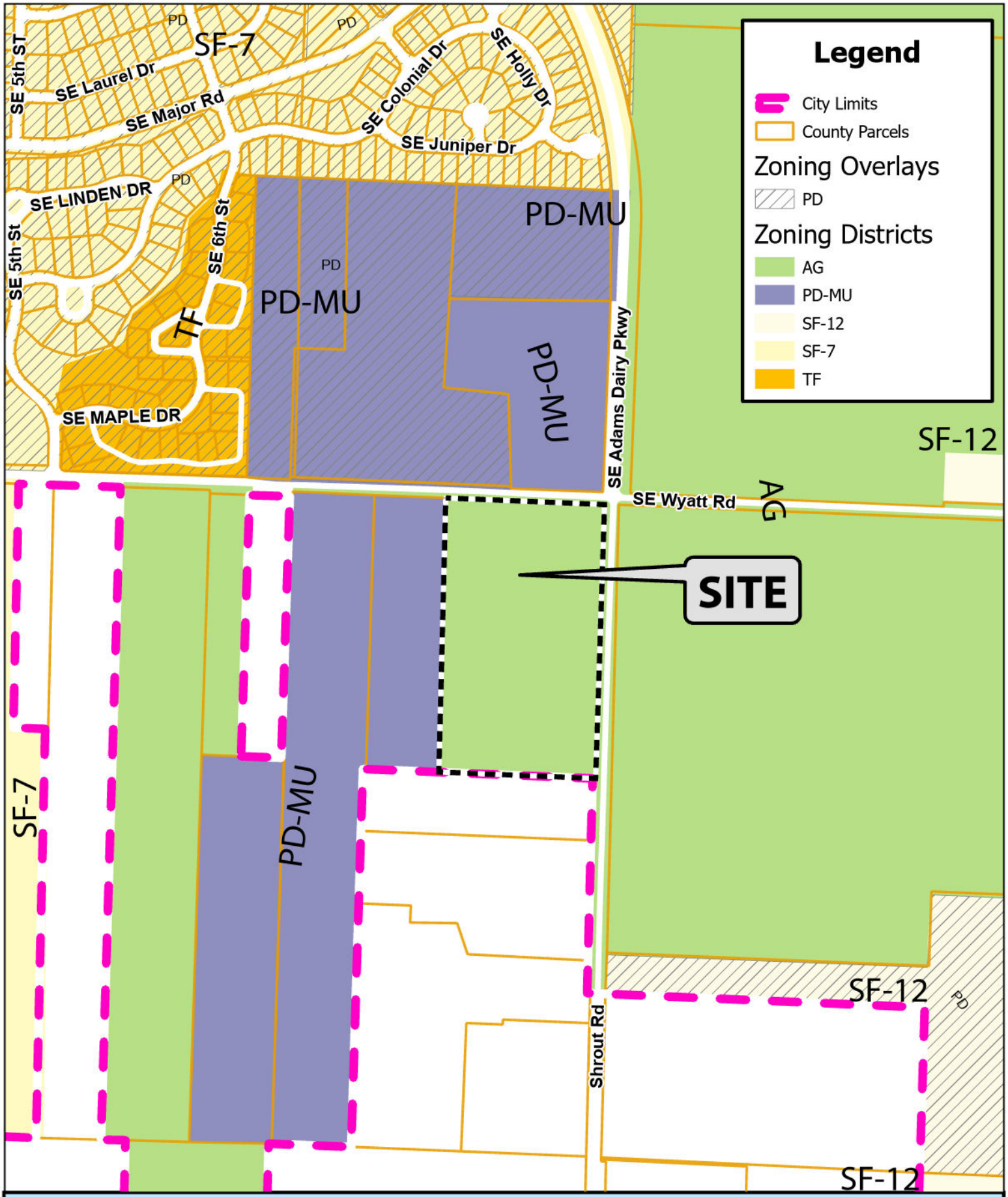
1. Approval by the City Council based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC unless modified under the General Development Plan.
2. Approval of the Preliminary Plat is rescinded if the Rezoning (RZ-05-25-9572), Conditional Use Permit (CUP-05-25-9573) is denied by the City Council.
3. Prior to Final Plat approval, the following must occur:
    a. A Site Plan Design Review must be approved, finalizing the proposed amenities, landscaping, and building design.
    b. All right-of-way and easements must be shown as required by Public Works and the Unified Development Code.
4. Prior to Building Permit Issuance, the Final Plat must be recorded at Jackson County.
5. Prior to occupancy of each building, all parking and access improvements shall be completed.



RZ-05-25-9572 / CUP-05-25-9573 / PP-05-25-9574
27711 SE Wyatt Rd
Parcel # 54-200-02-06-00-0-00-000
AERIAL LOCATION MAP

N
1" = 500'

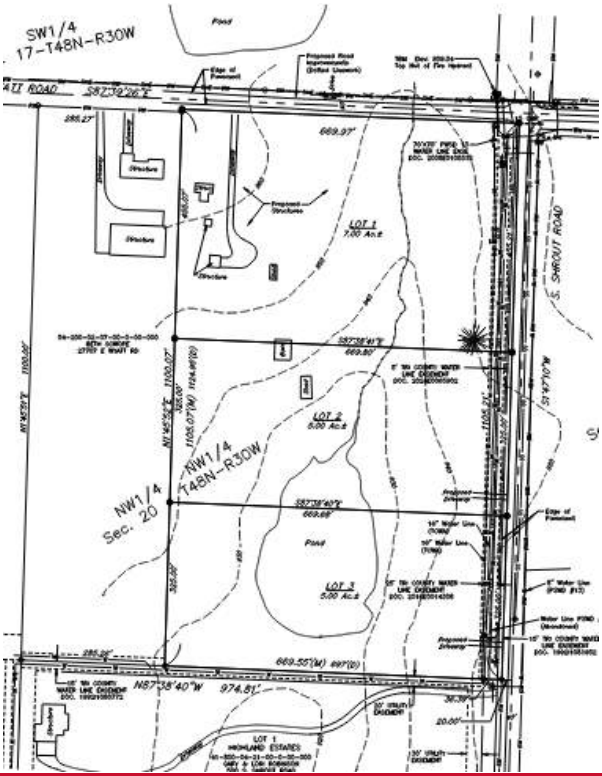
Date: 06/03/25



RZ-05-25-9572 / CUP-05-25-9573 / PP-05-25-9574
27711 SE Wyatt Rd
Parcel # 54-200-02-06-00-0-00-000
SITE LOCATION & ZONING MAP

N
1" = 500'

Date: 06/03/25



Planning Application

Hawes Estates – Phase 1

27711 E Wyatt Rd, Blue Springs, MO 64014

May 5, 2025

Revised June 10, 2025

Received
06/11/2025 9:45:10 AM

1 Hawes Estates – Phase 1

1.1 Legal Description:

SEC 20 TWP 48 RNG 30; N 1124' OF E 697' OF NW NW ¼

1.2 Project Address:

27711 E WYATT RD, BLUE SPRINGS, MO 64014

1.3 Project Description

The Hawes property is located at the southwest corner of Wyatt Road and Shrout Road/Adams Dairy Parkway. There are three water utilities that have lines in this area. Tri-County Water Authority (TCWA), City of Blue Springs, and Jackson County Public Water Supply District (PWSD) 13. There is a need for an interconnect facility at this location to provide resiliency to each entity's water system during maintenance and repair outages. PWSD 13 will ultimately need either elevated storage or ground storage with a booster pump station to serve the undeveloped area in south Blue Springs in the PWSD 13 service area.

The project would involve rezoning and a preliminary plat of the described property. The parcel is to be sub-divided into three lots.

Lot 1, approximately 7 AC±, is to be used by TCWA for use as major water infrastructure.

Lots 2 and 3 would be approximately 5 AC± and would be used for single family dwellings with Lot 3 having two outbuildings in the back southwest corner of the lot.

The current property is zoned as agriculture (AG) with a land use of single family residential. The proposed use will be Zoned for FS-12. This aligns with the design purpose and cohesiveness with the adjacent properties.

Lot 1 will be used for Major Utility with a conditional use permit (CUP) per the Unified Development Code (UDC).

Lot 2 and 3 will be for Single Family as allowed in the FS-12 zoning per the UDC.

CUP Rezoning and Plat Items for Lot 1

The intended uses of the Lot 1 will help the continued development of the area by providing the required supply of water from TCWA to the water district PWSD 13 for the area.

The facility will be a normally unmanned location with minimal impact on the area with respect to noise, traffic, or intensity of use. A single drive is all that will be required for access with minimal access to the site and remote monitoring of the water utility's facility. The planned ultimate improvements for Lot 1 will house water utility infrastructure as a

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building to house and conceal water utility interconnect facility, booster pump station, and spare parts storage for emergency utility repair in the city and adjacent county area. Lot 1 will also provide required water storage for future development areas with ground storage water tanks. These tanks and the booster pump station will supply the area with water for both normal use and required fire flow. It should be noted that this area will require improvements to allow for further development and growth.

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3 Rezoning

3.1 Application

See attached application

3.2 Legal Description:

SEC 20 TWP 48 RNG 30; N 1124' OF E 697' OF NW NW ¼

3.3 Project Address:

27711 E WYATT RD, BLUE SPRINGS, MO 64014

3.4 Plan Sets:

See attached plan set.

3.5 Narrative

- Provide the reason for the request to rezone. Include the existing zoning and the proposed zoning

  Any development to the property would require rezoning as the current zoning of agricultural is not allowed in the city. The proposed rezoning would be to single family SF-12

- Describe any unique characteristics of the property and explain why the property cannot be used under the existing zoning

  The existing zoning for the property is currently not allowed within the city limits.

- Describe the conformance of this rezoning with the Comprehensive Plan and how it is consistent with Development Policies and the Future Land Use Map

  The SF-12 is in conformance with the future land use for the area and the CUP for Lot 1 will allow for the future development plans of the surrounding area.

- Describe the character of the surrounding neighborhood and how the proposed rezoning fits into the existing zoning pattern. Provide an explanation if the rezoning creates a small, isolated district unrelated to surrounding districts

  The surrounding neighborhood is low density residential, and the rezoning will maintain that similar use. It will not create and isolated unrelated district.

- Describe the potential Traffic Conditions of the proposed use and if any increase in traffic/turning movements will create an undue traffic hazard. Include the names of the public street(s) that provide access to the property, along with their street classification and their right-of-way width

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- There is not an anticipated increase in traffic as Lot 1 will be an unmanned water utility facility and Lots 2 and 3 will be single family dwellings.
    - Wyatt Road will not be impacted by Lot 1.
    - Shrout Road will not be impacted by Lot 2 and Lot 3.
- Explain if platting or re-platting is required to create appropriately sized lots, properly sized rights-of-way, or easements such as drainage, utility, landscape, etc.

  The platting is required to create three lots. All lots will be over 5 acres and will provide adequate size for all drainage, utility and landscaping needs.

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2 Conditional Use Permit

2.1 Application

See attached application.

2.2 Legal Description:

SEC 20 TWP 48 RNG 30; N 1124' OF E 697' OF NW NW ¼

2.3 Project Address:

27711 E WYATT RD, BLUE SPRINGS, MO 64014

2.4 Plan Sets:

See attached plan set.

2.5 Narrative:

- The proposed use and the intensity and extent of the proposed use and/or development

  The current plat is zoned as agricultural and as such is no longer an allowed zoning district within the city. The SF-12 better aligns with the adjacent properties south of the that are in the county that will also allow major utility with a CUP.

- How the proposed use furthers the intent of the zoning district and supports that of any abutting districts and whether any additional site-specific conditions are necessary to meet the purposes and intent of the UDC and the intent or design objectives of any applicable UDC regulation

  The proposed plan is to take the current plat that is zoned AG, and rezone to single family SF-12 and split into 3 parcels.

  Parcel 1 improvements would be for a major utility that would be allowed by the UDC with a conditional use permit.

  Parcel 2 and 3 improvements would be for single family homes. That is what is allowed per the UDC.

  The structure that is split by the parcel line L11 between Lot 1 and Lot 2 is to be demolished. The structure approximately 120 ft north of this structure is also to be demolished. The agreement for these structure demolitions is attached as an Appendix.

- Compliance of any proposed development with the requirements of the UDC

  If rezoned to SF-12, then the development would be allowed for Lot 1 a major utility. There are several surrounding areas to this site that will require water

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to support development. This site is in a location that will support the area's future development by providing a location for water utility to serve the area.

- Compatibility with the character of the area in terms of building scale, building form, landscape, and site design

  The building scale for Lot 1 would be a single story building around 3,000 SF and would enclose the piping and pumps for the utility interconnect and the booster pumping to provide water for the area.

  The water storage tanks, required to provide adequate fire flow volume, would be ground storage tanks that would provide 1 million to 2 million gallons of storage. This would be provided by using tanks that are 31,000 SF to 45,000 SF each

- Compatibility with the area in terms of operating characteristics such as hours of operation, visible and audible impacts, traffic patterns, intensity of use as proposed or foreseeable, and other potential impacts on adjacent property

  The compatibility with the area would not be affected. The major utility would not add any regular traffic to the site as it is intended to be a remote monitored site that would have only daily checks performed by access with a standard utility truck.

- Why the proposed use will not prevent or negatively impact the development and use of adjacent property in accordance with the applicable UDC regulations

  Lot 1's major utility will be required to be somewhere in this area to provide water for the development of the area.

  Lot 2 and 3 will align similarly with the adjacent property south along Shrout Road with single family dwellings on large lots. This will not affect the use of any adjacent property.

- Why the long-range plans applicable to the site and surrounding area are not negatively impacted considering the permanence of the proposed use, the permanence of existing uses in the area, and any changes in character occurring in the area

  The long-range plans are not impacted by this development, rather without the approval of this use at this location the long-range plans could be negatively impacted by not having adequate supply of water for area development.

- The impact on the public realm, including the design and functions of streetscapes and relationships of building and site elements to the streetscape

  The facilities for this development would be set back from the road with tree plantings along the street to align with the City's landscaping requirements.

- The adequacy of stormwater drainage, utilities, streets, and other public facilities, or how they will be provided

  Lot 1 does not require any utilities other than what is already in the area. A road entrance will need to be relocated for the existing property to better

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align with the facility layout. No sewer is required. Electrical power will be required and is readily adjacent to the site. Stormwater flow will be coordinated with the Wyatt Road improvements as the current stormwater is conveyed by an open channel across the site to the existing pond.
Lots 2 and 3 will require private septic systems, as the public sewer is not in the area, and new drive entrances off Shrout Road for each lot.

- The adequacy of access roads and entrance/exit drives or how they will be provided. Describe how they are/will be designed to prevent traffic hazards and minimize traffic congestion on public streets

  Lot 1 will have an access drive with enough distance for traffic to pull into the drive and off the road before having to stop at the gate. There will not be any significant traffic to the site other than a daily check on the site and equipment.

  Lots 2 and 3 will not have any gates and will be a driveway for a single-family dwelling.

- State if the proposed use will be valid only for a specific period of time

  The proposed use will be permanent.

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AGREEMENT

THIS AGREEMENT is entered into this 4TH day of June 2025 by and between TRI-COUNTY WATER AUTHORITY (Tri-County) and JAMES HAWES (Hawes)

Witnesseth:

Hawes owns real estate in Jackson County, Missouri, City of Blue Springs, consisting of 3 Lots in Hawes Estates, a platted subdivision, and

An existing structure-barn is located on and straddling Lots 1&2 of said subdivision, and

The City of Blue Springs, Missouri requires that the barn be removed, and

Hawes and Tri-County agree that as a condition of the sale of Lot 1 from Hawes to Tri-County, such barn will be removed by and at cost of Tri-County, such demolition to occur no later than 12/31/2026, and

Tri-County will allow Hawes access and use of barn within the property boundary of Lot 1 until such time it is demolished. Tri-County will not insure such structure.

This Agreement is contingent on the City of Blue Springs:

a). Approving Hawes plat of Lots 1, 2, & 3.

b.) Approving and issuing necessary permits to Tri-County for construction of Improvements as applied for by Tri-County to City.

c.) Tri-County purchasing Lot 1 from Hawes.

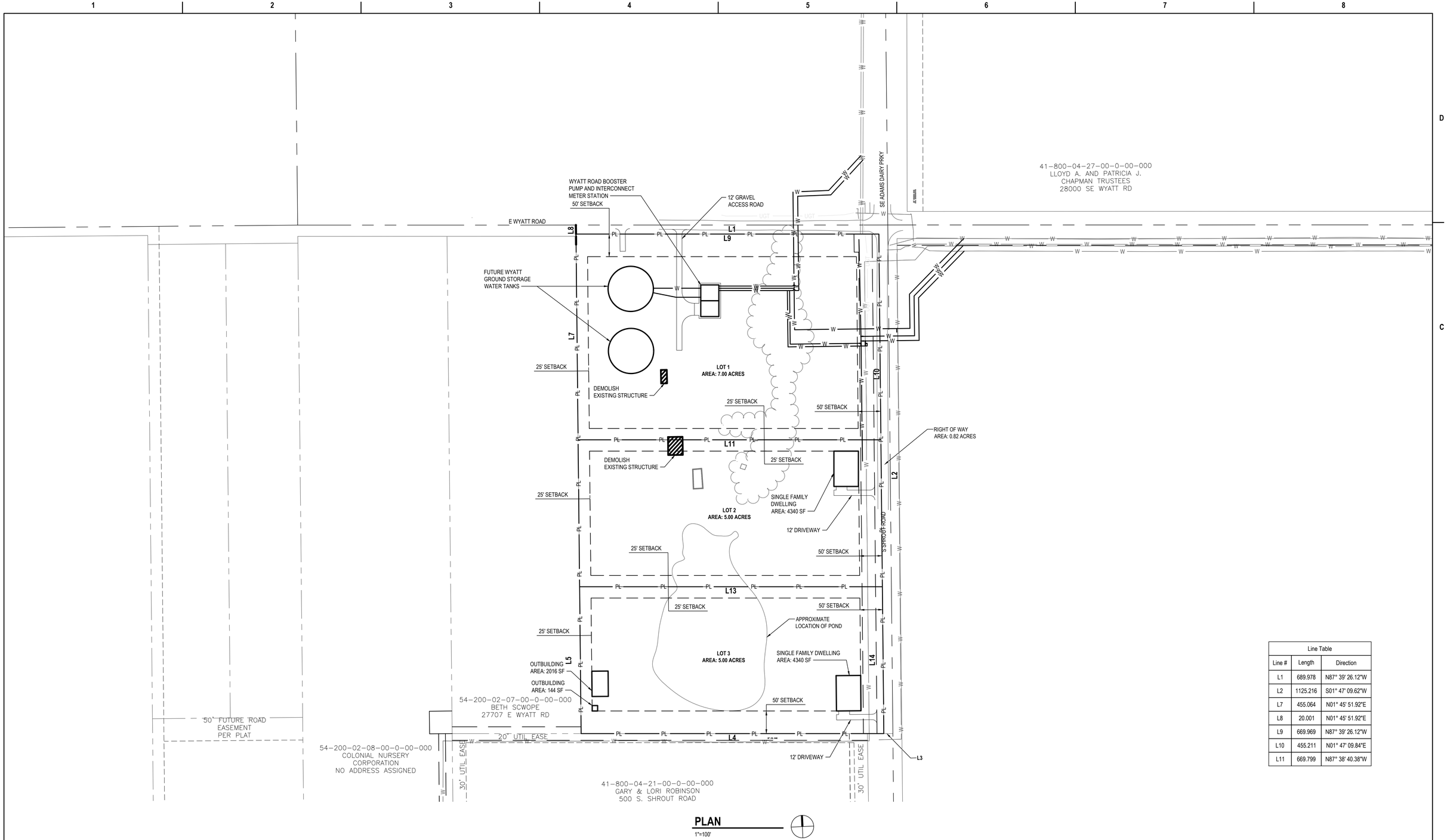
6-4-25
Date

By: James Hawes
JAMES HAWES

JUNE 3, 2025
Date

By:
TRI-COUNTY WATER AUTHORITY
John Overstreet, General Manager

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06/11/2025 9:45:13 AM



PLAN
1"=100'

Line Table		
Line #	Length	Direction
L1	689.978	N87° 39' 26.12"W
L2	1125.216	S01° 47' 09.62"W
L7	455.064	N01° 45' 51.92"E
L8	20.001	N01° 45' 51.92"E
L9	669.969	N87° 39' 26.12"W
L10	455.211	N01° 47' 09.84"E
L11	669.799	N87° 38' 40.38"W

C:\pw_working\central\d0104207772\FIGURE_5.1.dwg
6/9/2025 2:03:15 PM

HDR
MISSOURI CERTIFICATE OF AUTHORITY #000856
10450 HOLMES ROAD, SUITE 600
KANSAS CITY, MO 64131
816-360-2700

ISSUE	DATE	DESCRIPTION

PROJECT MANAGER K. SIMS
PROJECT NUMBER 10384063

STATE OF MISSOURI
KYLE E. SIMS
NUMBER PE-2014003496
PROFESSIONAL ENGINEER
6/10/2025

PRELIMINARY NOT FOR CONSTRUCTION

Tri-County WATER AUTHORITY

SYSTEM RESILIENCY IMPROVEMENTS

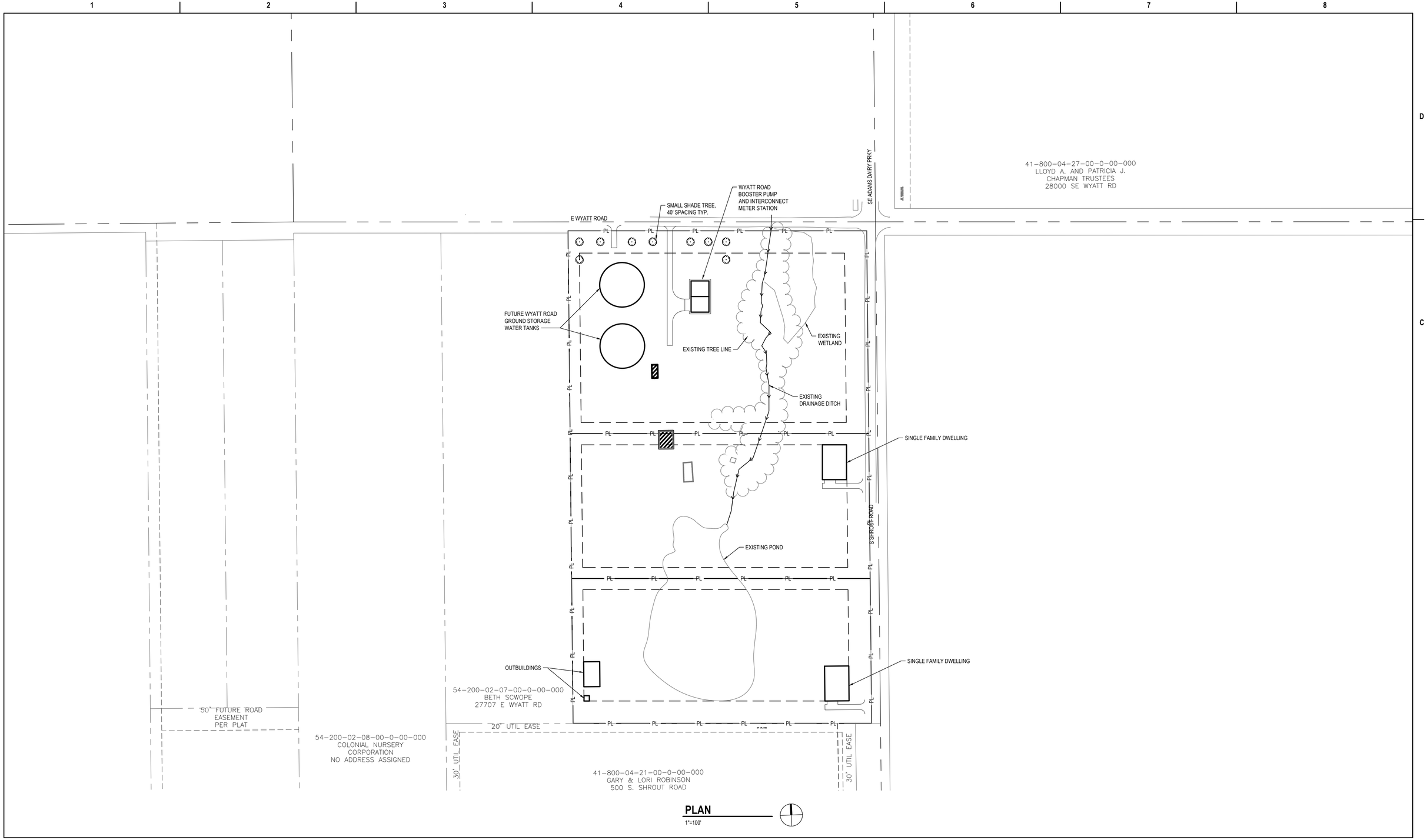
WYATT ROAD PROPOSED SITE PLAN

0 1" 2"

FILENAME FIGURE_5.1.dwg
SCALE AS NOTED

SHEET 1

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PLAN
1"=100'

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HDR
MISSOURI CERTIFICATE OF
AUTHORITY #000856
10450 HOLMES ROAD, SUITE 600
KANSAS CITY, MO 64131
816-360-2700

ISSUE	DATE	DESCRIPTION

PROJECT MANAGER K. SIMS

PROJECT NUMBER 10384063

STATE OF MISSOURI
KYLE E. SIMS
NUMBER PE-2014003496
PROFESSIONAL ENGINEER
6/10/2025

PRELIMINARY NOT FOR CONSTRUCTION

Tri-County WATER AUTHORITY

SYSTEM RESILIENCY IMPROVEMENTS

WYATT ROAD LANDSCAPE PLAN

0 1" 2"

FILENAME FIGURE_5.3.dwg
SCALE AS NOTED

SHEET 2

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06/11/2025 9:45:13 AM

4 Preliminary Plat

4.1 Application

See attached application

4.2 Legal Description:

SEC 20 TWP 48 RNG 30; N 1124' OF E 697' OF NW NW ¼

4.3 Project Address:

27711 E WYATT RD, BLUE SPRINGS, MO 64014

4.4 Plan Sets:

See attached plan set.

4.5 Contiguous Properties:

The owner of the property and the proposed owner do not have any contiguous properties.

Tri-County Water Authority does have contiguous easements to the property for water transmission to client cities.

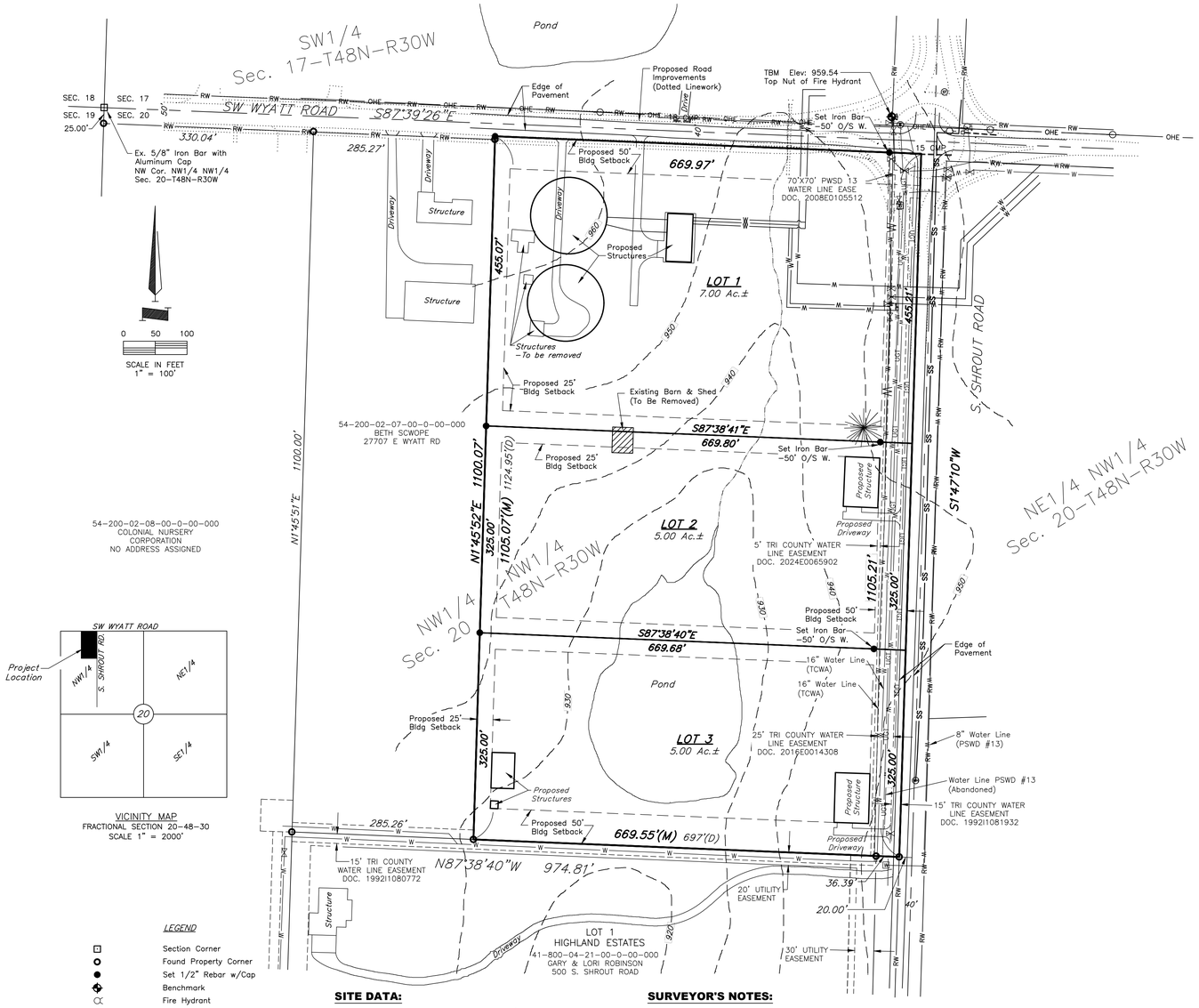
4.6 Title Report

See attached title report.

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PRELIMINARY PLAT of
HAWES ESTATES – PHASE I

PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 48 NORTH, RANGE 30 WEST
CITY OF BLUE SPRINGS, JACKSON COUNTY, MISSOURI



0 50 100
SCALE IN FEET
1" = 100'

VICINITY MAP
FRACTIONAL SECTION 20-48-30
SCALE 1" = 2000'

LEGEND

□	Section Corner
○	Found Property Corner
●	Set 1/2" Rebar w/Cap
◆	Benchmark
	Fire Hydrant
-○-	Power Pole
	Valve
	Storm Drainage Structure
	Sanitary Sewer Manhole
	Boundary Line
	1/4 Section Line
SS	Sanitary Sewer Line
UGT	Underground Telephone Line
W	Water Line
RW	Right-of-Way Line
	Easement Line
ROW	Future Right-of-Way Line
OHE	Overhead Electric Line

DESCRIPTION (DEED I603P1475):

The North 1124.95 feet of the East 697 feet of the Northwest Quarter of the Northwest Quarter of Section 20, Township 48, Range 30, Jackson County, Missouri.

Subject to the Covenants, Restrictions, Reservations and Easements now of record.

SITE DATA:

EXISTING ZONING	AG
PROPOSED ZONING	SF-12
OVERLAY DISTRICT	
LOT 1	7± AC
LOT 2	5± AC
LOT 3	5± AC
ROW AREA	0
EASEMENT AREA	1± AC
TOTAL SITE AREA	17± AC

SURVEYOR'S NOTES:

1. Property classified as "Rural".
2. Plat is valid only if print has original signature and seal of the surveyor.
3. Surveyor has made no investigation or independent search of record, encumbrances, restrictive covenants, ownership title evidence or any other facts that an accurate and current title search may disclose.
4. Property and surrounding Property Zoned "Agriculture / Agri-tourism"
5. This tract lies within a FIRM Zone X, Community: City of Blue Spings, No. 290169, Panel: 0434 G, Map No. 29095C0434G, Revised Date: January 20, 2017.
6. Bearings shown hereon are based on the Missouri State Plane Coordinate System of 1983, West Zone, Grid North.
7. (M).....Denotes Measured Value
   (D).....Denotes Deed Record Value
8. Lot 1 to be used for the expansion of TCWA facilities, Lot 2 & Lot 3 to be for single-family (Min. Livable Area per Code)
9. Land Use Code: AG Homesite

STATE OF MISSOURI
JOHNNY R YAKLE
PLS-2001001917
REGISTERED LAND SURVEYOR

JOHNNY R. YAKLE, PLS 2001001917

EXTERNAL REFERENCE

IMAGE REFERENCE

Blue Springs Missouri

Tri-County WATER AUTHORITY

NO	DATE	BY	REVISION
1	6/5/2025	JFJ	RESUBMITTER COMMENTS FROM CITY OF BLUE SPRINGS

DRAWING: TCWA-Misc_Sub.dwg DATE: Jun 05, 2025 4:18PM

DESIGNED BY:	DRAWN BY:	CHECKED BY:
	JFJ	JRY

HDR ENGINEERING, INC.
10450 HOLMES ROAD, SUITE 600
KANSAS CITY, MO 64131
816-347-1100 FAX 816-347-1197
KS. PROFESSIONAL SURVEYOR FACILITY
LICENSE NUMBER LS-231

PRELIMINARY PLAT OF
HAWES ESTATES - PHASE I
PART OF THE NW1/4 NW1/4 SECTION 20, T48N, R30W
CITY OF BLUE SPRINGS, JACKSON COUNTY, MISSOURI

OWNER ADDRESS:
28405 EAST BLUE VALLEY ROAD
INDEPENDENCE, MO 64058

PROJECT NO.
10384063

DRAWING NO.
1 of 1

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06/11/2025 9:45:13 AM

5 Preliminary Rendering

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Figure 1. Aerial Plan with Parcel Lines and Proposed Improvements



Figure 2. Existing Lot 1 From Wyatt Road



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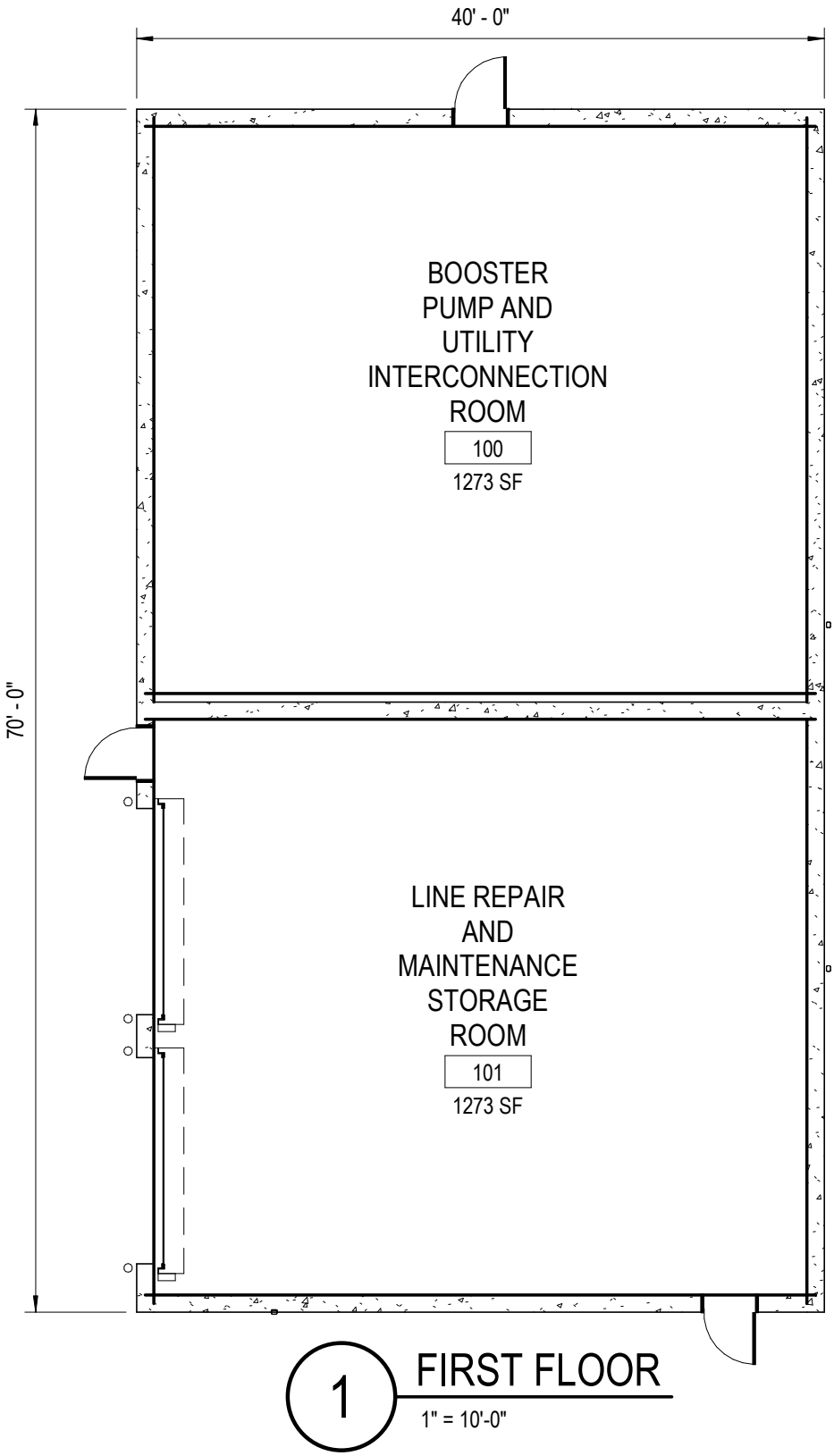
Figure 3. Proposed Lot 1 Improvements Along Wyatt Road



Figure 4. Proposed Lot 1 Improvements Along Wyatt Road



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1 FIRST FLOOR

1" = 10'-0"

TRI-COUNTY WATER AUTHORITY
SYSTEM RESILIENCY
IMPROVEMENTS
WYATT ROAD BOOSTER PUMP STATION

PROCESS PLAN

DATE
5-6-2025

FIGURE
5

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06/11/2025 9:45:16 AM

The City of Blue Springs Missouri

Planning Application

903 W Main Street, Blue Springs, MO | 816-228-0207
developmentsubmittals@bluespringsgov.com

OFFICE USE ONLY – *Updated 10-13-2020*
CASE #:
PC MEETING:
CC MEETING:
BOA MEETING:
NEWSPAPER:
NOTICE LETTERS:
PLANNER:

PROJECT LOCATION INFORMATION (*separate applications required if project boundaries differ*)

HAWES ESTATES - PHASE 1

Project Name

27711 E WYATT RD, BLUE SPRINGS, MO 64014 — SEC 20 TWP 48 RNG 30; N 1124' OF E 697' OF NW NW 1/4

Project Address (Parcel ID if No Address Assigned or Multiple Addresses) — Legal Description (attach as a separate page if too large)

Existing Zoning	Existing Land Use	Proposed Zoning	Proposed Land Use	Total Acreage	# of Proposed Lots
AG	AG HOMESITE	SF-12	AG HOMESITE	17	3

APPLICATION (*check all that apply*)

LAND USE
- ☒ Conditional Use
- ☒ Rezoning
- ☐ General Development Plan

LAND SUBDIVISION
- ☒ Preliminary Plat
- ☐ Final Plat
- ☐ Administrative Plat

MASTER PLANS
- ☐ PD Concept Plan
- ☐ PD Final Plan
- ☐ PUD Concept Plan-Amended
- ☐ PUD Final Plan
- ☐ PRO Concept Plan-Amended
- ☐ PRO Final Plan
- ☐ Redevelopment Modification Plan

SITE DEVELOPMENT
- ☐ Appearance Review
- ☐ Site Plan/Design Review (SPDR)
- ☐ PD Final Plan / SPDR
- ☐ PUD Final Plan / SPDR
- ☐ Administrative SPDR

SIGNAGE
- ☐ Master Sign Plan
- ☐ Administrative Sign Plan
- ☐ Appeal for Minor Sign Adjustment

OTHERS
- ☐ Vacation
- ☐ Variance
- ☐ Alternative Dev. Standards

APPLICANT & PROPERTY OWNER INFORMATION

Name of Applicant	Company	Phone	Email Address
John Overstreet	Tri-County Water Authority	816-796-4100 ext. 204	j.overstreet@tri-countywaterauthority.com

Address	City	State	Zip Code
28405 East Blue Valley Road	Independence	MO	64058

I agree to allow the City of Blue Springs to copy and distribute all submitted project plans, materials, and information and post on the official City of Blue Springs web site as necessary for the project approval process, including public hearings. Furthermore, all submitted plans, materials, and information meet all UDC requirements unless specifically stated otherwise in an attached letter. Additionally, I agree that the Applicant and the Property Owner are jointly and severally liable to pay the City of Blue Springs all applicable fees and costs required for the project approval process.

X _____ (Applicant Signature) — Date: 2/3/25

JAMES T HAWES

Name of Property Owner	Phone	Email Address
27711 E WYATT RD	BLUE SPRINGS	MO 64014

Address	City	State	Zip Code

I declare, under penalty of perjury, that in applying for this application, I am the owner of this property and that the statements herein and all information herewith submitted are, to the best of my knowledge and belief, true and correct. In the event of corporate ownership, all Directors, Officers, Stockholders of each Corporation owning more than five percent (5%) of any class of stock is listed in an attached letter. With the signing and submittal of this application, I authorize the City of Blue Springs to enter onto the subject property to collect data and other information in order to accurately prepare reports or other documentation for review by City Council, Boards & Commissions, and City Staff. Additionally, I agree that the Applicant and the Property Owner are jointly and severally liable to pay the City of Blue Springs all applicable fees and costs required for the project approval process.

X James T. Hawes — Property Owner Signature — Date: 2-5-25

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REQUIRED DOCUMENTS CHECKLIST FOR ALL APPLICATIONS			
	REQUIREMENT	**DESCRIPTION**	**NUMBER**
☐	**Project Location Information**	Complete 1st page of this Application	
☐	**Legal Description** *(digital copy required for public hearings only)*	One 8.5" x 11" copy & a digital copy in Microsoft Word format emailed to comdevlegal@bluespringsgov.com	
☐	**Plans Set Sealed by the Proper Entity Registered in the State of Missouri**	Full plans set folded & collated; See Guidebook for plans set requirements	Varies
		Reduced set of full plans set on 8.5" x 11"	1 set
☐	**Other Required Documents**	Other Required Documents such as Stormwater Study; Traffic Study; etc. on 8.5"x11"	2 sets
☐	**Application Specific Requirements Checklist**	Attach applicable pages from the Guidebook.	
☐	**Other Required Information**	See UDC Chapter 403 (Development Review Procedures) for any other required information. For Signage requirements, see Chapter 501 (Sign Code).	

PROJECT DESCRIPTION:

Rezoning and a preliminary plat of the described property. The parcel is to be sub-divided into three lots.
Lot 1 will be approximately 7 AC± is to be used by Tri-County Water Authority for use as major water infrastructure.
Lot 2 and 3 would be approximately 5 AC± and would be used for single family homes

The current property is zoned as AG with a land use

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THE EXAMINER

AFFIDAVIT OF PUBLICATION

State of Florida, County of Broward, ss:

I, Edmar Corachia, of lawful age, being duly sworn upon oath depose and say that I am an agent of Column Software, PBC, duly appointed and authorized agent of the Publisher of Examiner, a publication that is a "legal newspaper" as that phrase is defined for the city of Independence, for the County of Jackson, in the state of Missouri, that this affidavit is Page 1 of 2 with the full text of the sworn-to notice set forth on the pages that follow, and that the attachment hereto contains the correct copy of what was published in said legal newspaper in consecutive issues on the following dates:

Publication Dates:

- Jun 7, 2025

Printer's Fee: $120.03

Edmar Corachia

Agent

SHERI SMITH
Notary Public - State of Florida
Commission # HH269383
Expires on May 31, 2026

VERIFICATION

State of Florida
County of Broward

Signed or attested before me on this: 06/11/2025

S Smith

Notary Public

Notarized remotely online using communication technology via Proof.

PUBLIC NOTICE

Rezoning | RZ-05-25-9572
Conditional Use Permit
CUP-05-25-9573
"Hawes Estates"
27711 E Wyatt Rd
Parcel #
54-200-02-06-00-0-00-000

Notice is hereby given that a public hearing will be held by the Planning Commission of the City of Blue Springs on **Monday, June 23, 2025 at 6:30 p.m.** in the Council Chambers of the Howard L. Brown Public Safety Facility at 1100 SW Smith Street for the purpose of hearing interested parties and citizens on a request by the applicant, John Overstreet, Tri-County Water Authority, on behalf of the property owner, James Hawes, to rezone the property from AG (Agriculture-County) to SF-12 (Large Lot Single-Family) and approval for a Conditional Use Permit for Major Utility to build a water utility building and ground storage water tanks. Interested parties may view the application materials on file by contacting the Community Development Department via email at ComDevLegal@bluespringsgov.com or at City Hall at 903 W Main Street, Blue Springs, MO. The site is legally described as follows:

The North 1124.95 feet of the East 697 feet of the Northwest Quarter of the Northwest Quarter of Section 20, Township 48, Range 30, Jackson County, Missouri

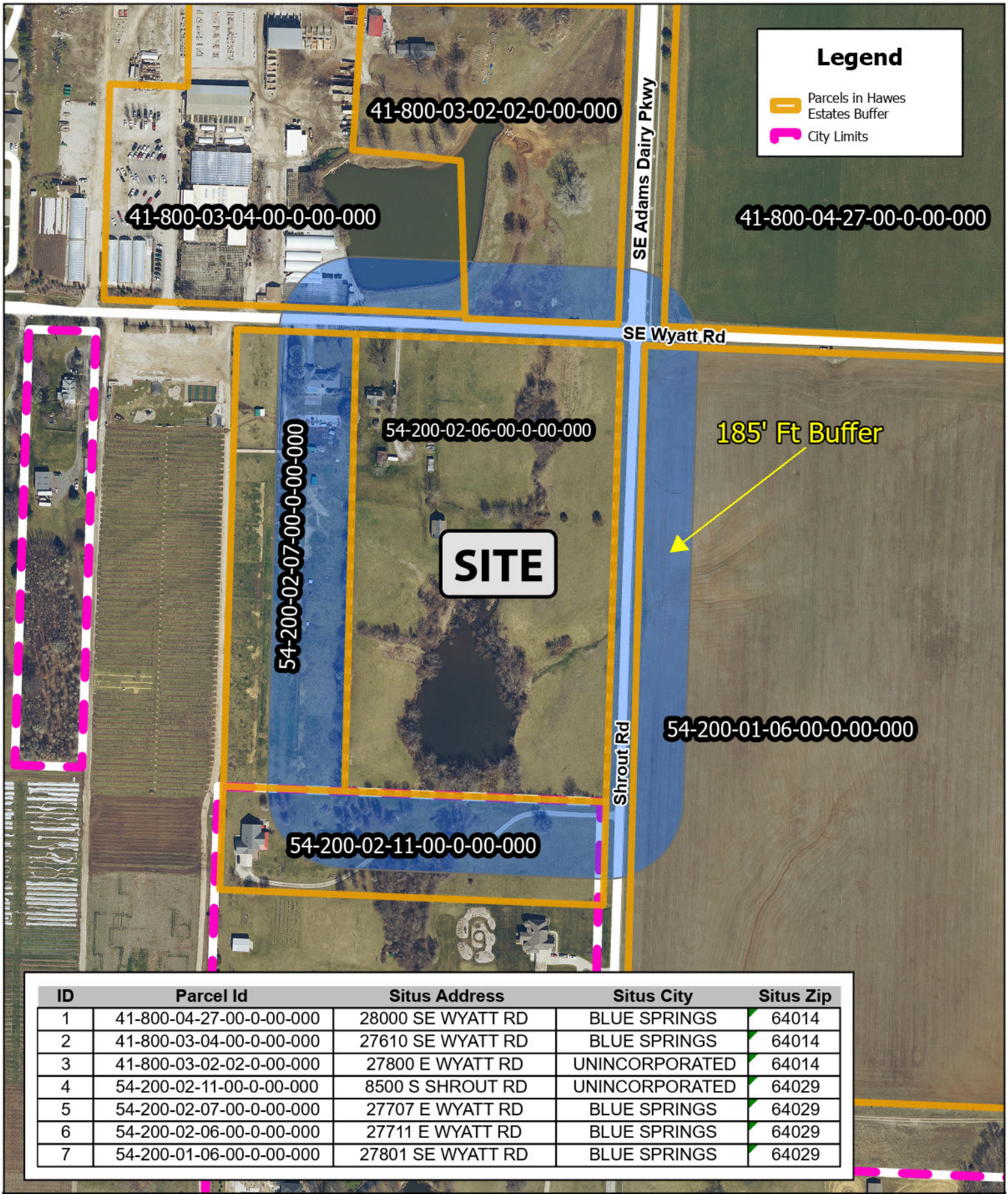
CITY OF BLUE SPRINGS
Planning Commission
By: Shantele Frie, Associate Planner

The City Council of the City of Blue Springs will also hold a public hearing on the above noted **Rezoning | RZ-05-25-9572 & Conditional Use Permit | CUP-05-25-9573** on **Monday, July 07, 2025 at 6:00 p.m.** in the Council Chambers of the Howard L. Brown Public Safety Facility to consider the application and the recommendation of the Planning Commission.

CITY OF BLUE SPRINGS
City Council

Published in the Examiner, Jun 7, 2025

3556270



ID	Parcel Id	Situs Address	Situs City	Situs Zip
1	41-800-04-27-00-0-00-000	28000 SE WYATT RD	BLUE SPRINGS	64014
2	41-800-03-04-00-0-00-000	27610 SE WYATT RD	BLUE SPRINGS	64014
3	41-800-03-02-02-0-00-000	27800 E WYATT RD	UNINCORPORATED	64014
4	54-200-02-11-00-0-00-000	8500 S SHROUT RD	UNINCORPORATED	64029
5	54-200-02-07-00-0-00-000	27707 E WYATT RD	BLUE SPRINGS	64029
6	54-200-02-06-00-0-00-000	27711 E WYATT RD	BLUE SPRINGS	64029
7	54-200-01-06-00-0-00-000	27801 SE WYATT RD	BLUE SPRINGS	64029

The City of Blue Springs Missouri

RZ-05-25-9572 / CUP-05-25-9573 / PP-05-25-9574
27711 SE Wyatt Rd
Parcel # 54-200-02-06-00-0-00-000
185' NOTIFICATION MAP

N
1" = 300'

Date: 06/03/25

Blue Springs, Missouri
Community Development

June 6, 2025

Ref: Public Hearing: Rezoning | RZ-05-25-9572
Conditional Use Permit | CUP-05-25-9573
Hawes Estates
27711 E Wyatt Rd
Parcel # 54-200-02-06-00-0-00-000

Dear Property Owner:

A Public Hearing will be held by the Planning Commission and the City Council of the City of Blue Springs to receive comments from interested parties and citizens relative to a request by the applicant, John Overstreet of Tri-County Water Authority, on behalf of property owner, James Hawes, to rezone the property from AG (Agriculture-County) to SF-12 (Large Lot Single-Family) and approval for a Conditional Use Permit for Major Utility to build a water utility building and ground storage water tanks.

You are receiving this notice because County records indicate you own property within 185 feet of the boundary of the site in question.

Interested parties may view the application materials on file by contacting the Community Development Department via email at ComDevLegal@bluespringsgov.com or at City Hall at 903 W Main Street, Blue Springs, MO.

The hearing will be held in the Council Chambers in the Howard L. Brown Public Safety Building located at 1100 SW Smith Street, Blue Springs on the following dates:

Planning Commission - Monday, June 23, 2025 @ 6:30 p.m.
&
City Council – Monday, July 7, 2025 @ 6:00 p.m.

Your attendance and comments are welcome at these meetings. Questions concerning this matter may be directed to the Community Development Department at 816-228-0207.

Sincerely,

CITY OF BLUE SPRINGS
COMMUNITY DEVELOPMENT

Traci Breshears
Administrative Assistant

Introduced by Councilmember _____ BILL NO. 5329
(RZ-05-25-9572)

ORDINANCE NO. _____

AN ORDINANCE APPROVING A REZONING FOR A PROPERTY LOCATED AT 27711 E WYATT ROAD, CONSISTING OF 17 +/- ACRES, FROM "AG-C" (AGRICULTURE-COUNTY) TO "SF-12" (LARGE LOT, SINGLE-FAMILY RESIDENTIAL DISTRICT) FOR "UTILITY-MAJOR WATER INFRASTRUCTURE AND TANKS" FOR HAWES ESTATE

WHEREAS, proper application having been made for Rezoning of property hereinafter described; and

WHEREAS, in accordance with Title IV, Unified Development Code of the Municipal Code of the City of Blue Springs, Missouri, said application was referred to the Planning Commission for report and recommendation, and a public hearing was held June 23, 2025, which Commission, after said hearing, unanimously recommended that the application for rezoning be approved; and

WHEREAS, thereafter a public hearing was held by City Council on July 7, 2025; and

WHEREAS, in accordance with Title IV, Unified Development Code of the Municipal Code of the City of Blue Springs, Missouri, it was determined that the change of zoning was appropriate at the location herein described; and

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The following described tract of real estate is hereby zoned from "AG-C" (Agriculture-County) to "SF-12" (Large Lot, Single Family Residential). The site is legally described as:

The North 1124.95 feet pf the East 697 feet of the Northwest Quarter of the Northwest Quarter of Section 20, Township 48, Range 30, Jackson County, Missouri.

Section 2. The land covered within this Rezoning contained within the area described by Section 1 of this Ordinance, may be used in compliance with the Rezoning approved herein by the City of Blue Springs or hereinafter revised, and the requirements of said Conditional Use Permit shall include any staff recommendations contained in the staff report and presented to the Planning Commission at its June 23, 2025, meeting and to the City Council at its July 7, 2025, meeting, and approved by the City Council as conditions of passage by this Ordinance and this Rezoning, and shall be deemed to include those conditions in addition to those contained in the UDC and in documents and drawings submitted to Planning Commission and City Council and approved hereby, including the following conditions:

1. Approval by the City Council based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC unless modified under the General Development Plan.
2. The decision on the rezoning application shall be rescinded if the associated Conditional Use Permit (CUP-05-25-9573).

Section 3. That this Ordinance shall be in full force and effect from and after its passage and approval.

Section 4. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

Introduced by Councilmember _____ BILL NO. 5330
(CUP-05-25-9573)

ORDINANCE NO. _____

AN ORDINANCE APPROVING A CONDITIONAL USE PERMIT TO ALLOW THE "UTILITY-MAJOR WATER INFRASTRUCTURE" LAND USE IN THE "SF-12" LARGE LOT, SINGLE-FAMILY RESIDENTIAL DISTRICT LOCATED AT 27711 E WYATT ROAD FOR HAWES ESTATE IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI

WHEREAS, proper application having been made to approve a Conditional Use Permit (CUP) for the property hereinafter described; and

WHEREAS, after review of the Conditional Use Permit with respect to such issues as zoning, land use, impact to surrounding areas, adequacy of facilities and services, and compliance with development regulations to achievement quality development, in which it has been determined that the application has met; and

WHEREAS, in accordance with Title IV, Unified Development Code of the Municipal Code of the City of Blue Springs, Missouri, said application was referred to the Planning Commission for report and recommendation, and a public hearing was held on June 23, 2025, which Commission, after said hearing, unanimously recommended that the application for the Conditional Use Permit be approved; and

WHEREAS, thereafter a public hearing was held by City Council on July 7, 2025; and

WHEREAS, in accordance with Title IV, Unified Development Code of the Municipal Code of the City of Blue Springs, Missouri, it was determined that the application was appropriate at the location herein described; and

WHEREAS, the City of Blue Springs, Missouri has determined that the Conditional Use Permit is appropriate at this location and be approved.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The following described tract of real estate is hereby declared subject to the Conditional Use Permit approved by this Ordinance. The site is legally described as:

The North 1124.95 feet pf the East 697 feet of the Northwest Quarter of the Northwest Quarter of Section 20, Township 48, Range 30, Jackson County, Missouri.

Section 2. The land covered within this Conditional Use Permit and contained within the area described by Section 1 of this Ordinance, may be used in compliance with the Conditional Use Permit approved herein by the City of Blue Springs or hereinafter revised, and the requirements of said Conditional Use Permit shall include any staff recommendations contained in the staff report and presented to the Planning Commission at its June 23, 2025, meeting, and approved by the City Council as conditions of passage by this Ordinance and of this Conditional Use Permit, and shall be deemed to include those conditions in additions to those contained in the UDC and in documents and drawings submitted to the Planning Commission and City Council and approved hereby, including the following conditions:

1. Approval by the City Council based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC unless modified under the General Development Plan.
2. The Conditional Use Permit is to allow the development of a “Utility-Major” land use on the 7 +/- acres property on Lot 1 of Hawes Estate-Phase 1.

Section 3. That this Ordinance shall be in full force and effect from and after its passage and approval.

Section 4. Scrivener’s Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

CITY OF BLUE SPRINGS, MISSOURI

CITY COUNCIL
July 7, 2025

EXHIBITS FOR PUBLIC HEARING

CAPITAL IMPROVEMENTS PROGRAM
2025-26

EXHIBIT #1 City Council Information Form dated June 16, 2025 with the following attachments: PowerPoint Presentation, Draft of Proposed 2026-2030 Capital Improvements Program, Public Notice as published in the Examiner on June 20, 2025 and Bill Adopting the Capital Improvements Program

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 16, 2025

SUBMITTED BY: Christine Cates **DEPARTMENT: Administration**

☒ Ordinance	☐ Resolution	☐ Presentation	☒ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

A Public Hearing is being held pursuant to City Charter Section 7.6 and passage of a Bill adopting the Fiscal Years 2025-2026 to 2029-2030 Capital Improvements Program (CIP) for the City of Blue Springs. As part of the Public Hearing a presentation will be made by City Administrator Christine Cates. Dave Christensen of Cochran Engineering will also give a presentation on the Preventive Pavement Maintenance Program. Upon conclusion of the public hearing, a Bill adopting the Capital Improvements Program for Fiscal Years 2025-2026 to 2029-2030 will be ready for introduction and readings.

BACKGROUND/JUSTIFICATION

The Capital Improvements Program (CIP) is being submitted in accordance with the requirements of the City Charter which specifies that the City Administrator shall prepare and submit a CIP of not less than five (5) years to the Mayor and Council. The proposed CIP budget for the upcoming fiscal year (FY 2025-2026) is balanced and can be funded based upon current projected resources.

The CIP Budget Process for Fiscal Year 2025-2026 followed that of the previous year. As with prior year CIP Budgets, the Fiscal Years 2026 to 2030 CIP describes the City's "Priority and Strategic Areas" for long-term maintenance, equipment replacement, and capital investment based upon available resources and the priorities, goals, and objectives of the City Council. Although individual projects are listed and funded by Department (e.g. Community Development, Information Technology, Parks, Streets, Stormwater), this document outlines how they are linked with priorities established within adopted plans and future capital resource and expenditure forecasting.

The Unfunded projects total exceeds that of the funded projects for the 5-year CIP planning period. Funded and Unfunded Capital Needs brings the five-year CIP to $237,588,066. The Funded portion of the CIP represent approximately 48.7% of the total estimated project costs associated with the CIP budget.

As with the previous year's the CIP, 2026 to 2030 CIP projects are identified by three categories: Equipment Replacement, Maintenance, and Capital Improvements. These projects are also noted as either Funded or Unfunded Capital Needs.

A Capital Improvement Project relates to any investment in new infrastructure (e.g. new water or sewer line, etc.), significant reconstruction (e.g. reconstruction of existing roadway, etc.), or adds capacity to existing infrastructure (e.g. widening of an existing street, etc.) that is $75,000 or more.

FINANCIAL IMPACT

Contractor:	N/A

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
October 1, 2025	September 30, 2026

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. PowerPoint Presentation
2. Draft of Proposed 2026-2030 Capital Improvements Program
3. Public Notice as published in the Examiner on June 20, 2025
4. Bill Adopting the Capital Improvements Program

REVIEWED BY:

Requesting Director: ***Christine Cates***	Budget: ***Lori Turner***
Legal: ***N/A***	City Administrator: ***Christine Cates***

2026-2030 Capital Improvements Program



1

CIP Introduction

- The CIP is being submitted in accordance with the City's Charter.
- The 2026-2030 projects and budget are consistent with past CIP budgets and directives provided by the City Council.
  - Continued emphasis on maintenance of existing infrastructure and replacement of mission-critical equipment, with significant additional capital improvement projects

2

Five-Year CIP Overview

- The total program, including funded and unfunded projects totals $237,588,066

Capital Investment by Category			
Category	**Funded**	**Unfunded Capital Needs**	**Project Type Total**
Maintenance	$63,242,356	$11,365,000	$74,607,356
Equipment Replacement	$3,531,826	$8,942,499	$12,474,325
Capital Improvements	$49,031,774	$101,474,611	$150,506,385
TOTAL	**$115,805,956**	**$121,782,111**	**$237,588,066**

- The funded projects total $115,805,956 with 54.6% budgeted for maintenance, 42.3% for capital improvements, and 3.0% for equipment.

3

Five-Year CIP Overview

- The funded projects for FY 2025-26 total $33,569,714.

Funded Projects by Category-All Years						
Category	**FY 2025-26**	**FY 2026-27**	**FY 2027-28**	**FY 2028-29**	**FY 2029-30**	**Project Area Total**
Maintenance	$ 18,723,797	$ 11,985,287	$ 10,437,400	$ 9,440,152	$ 12,655,720	$ 63,242,356
Equipment Replacement	$ 621,582	$ 1,157,266	$ 666,099	$ 684,034	$ 402,845	$ 3,531,826
Capital Improvements	$ 14,224,335	$ 26,713,888	$ 7,893,120	$ 97,999	$ 102,432	$ 49,031,774
TOTAL	**$ 33,569,714**	**$ 39,856,441**	**$ 18,996,619**	**$ 10,222,185**	**$ 13,160,997**	**$ 115,805,956**

4

Five-Year CIP Overview

CIP Programing by Fund						
	FY 2025-26	FY 2026-27	FY 2027-28	FY 2028-29	FY 2029-30	TOTAL
General Fund	$ 619,678	$ 584,405	$ 598,513	$ 563,913	$ 605,277	$ 2,971,786
Public Safety Sales Tax Fund	$ 475,000	$ -	$ -	$ -	$ -	$ 475,000
Parks Sales Tax Fund	$ 2,950,000	$ 28,625,000	$ 1,507,500	$ 250,000	$ 1,200,000	$ 34,532,500
Transportation Sales Tax Fund	$ 8,028,308	$ 6,635,287	$ 13,117,400	$ 5,314,552	$ 7,566,340	$ 40,661,887
Fieldhouse Fund	$ -	$ 240,000	$ -	$ -	$ -	$ 240,000
Water Fund	$ 1,718,725	$ 1,471,650	$ 1,773,206	$ 1,655,200	$ 1,539,380	$ 8,158,161
Sewer Fund	$ 2,187,155	$ 2,300,099	$ 2,000,000	$ 2,438,520	$ 2,250,000	$ 11,175,774
2025 Bonds	$ 17,386,584	$ -	$ -	$ -	$ -	$ 17,386,584
Other Funds	$ 204,264	$ -	$ -	$ -	$ -	$ 204,264
TOTAL	**$ 33,569,714**	**$ 39,856,441**	**$ 18,996,619**	**$ 10,222,185**	**$ 13,160,997**	**$ 115,805,956**

5

FY 2025-26 Funded Projects

Project Name and Number		FY 2025-26
PS-13	Police Department Locker Room Expansion	$ 300,000
PS-22	Council Chambers/Court Room Audio/Visual Project	$ 175,000
Public Safety Subtotal		**$ 475,000**
PR-15	Blue Springs Park Improvements	$ 300,000
PR-17	Rotary Park Improvements	$ 1,100,000
PR-18	Hidden Valley Park Improvements	$ 150,000
PR-23	Central Park Improvements	$ 150,000
PR-71	Southwest Park Construction	$ 1,200,000
PR-80	Trail Renovations	$ 50,000
Parks Subtotal		**$ 2,950,000**
CD-04	Downtown Master Plan Implementation	$ 4,904,600
PR-23 CDBG	Central Park Improvements	$ 204,264
ST-06	Pavement Management Program	$ 13,028,308
ST-24	Snow Plow / Dump Truck	$ 230,669
ST-26	1.5 Ton Dump/Snow Truck	$ 75,219
ST-49	ADP to Duncan Road Right Turn Lane	$ 1,515,000
ST-55	SW 12th Street Improvements	$ 4,514,984
ST-64	Crack Sealer	$ 73,096
ST-65	Skid Steer	$ 84,655
ST-66	Mock Avenue Improvements	$ 1,932,000
ST-68	Ford F250 Pick-up Truck	$ 56,039
Streets Subtotal		**$ 26,618,834**
STM-06	Stormwater Maintenance	$ 100,000
Stormwater Subtotal		**$ 100,000**
SAN-07	Citywide Maintenance	$ 1,102,500
SAN-20	Hydraulic Track Loader	$ 84,655
Sewer Utility Subtotal		**$ 1,187,155**
SNI-01	Sludge Removal	$ 1,000,000
Sni-A-Bar Subtotal		**$ 1,000,000**
WA-12	Miscellaneous Watermain Maintenance	$ 1,000,000
WA-14	Water Tank Maintenance Contract	$ 238,725
Water Utility Subtotal		**$ 1,238,725**
GRAND TOTAL ALL FUNDS		**$ 33,569,714**

6

FY 2026-30 Unfunded Projects

Project Number	Project Name	Estimated Project Cost
PS-17	Negotiations and Drone Support Vehicle	$ 150,000
PS-18	STAT Support Vehicle	$ 150,000
WA-24	Sensus FlexNet & Meters	$ 8,642,499
Equipment Replacement Total		**$ 8,942,499**
BF-38	Adams Pointe Conference Center - HVAC System Replacement	$ 1,200,000
PR-04	Adams Pointe Golf Club Improvements	$ 5,500,000
SAN-24	Hidden Pointe II L/S Abandonment and Outfall Line Rehabilitation	$ 365,000
ST-60	Decorative Streetlight Refinishing	$ 400,000
ST-62	22nd Street Improvements	$ 2,700,000
STM-11	Walnut Street Storm Replacement	$ 1,200,000
Maintenance Total		**$ 11,365,000**
PS-19	Animal Control Facility	$ 15,000,000
PS-20	Parking Structure/Indoor Firing Range	$ 8,800,000
PS-21	Outdoor Firing Range	$ 900,000
PS-23	Drone as First Responder Pilot Program	$ 930,000
SAN-20	Hydraulic Track Loader (2 new)	$ 195,552
SAN-21	1.5 Ton Service Truck (2 trucks)	$ 131,250
SAN-26	CCTV Sewer Camera Truck (1 plus 1 future years)	$ 763,045
SAN-27	Southgate Hills 2 Abandonment and Outfall Line	$ 2,000,000
SAN-28	1.5 ton Service Truck with Large Crane	$ 145,000
ST-09	Woods Chapel Road (Walnut Street to US 40 Highway)	$ 450,000
ST-23	Asphalt Repair Truck (Patch Truck)(2 trucks)	$ 775,000
ST-33	South Outer Road Reconstruction	$ 3,000,000
ST-59	Signalized Intersection Upgrades	$ 400,000
ST-63	Tractor/Mower	$ 80,000
ST-67	Bucket Truck	$ 155,000
STM-12	12,000lb Hydraulic Excavator (3 new)	$ 272,384
SNI-06	Sni-A-Bar Waste Water Treatment Plant Expansion	$ 60,278,430
WA-09	Pink Hill Reservoir Feed Loop	$ 3,000,000
WA-20	Spoil Dump Truck (1 FY 2026-27, 1 FY 2027-28 plus 1 future)	$ 700,450
WA-21	Water Tower	$ 3,000,000
WA-22	Hydro-Excavation Trailer	$ 224,113
WA-23	Hydraulic Track Loader (3 new)	$ 274,387
Capital Improvements Total		**$ 101,474,611**
	TOTAL UNFUNDED CAPITAL PROJECTS	**$ 121,782,111**

7

CIP Changes and Additions

New Projects Submitted by Department		
Project #	**Project**	**Amount**
Community Development Total		**$ -**
PR-02	Wilber Young Park Improvements	$ 87,500
PR-23	Central Park Improvements	$ 1,504,264
Parks Total		**$ 1,591,764**
PS-19	Animal Control Facility	$ 15,000,000
PS-20	Parking Structure/Indoor Firing Range	$ 8,800,000
PS-21	Outdoor Firing Range	$ 900,000
PS-22	Council Chambers/Court Room Audio/Visual Project	$ 175,000
PS-23	Drone as First Responder Pilot Program	$ 930,000
Public Safety Total		**$ 25,805,000**
ST-24	Snow Plow / Dump Truck (4 New)	$ 1,497,997
ST-67	Bucket Truck	$ 155,000
ST-68	Ford F250 Pick-up Truck	$ 256,687
STM-11	Walnut Street Storm Replacement	$ 1,200,000
STM-12	12,000lb Hydraulic Excavator	$ 272,384
Streets Total		**$ 3,382,068**
SAN-20	Hydraulic Track Loader	$ 102,432
SAN-28	1.5 Ton Service Truck with Large Crane	$ 145,000
Sanitary Sewer Utility Total		**$ 247,432**
WA-24	Sensus FlexNet & Meters	$ 8,642,500
Water Utility Total		**$ 8,642,500**
Total New Projects Submitted		**$ 39,668,763**

8

CIP Changes and Additions

Projects Moved from Unfunded to Funded		
Project #	**Project**	**Amount**
CD-04	Downtown Master Plan Implementation	$ 4,904,600
PS-22	Council Chambers/Court Room Audio/Visual Project	$ 175,000
ST-06	Pavement Management Program	$ 13,028,308
ST-24	Snow Plow / Dump Truck	$ 1,045,421
ST-26	1.5 Ton Dump/Snow Truck	$ 363,798
ST-49	ADP Duncan Road Right Turn Lane	$ 1,515,000
ST-55	SW 12th Street Improvements	$ 4,514,987
ST-58	ADP Street Lighting 2(Moreland School Road to Wyatt Road)	$ 2,100,000
ST-61	Walnut Street Improvements	$ 8,250,000
ST-64	Crafco Crack Sealer	$ 160,000
ST-65	Rubber Tire Skid Loader	$ 187,087
ST-66	Mock Avenue Improvements	$ 1,932,000
SNI-07	Hydraulic Track Loader	$ 186,887
TOTAL		**$ 38,363,088**

9

CIP Changes and Additions

Projects Added for FY 2028-29		
Project #	**Project**	**Amount**
PR-16	Pink Hill Park Improvements	$ 250,000
PR-17	Rotary Park Improvements	$ 500,000
PR-80	Trail Renovations	$ 450,000
ST-06	Pavement Management Program	$ 4,500,000
ST-24	Snow Plow / Dump Truck	$ 267,411
ST-25	Street Sweeper	$ 340,000
STM-06	Stormwater Maintenance	$ 127,628
SAN-07	Citywide Maintenance	$ 1,276,281
SAN-17	12,000 lb. Hydraulic Excavator	$ 90,521
SAN-19	Sewer Infrastructure Deployment	$ 200,000
SNI-01	Sludge Removal	$ 1,000,000
WA-04	18,000 lb. class Hydraulic Excavator	$ 129,600
WA-12	Miscellaneous Watermain Maintenance	$ 1,500,000
WA-14	Water Tank Maintenance Contract	$ 275,600
WA-17	Water Infrastructure Deployment	$ 200,000
TOTAL		**$ 11,107,041**

10

Section 7.6: City Council Action on Capital Improvements Program

- Notice of Hearing. The public hearing notice was published on Friday, June 20, 2025.
- Adoption. The City Council may adopt the Draft CIP at the July 7th City Council Meeting.

11

Questions/Comments

12



CITY OF BLUE SPRINGS, MISSOURI

CAPITAL IMPROVEMENT PROGRAM 2026-30

City Council

Chris Lievsay	Mayor
Jerry Kaylor	District 1
Galen Ericson	District 1
Kent Edmondson	District 2
Katie Tholen	District 2
Jeremy Rowan	District 3
Nick Brummel	District 3

Capital Improvement Committee

Christine Cates, City Administrator
Lori Turner, Management-Financial Analyst

Dennis Dovel	Assistant City Administrator
Justin Stuart	Director of Park and Recreations
Vacant	Director of Public Works
John Schwenk	Director of Information Technology
Mike Mallon	Senior Director of City Development
Bob Muenz	Chief of Police

CAPITAL IMPROVEMENT PROGRAM

Capital improvement programming is a cornerstone of sound financial planning and local government fiscal policy. It also is an effective planning tool to assist communities identify and prioritize immediate and long-term needs in the context of existing capacity and resources and facilitates the formulation of long-term strategies to address trends and changes in service level demands.

The Capital Improvement Program (CIP) provides a linkage between planning, budgeting, and implementation that maximizes efficiency and effectiveness. It enables the City to identify opportunities and constraints and leverage those opportunities to develop strategies that address priorities and demonstrates good stewardship of scarce public resources.

The CIP covers a five-year planning period and is re-evaluated and adopted each year to reflect changing needs, new opportunities and City Council priorities and goals. The CIP does not appropriate funds; rather it functions as a planning and budgeting tool, with support of appropriations made through the adoption of the annual City budget in September.

The CIP program continues to focus on maintenance-related items and replacement of mission-critical equipment with limited investment in new infrastructure, equipment, or programming.

PLAN REVIEW AND ADOPTION

The proposed CIP has been presented to the Planning Commission and conforms to the Comprehensive Plan. In April 2022, after review of all boards and commission the CIP review committee was eliminated as one of the informal review steps of the CIP development process. In lieu of the CIP Review Committee, the preliminary draft of the CIP will be discussed and reviewed with City Council members prior to the formal public hearing, typically in May. The proposed CIP will then be submitted to the City Council for the formal public hearing and is officially adopted by the City Council after all necessary adjustments have been made. The first year of the adopted CIP is incorporated into the annual budget adopted each year in mid-September by the City Council and made effective October 1. It should be noted that although the process accounts for the evaluation of projects against established criteria, available funds, and public comment, the City Council can, as they deem necessary and appropriate through the adoption process, change any recommended project or reallocate projects to achieve the goals of the City Council.

The adopted CIP represents an annual plan of projects anticipated to be funded and completed in a given year. However, in the event priorities change between adoption of the CIP and the annual budget, the CIP can be amended by the Council to reflect these changes.

There is a direct connection between the CIP and guiding community and organizational plans and documents (e.g. City Charter, 2014 Comprehensive Plan, Downtown Master Plan, Strategic Plan and trends and priorities identified in the DirectionFinder citizen surveys, etc.)

Strategic Plan Framework

The City Council adopted the Governing Body Strategic Framework in 2015. The Framework was informed by resident and stakeholder feedback (e.g. 2014 DirectionFinder Survey, 2015 Economic Development Summit, etc.) and builds upon previous community visioning exercises. In October 2021, the City Council reviewed and updated the 2015 plan and adopted the 2021 Strategic Plan Framework. This document outlines eight strategic priority areas over next five years:

1. Public Safety: Maintain a high level of public safety for citizens as safe neighborhoods are the cornerstone of a quality community.
2. Infrastructure: Plan and invest in infrastructure to support neighborhoods and business activity.

3. Housing: Facilitate the development of housing for all ages.
4. Neighborhood Preservation: Preserve and strengthen neighborhoods and neighborhood centers.
5. Parks & Recreation: Increase access to open space and recreational amenities to promote a healthy community.
6. Revenue Stability: Create a sustainable revenue structure with adequate, stable and diverse revenue sources.
7. Development and Redevelopment: Grow & diversify Blue Springs' business sectors to achieve sustained economic prosperity and increase business tax base in key transportation corridors and downtown.
8. Internal Operations and City Workforce: Identify opportunities and develop strategies for enhancing quality-of-service delivery to better meet citizen needs and expectations.

Comprehensive Plan

The Comprehensive Plan is an official public document adopted by the Planning Commission provided to guide the physical development of the community. The Comprehensive Plan indicates, in general, how the citizens of the community want the City to improve in the near-term and long-term up to 20 years. The plan provides a rational and comprehensive guide for the physical development of the City that fosters quality growth, conservation, and redevelopment throughout the City and its Planning Area and the CIP is an important tool that assists in implementing those goals and objectives.

Adopted by the Planning Commission in February 2003, and updated in 2014, the Comprehensive Plan presents strategies and recommendations for future and existing development throughout the City and beyond. The plan was prepared in order to meet several local planning objectives, including delineating citywide, long-range planning goals and strategies.

The City of Blue Springs adopted our most recent Comprehensive Plan in 2014. The Comprehensive Plan should be updated every three to five years to address current development trends and the ever-changing needs and desires of the community. A Comprehensive Plan Update (CD-01) was funded in the FY 2023-2024 CIP to maintain the 10-year update cycle and will start in FY 2024-25.

Area Plan

In 2004, the City developed a future land use plan for the City's growth areas. The Area Plan provides principles and policies to guide the City in its future growth. The CIP directly addresses many of these policies, especially those related to transportation enhancement, natural resources utilization, and provision of public services. In 2009 the Future Land Use Map portion of the Area Plan document was added to the Comprehensive Plan document.

Parks and Open Space Master Plan

The Parks and Open Space Master Plan was completed in the Fall of 2016. The plan provides a 10-year vision for parks, recreation, open space and trails, as well as an action plan for implementing this vision. In addition, in 2020, two Parks master plans, including plans for Southwest Park, Roscoe Righter Park, and an Aquatics Facility study, were completed to evaluate the future needs for parks and recreation. The Parks and Open Space Master Plan is being updated in FY 2024-25.

Downtown Master Plan

The Downtown Master Plan was adopted in March of 2024. The plan is a guide for the City and stakeholders to promote redevelopment, enhance the Downtown retail market, increase business opportunities, improve pedestrian and bicycle accessibility and safety, and ensure consistency in development and design standards to create a distinct Downtown identity that is unique to Blue Springs.

FUNDING SOURCES AND STRATEGIES

General Fund: The General Fund is the general operating fund of the City. It is used to account for all financial resources (assets, liabilities, revenues, and expenditures) except those required to be accounted for in another fund. The General Fund includes expenses attributed to governmental operations such as personnel and routine operating costs generally associated with Administration, Planning, Public Safety, Public Works/Engineering, Street Maintenance, and Parks and Recreation.

Debt Service Fund: Debt Service Funds are used to account for the accumulation of resources for, and the payment of, principal, interest and other related costs of the City's bonds, other than bonds payable from the operations of the Proprietary Fund Types.

Capital Project Fund: Capital Project Funds are used to account for financial resources segregated for the acquisition or construction of major capital facilities other than those financed by enterprise operations.

Enterprise Fund: Enterprise funds are used to account for operations that provide a service to citizens financed primarily by a user charge for the provision of that service, and activities where the periodic measurement of net income is deemed appropriate for capital maintenance, public policy, management control, accountability or other purposes. The City's Enterprise Funds include the Water Utility Fund, Sewer Utility Fund, Fieldhouse Fund, and the Golf Course Fund.

Internal Service Fund: An Internal Service Fund accounts for the financing of goods or services provided by one department or agency to other departments or agencies of the City, or to other governmental units, on a cost reimbursement basis. The City's Fleet Maintenance Fund is used to account for all the expenses relating to motor vehicles, including replacement and routine maintenance and repairs.

Park Sales Tax Fund: Park Sales Tax Fund accounts for the accumulation and disbursement of the City's ½ cent Park Sales Tax that is dedicated to improvements and deferred maintenance of the City's Park system. In April 2017, Blue Springs voters approved a 5-year sales tax dedicated to deferred maintenance of the City's Park system. In April 2021, voters renewed the sales tax in perpetuity.

Public Safety Sales Tax Fund: Public Safety Sales Tax Fund accounts for the accumulation and disbursement of the City's ½ cent Public Safety Sales Tax that can only be used for Public Safety purposes.

ALTERNATIVE FUNDING SOURCES

Special Grants from Federal or State Programs: Occasionally, special grants are available from the federal or state government in support of local development and improvement efforts. The City will continue to apply for grants to leverage resources to their fullest extent.

Federal Community Development Block Grant(CDBG): The City's most recent population estimate is 58,603 and therefore eligible for CDBG funding as an entitlement community through HUD. These funds must be programmed for low-moderate income areas and activities within the City. These funds have historically been directed towards downtown infrastructure and building improvements, such as street lights, sidewalks, and façade rehabilitation. Unexpended funds are reprogrammed as soon as possible to meet timeliness requirements for expending funds.

Tax Increment Financing (TIF): Establishment of a district within which additional sales taxes generated by any new development can be used to finance necessary infrastructure improvements.

Special Districts: Establishment of special districts can provide the City with a means of separately financing and implementing improvements within a limited geographic area to meet the need for new or improved public facilities, especially in a developing part of the City.

User Charges: There may be cases where a user fee can be implemented to pay for the improvement of facilities.

Impact Fees: New developments that are expected to generate needs for new or expanded public facilities are required to pay an impact fee for the development or improvement of facilities. This will partially offset the costs associated with increased service level demands in growth areas.

DEBT MANAGEMENT

The City of Blue Springs has a responsibility to its citizens to be good stewards of scarce public resources and exercise prudent fiscal judgment that is rooted in sound financial planning. Capital improvements must be structured by the ability to pay in order to maintain fiscal stability.

Like all municipalities, Blue Springs relies on a variety of resources to finance capital projects, such as locally generated revenues (sales and property taxes, fees, and user charges), intergovernmental revenue, grants, and debt issuance. Unlike pay-as-you-go sources of funding, the issuance of debt requires an ongoing revenue stream from which to repay the principal and interest on the debt.

These traditional funding sources will continue to provide the majority of the resources for the CIP. Alternative funding and revenue sources will be needed to augment existing funds in order to meet the City's deferred maintenance needs. The City's level of capital investment is based on the mix and level of the financial resources available to the City. It is critical for the City to actively seek opportunities to broaden the tax base and increase assessed valuation, such as through new revenue-producing development to increase funding necessary to complete the public improvements desired by the community and to continue to successfully leverage grant opportunities.

In determining the type of bond to issue, the following factors should be considered:

- The direct and indirect beneficiaries of the project. A significantly large proportion of citizens should benefit from projects financed from general obligation bonds.
- The time pattern of the stream of benefits generated by the project.
- The revenues that may be raised by alternative types of user charges.
- The cost-effectiveness of user charges.
- The effect of the proposed bond issue on the City's ability to finance future projects of equal or high priority.
- The true interest cost of each type of bond.
- The impact on the City's financial condition and credit ratings.

General Policies for Long Term Debt:

- Long-term borrowing will be confined to construction of capital improvements and acquisition of capital equipment too large to be financed from current revenues.
- Proceeds from long-term debt should only be used for construction project costs, acquisition of other fixed assets, bond issue costs, debt service reserve requirements, and refunding of outstanding bond issues and will not be used for current, ongoing operations.
- Debt will be extinguished within a period not to exceed the expected useful life of the capital project or equipment.
- The City should actively monitor its investment practices to ensure maximum returns on its invested bond funds while complying with Federal arbitrage guidelines.
- The Finance Department should continually monitor outstanding debt issues to verify compliance with debt covenants.
- The City's financial management policies should be oriented to maintain a balanced relationship between issuing debt and pay-as-you-go financing.

Types of Debt

The City of Blue Springs is authorized to issue General Obligation Bonds, Revenue Bonds, and annual appropriation of debt for Leasehold Revenue Bonds and Lease-Purchase Certificates of Participation.

General Obligation Bonds: The City is authorized to issue General Obligation Bonds payable from ad valorem taxes to finance capital improvements and equipment upon a two-thirds majority vote, and on general election dates by a four-sevenths majority vote of the qualified voters. The Missouri State Constitution permits the City to incur general obligation indebtedness for City purposes not to exceed 10 percent of the assessed valuation of taxable tangible property; to incur general obligation indebtedness not to exceed an additional 10 percent for acquiring rights of way; to construct and improve streets, sanitary sewers, and storm sewers; and to purchase or construct waterworks plants. General obligation, property tax-supported bonding should be used to finance only those capital improvements and long-term assets which have been determined to be essential to the maintenance or development of the City. The City should maintain a General Obligation Debt Service Fund balance that is at least 50 percent of the average annual debt service.

Revenue Bonds: The City is also authorized to issue Revenue Bonds to finance capital improvements for its water and sewer system. These types of Revenue Bonds require a simple majority vote. Revenue Bonds do not carry the full faith and credit of the City in servicing bond indebtedness, and such bonds are not considered in determining the legal debt margin resulting from the 20 percent limitation described above. However, if any taxes are pledged or dedicated to the payment of revenue bonds (e.g., sales taxes, property taxes, etc.) the bonds must be voted as general obligation bonds, the debt limit must be observed, and all bonds must be paid off within 20 years. Revenue supported bonds should be used to limit potential dependence on property taxes for those projects with available revenue sources, whether self- generated or dedicated from other sources. Adequate financial feasibility studies should be performed for each project to provide assurances as to the self-liquidating nature of the project or adequacy of dedicated revenue sources.

Certificates of Participation: Certificates of Participation (COPs) are tax exempt bonds issued by State entities usually secured with revenue from an equipment or facility lease. COPs enable governmental entities to finance capital projects without technically issuing long term debt.

Special Obligation Bonds: Special Obligation bonds are tax exempt bonds that are payable from the pledge of revenues other than locally levied taxes.

CAPITAL EXPENDITURES

In developing a CIP, it is important to distinguish between operating and capital expenses. Generally, these items are defined based on their cost and frequency of occurrence. Operating items are those that represent on-going operating expenses, such as maintenance, outside of one-time capital expenditures. Presented below are the definitions developed specifically for the City of Blue Springs for capital expenses that should be included in the CIP budget:

- Any acquisition of land for public use.
- Any construction of a new public facility (e.g., a public building, a public street, water and sewer lines, parks, play field, or the like) or an addition to, or extension of, such a facility.
- A nonrecurring rehabilitation or replacement of existing public facilities, or major repair of all or a part of a public facility, provided that the cost is $75,000 or more.
- Purchase of major equipment of $75,000 or more (either one item or a number of items with a cumulative one-time purchase of $75,000 or over) and a useful life of 5 years or more. In previous years, this amount was $50,000. Planning, feasibility, engineering, or design studies and services immediately related to an individual capital improvement project.

CIP projects are classified in one of three investment categories: Maintenance, Equipment Replacement, and Capital Improvements.

Investment Categories	Definition
Maintenance	Keeping property, improvements, or equipment in good condition by making repairs, correcting problems, etc.
Equipment Replacement	Property acquired to take the place of other equipment. To qualify as replacement equipment, it must serve the same function as the equipment replaced and must be of the same nature or character, although not necessarily the same model, grade, or quality.
Capital Improvements	Investment in new infrastructure, significant reconstruction, or adds capacity to existing infrastructure

OPERATING BUDGET IMPACT

The City's operating budget provides for general service delivery including personnel costs, supplies, and services. Revenues are primarily derived from recurring taxes, charges for services, investments, and intergovernmental sources. Projected operating and maintenance costs related to capital investments are included in the operating budget. When new, enhanced, or expanded service levels are authorized in the operating budget, additional capital investments are sometimes required. Furthermore, because a portion of the capital budget is funded by current revenues in the operating budget, operating budget decisions have capital budget capacity implications and the City's overall financial position.

The continued development in the southern portion of the City has resulted in a number of new streets that either have been or will be constructed. The construction of new streets increases the City's service costs for items such as snow removal, street sweeping, street striping, repairs, and street lighting.

The City's storm water collection system continues to deteriorate with respect to repairs handled on a reactionary basis. There is no capacity within the operating budget or CIP for proactive or preventive maintenance programming or significant reconstruction projects. It will be important in the future to identify resources to adequately maintain the City's stormwater system.

Water and sanitary sewer construction and extension will not typically have a significant impact on the operating budget throughout the useful life of these assets. The five-year CIP includes projects that are considered improvements/maintenance to existing facilities and or operational improvements with equipment and metering and will not result in negative impacts to the operating budget and in fact may drive efficiency of the systems.

EVALUATION CRITERIA

A clear set of criteria has been established and is applied in the formulation of the CIP. These criteria reflect community values, priorities, and needs. It is important to note that the criteria, as listed below are weighted as to level of importance—fiscally and developmentally. Each new or revised project was evaluated by staff in accordance with these criteria. When applying these criteria, projects related to maintenance, operational efficiency, and equipment replacement compare favorably to all projects submitted for consideration as part of the CIP.

CIP Project Evaluation Criteria	
Urgency of Need	1. Risk to Public Safety or Health 2. Protection of Property 3. Deteriorated Facility 4. Maintenance Cost Effectiveness 5. Backlog of Deferred Maintenance
Relationship with Other Established Priorities	6. Coordination with Other Projects

	7. Completes/Continues Existing Project 8. Priority of City Council/Community Group/Citizen Survey 9. Established Goals and Objectives of the Comprehensive Plan
Fiscal Impact	10. Impact on Operating Budget 11. Impact on Operating Efficiency 12. Economic Development/Jobs Impact 13. Funding Sources
Quality of Life Impact	14. Recreational and/or Community Amenity Opportunity 15. Protection and Conservation of Resources 16. Aesthetic/Design Impact on Community 17. Blight Removal

CAPITAL IMPROVEMENT PROGRAM
FY 2026-2030

The CIP Budget Process for Fiscal Year 2025-2026 followed that of previous years and describes the City's "Priority and Strategic Areas" for long-term maintenance, equipment replacement, and capital investment based upon available resources and the priorities, goals, and objectives of the City Council. Although individual projects are listed and funded by Department (e.g. Community Development, Information Technology, Parks, Streets, Stormwater), this document outlines how they are linked with priorities established within adopted plans and future capital resource and expenditure forecasting.

The 2026-2030 Capital Improvement Program totals $237,588,066 and is 48.7% funded at $115,805,956. The unfunded projects total $121,782,111 or 51.3% of the program. The total program is detailed below by both investment category and by the Strategic Framework goal area.

Capital Investment by Category

Category	Funded	Unfunded Capital Needs	Project Type Total
Maintenance	$63,242,356	$11,365,000	$74,607,356
Equipment Replacement	$3,531,826	$8,942,499	$12,474,325
Capital Improvements	$49,031,774	$101,474,611	$150,506,385
TOTAL	**$115,805,956**	**$121,782,111**	**$237,588,066**

The CIP Program works to advance the stated goals of the Framework; each CIP project sheet indicates the relevant goal(s) targeted.

Projects by Strategic Framework Goal Area

Strategic Frame Work Goal	Funded	Unfunded Capital Needs	Total
Public Safety	$475,000	$25,930,000	$26,405,000
Infrastructure	$75,449,592	$89,152,110	$164,601,702
Housing	$0	$0	$0
Neighborhood Preservation	$0	$0	$0
Parks & Recreation	$34,736,764	$6,700,000	$41,436,764
Revenue Stability	$0	$0	$0
Development & Redevelopment	$4,904,600	$0	$4,904,600
Internal Operations & City Workforce	$240,000	$0	$240,000
TOTAL	**$115,805,956**	**$121,782,111**	**$237,588,066**

The City carefully evaluates its revenue and spending, and forecasts future revenue trends on an annual basis. Capital improvement programming would not be possible without these projections. The table below presents a summary of the projected available CIP funds for the plan period by fund types.

CIP Programing by Fund						
	FY 2025-26	FY 2026-27	FY 2027-28	FY 2028-29	FY 2029-30	TOTAL
General Fund	$ 619,678	$ 584,405	$ 598,513	$ 563,913	$ 605,277	$ 2,971,786
Public Safety Sales Tax Fund	$ 475,000	$ -	$ -	$ -	$ -	$ 475,000
Parks Sales Tax Fund	$ 2,950,000	$ 28,625,000	$ 1,507,500	$ 250,000	$ 1,200,000	$ 34,532,500
Transportation Sales Tax Fund	$ 8,028,308	$ 6,635,287	$ 13,117,400	$ 5,314,552	$ 7,566,340	$ 40,661,887
Fieldhouse Fund	$ -	$ 240,000	$ -	$ -	$ -	$ 240,000
Water Fund	$ 1,718,725	$ 1,471,650	$ 1,773,206	$ 1,655,200	$ 1,539,380	$ 8,158,161
Sewer Fund	$ 2,187,155	$ 2,300,099	$ 2,000,000	$ 2,438,520	$ 2,250,000	$ 11,175,774
2025 Bonds	$ 17,386,584	$ -	$ -	$ -	$ -	$ 17,386,584
Other Funds	$ 204,264	$ -	$ -	$ -	$ -	$ 204,264
TOTAL	**$ 33,569,714**	**$ 39,856,441**	**$ 18,996,619**	**$ 10,222,185**	**$ 13,160,997**	**$ 115,805,956**

The projected available funds for capital improvement projects are based on the total forecasted revenue of each type less the amount required for the annual operating budget, capital outlay, and existing debt service support.

Each year, the CIP process begins with a review of approved funded projects and new projects, which is then compared to the projected funding sources available to determine which capital improvements can be completed in the next five years. The table below provides a list of the capital improvement projects recommended to be included in the FY 2026-2030 CIP. Only projects recommended for inclusion in the FY 2025-2026 CIP are incorporated into the operating budget for the upcoming fiscal year. Projects recommended to be included in the remaining years will be evaluated each year during the annual CIP process.

FUNDED PROJECTS

The priority and strategic investment areas for projects within the CIP are consistent with City Council priorities that include maintenance and reinvestment in critical infrastructure and assets, replacement of equipment that has reached the end of its useful life, and deployment of infrastructure to facilitate development and provides comprehensive service solutions.

Consistent with past practice, the CIP reflects a balance between an ongoing emphasis on annual pavement management without eliminating other important priorities and needs. However, the capacity to continue this balance on a sustained basis decreases with each year and any flexibility is virtually exhausted. The CIP also reflects the City's philosophy of sound fiscal policies and long-range financial planning. Projects are prioritized to address on-going maintenance, correct an existing deficiency, or replace key equipment necessary to meet the ongoing service level targets.

The detailed project sheets for the funded projects start on page 17.

Summary of Funded Capital Improvement Projects 2029-30							
Project Name and Number		**FY 2025-26**	**FY 2026-27**	**FY 2027-28**	**2028-29**	**2029-30**	**TOTAL**
FH-01	Replacement of Fitness Cardio Equipment	$ -	$ 240,000	$ -	$ -	$ -	$ 240,000
Fieldhouse Subtotal		**$ -**	**$ 240,000**	**$ -**	**$ -**	**$ -**	**$ 240,000**
PS-13	Police Department Locker Room Expansion	$ 300,000	$ -	$ -	$ -	$ -	$ 300,000
PS-22	Council Chambers/Court Room Audio/Visual	$ 175,000	$ -	$ -	$ -	$ -	$ 175,000
Public Safety Subtotal		**$ 475,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 475,000**
PR-02	Wilber Young Park Improvements	$ -	$ 87,500	$ -	$ -	$ -	$ 87,500
PR-13	Keystone Park Improvements	$ -	$ 400,000	$ -	$ -	$ -	$ 400,000
PR-15	Blue Springs Park Improvements	$ 300,000	$ -	$ -	$ -	$ -	$ 300,000
PR-16	Pink Hill Park Improvements	$ -	$ 87,500	$ 225,000	$ -	$ 700,000	$ 1,012,500
PR-17	Rotary Park Improvements	$ 1,100,000	$ 3,000,000	$ -	$ 200,000	$ -	$ 4,300,000
PR-18	Hidden Valley Park Improvements	$ 150,000	$ -	$ 1,112,500	$ -	$ -	$ 1,262,500
PR-23	Central Park Improvements	$ 150,000	$ -	$ -	$ -	$ -	$ 150,000
PR-71	Southwest Park Construction	$ 1,200,000	$ 25,000,000	$ -	$ -	$ -	$ 26,200,000
PR-72	James Walker School Park Improvements	$ -	$ -	$ 120,000	$ -	$ -	$ 120,000
PR-80	Trail Renovations	$ 50,000	$ 50,000	$ 50,000	$ 50,000	$ 500,000	$ 700,000
Parks Subtotal		**$ 2,950,000**	**$ 28,625,000**	**$ 1,507,500**	**$ 250,000**	**$ 1,200,000**	**$ 34,532,500**
CD-04	Downtown Master Plan Implementation	$ 4,904,600	$ -	$ -	$ -	$ -	$ 4,904,600
PR-23 CDBG	Central Park Improvements	$ 204,264	$ -	$ -	$ -	$ -	$ 204,264
ST-06	Preventative Pavement Maintenance Program	$ 13,028,308	$ 5,010,287	$ 5,317,400	$ 5,125,633	$ 5,056,422	$ 33,538,050
ST-24	Snow Plow / Dump Truck	$ 230,669	$ 484,405	$ 254,313	$ 261,688	$ 266,922	$ 1,497,997
ST-26	1.5 Ton Dump/Snow Truck	$ 75,219	$ -	$ 151,080	$ 137,500	$ -	$ 363,798
ST-43	7 Highway Sidewalk Infill	$ -	$ -	$ -	$ 188,919	$ 2,509,918	$ 2,698,837
ST-49	ADP to Duncan Road Right Turn Lane	$ 1,515,000	$ -	$ -	$ -	$ -	$ 1,515,000
ST-52	AA Highway Improvement	$ -	$ 1,625,000	$ 7,800,000	$ -	$ -	$ 9,425,000
ST-55	SW 12th Street Improvements	$ 4,514,984	$ -	$ -	$ -	$ -	$ 4,514,984
ST-58	ADP Street Lighting 2 (Moreland School Road to Wyatt Road)	$ -	$ -	$ -	$ -	$ -	$ -
ST-61	Walnut Street Improvements	$ -	$ -	$ -	$ -	$ -	$ -
ST-64	Crack Sealer	$ 73,096	$ -	$ -	$ -	$ -	$ 73,096
ST-65	Skid Steer	$ 84,655	$ -	$ 93,120	$ -	$ 102,432	$ 280,207
ST-66	Mock Avenue Improvements	$ 1,932,000	$ -	$ -	$ -	$ -	$ 1,932,000
ST-68	Ford F250 Pick-up Truck	$ 56,039	$ -	$ -	$ 64,725	$ 135,923	$ 256,687
Streets Subtotal		**$ 26,618,834**	**$ 7,119,692**	**$ 13,615,913**	**$ 5,778,465**	**$ 8,071,616**	**$ 61,204,521**
STM-06	Stormwater Maintenance	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 500,000
Stormwater Subtotal		**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 500,000**
BF-19	Public Utilities Building - Phase II	$ -	$ -	$ -	$ -	$ -	$ -
SAN-07	Citywide Maintenance	$ 1,102,500	$ 1,000,000	$ 1,000,000	$ 1,250,000	$ 1,250,000	$ 5,602,500
SAN-17	12,000 lb. Hydraulic Excavator	$ -	$ 86,211	$ -	$ 90,521	$ -	$ 176,732
SAN-20	Hydraulic Track Loader	$ 84,655	$ -	$ -	$ -	$ -	$ 84,655
SAN-21	1.5 Ton Service Truck	$ -	$ 125,000	$ -	$ -	$ -	$ 125,000
Sanitary Sewer Utility Subtotal		**$ 1,187,155**	**$ 1,211,211**	**$ 1,000,000**	**$ 1,340,521**	**$ 1,250,000**	**$ 5,988,887**
SNI-01	Sludge Removal	$ 1,000,000	$ 1,000,000	$ 1,000,000	$ 1,000,000	$ 1,000,000	$ 5,000,000
SNI-07	Hydraulic Track Loader	$ -	$ 88,888	$ -	$ 97,999	$ -	$ 186,887
Sni-A-Bar Subtotal		**$ 1,000,000**	**$ 1,088,888**	**$ 1,000,000**	**$ 1,097,999**	**$ 1,000,000**	**$ 5,186,887**
BF-19	Public Utilities Building - Phase II	$ -	$ -	$ -	$ -	$ -	$ -
WA-03	Rubber Tire Front End Loader	$ -	$ 221,650	$ -	$ -	$ -	$ 221,650
WA-04	18,000 lb. class Hydraulic Excavator	$ -	$ -	$ -	$ 129,600	$ -	$ 129,600
WA-12	Miscellaneous Watermain Maintenance	$ 1,000,000	$ 1,000,000	$ 1,250,000	$ 1,250,000	$ 1,250,000	$ 5,750,000
WA-14	Water Tank Maintenance Contract	$ 238,725	$ 250,000	$ 262,500	$ 275,600	$ 289,380	$ 1,316,205
WA-18	1.5 Ton Service Truck	$ -	$ -	$ 260,706	$ -	$ -	$ 260,706
Water Utility Subtotal		**$ 1,238,725**	**$ 1,471,650**	**$ 1,773,206**	**$ 1,655,200**	**$ 1,539,380**	**$ 7,678,161**
GRAND TOTAL ALL FUNDS		**$ 33,569,714**	**$ 39,856,441**	**$ 18,996,619**	**$ 10,222,185**	**$ 13,160,996**	**$ 115,805,956**

The funded projects in the five-year CIP by department are detailed below and total $115,805,956 for five years and $33,569,714 for FY 2025-26.

Public Safety Projects

The 5-year CIP includes $475,000 for Public Safety projects with all $475,000 included in FY 2025-26 for the following project:

Project #	Project	Amount
PS-13	Police Department Locker Room Expansion	$300,000
PS-22	Council Chambers/Courtroom Audio Visual	$175,000

During FY 2024-25, the replacement of the chiller at the Police Department was necessary and was an unplanned capital improvement maintenance project. The total cost of this project was approximately $110,112.

Parks Projects

The 5-year CIP includes $34,532,500 for ten Parks projects with $2,950,000 included in FY 2025-26 for the following projects:

Project #	Project	Amount
PR-15	Blue Springs Park Improvements	$300,000
PR-17	Rotary Park Improvements	$1,100,000
PR-18	Hidden Valley Park Improvements	$150,000
PR-23	Central Park Improvements	$150,000
PR-71	Southwest Park Construction	$1,200,000
PR-80	Trail Renovations	$50,000
	TOTAL	**$2,950,000**

PR-14 – Baumgardner Park improvements were scheduled to be started in FY 2025-26 and were moved to FY 2024-25 so the project could be started before the Tennis season starts. The Blue Springs School District is paying 50% of this project.

Street Projects

The 5-year CIP includes $61,204,521 for fifteen different street projects with $26,618,834 included in FY 2025-26 for the following projects:

Project #	Project	Amount
CD-04	Downtown Master Plan Implementation	$4,904,600
PR-23 CDBG	Central Park Improvements	$204,264
ST-06	Preventive Pavement Maintenance Program	$13,028,308
ST-24	Snow Plow/Dump Truck	$230,669
ST-26	1.5 Ton Dump/Snow Truck	$75,219
ST-49	ADP to Duncan Road – Right Turn Lane	$1,515,000
ST-55	SW 12th Street Improvements	$4,514,984
ST-64	Crack Sealer	$73,096
ST-65	Skid Steer	$84,655
ST-66	Mock Avenue Improvements	$1,932,000
ST-68	Ford F250 Pickup	$56,039
	TOTAL	**$26,618,834**

On August 6, 2024, voters approved up to $40,000,000 in bonds to fund several Capital Improvement projects. The specific projects approved, and the project cost estimates are provided below:

Project #	Project	Amount
ST-06	Neighborhood Street Preservation	$15,000,000
ST-09	Woods Chapel Road at 40 Hwy	$450,000
ST-49	ADP to Duncan Road Right Turn Lane	$1,725,000
ST-55	SW 12th Street Improvements	$4,885,000
ST-58	ADP Street Lighting – Moreland School Rd to Wyatt	$2,100,000
ST-61	Walnut Street Improvements	$8,250,000
ST-66	Mock Avenue Improvements	$5,925,000
CD-04	Downtown Master Plan Implementation	$5,000,000

Bonds were issued in March 2025 that generated almost $33 million in projects funds for the above-named projects. Work started in FY 2025 on several of these projects including ST-06, ST-49, ST-55, ST-61, ST-66, CD-04. A few projects, ST-09, ST-58, and construction of ST-61 will occur when additional bonds can be issued, or other funds become available.

During 2025, the City contracted with Cochran Engineering to prepare a 20-year Preventive Pavement Maintenance Program (PPMP)to take a proactive approach to pavement repairs—prioritizing early intervention to reduce the occurrence of potholes, lower routine maintenance costs, and extend the lifespan of existing pavement before it reaches critical deterioration. The PPMP for FY 2025-26 is funded at $13,028,308 which includes remaining funds from the Neighborhood Preservation Program bond project and the transportation sales tax.

In 2024, Public Works staff performed a complete evaluation of existing vehicles and equipment used throughout the City and created a fleet replacement schedule. The Council approved a budget amendment in the amount of $1,453,000 to purchase 5 snowplow trucks and trailers used by the Streets Department. In future years, approximately $500,000 of the annual transportation sales tax will be allocated to equipment replacement and approximately $5 million will be allocated to the PPMP.

Stormwater Projects

The 5-year CIP includes $500,000 for stormwater maintenance with $100,000 included in FY 2025-26 for the following project:

Project #	Project	Amount
STM-06	Stormwater Maintenance	**$100,000**

Sanitary Sewer Utility Projects

The 5-year CIP includes $5,988,887 for four different sanitary sewer projects with $1,187,155 included in FY 2025-26 for the following projects:

Project #	**Project**	**Amount**
SAN-07	Citywide Maintenance	$1,102,500
SAN-20	Hydraulic Track Loader	$84,655
	TOTAL	**$1,187,155**

Capital improvement projects for the utility funds are included in the rate study completed every three years. A study is currently underway and will be presented to Council in August. The CIP includes $200,000 per year for SAN-19 Sewer Infrastructure Deployment and will accumulate to $1,000,000 but will not increase beyond that until funds are spent below that balance.

Sni-A-Bar Projects

The 5-year CIP includes $5,186,887 for Sni-A-Bar projects with $1,000,000 included in FY 2025-26 for the following projects:

Project #	**Project**	**Amount**
SNI-01	Sludge Removal	$1,000,000

Water Utility Projects

The 5-year CIP includes $7,678,161 for five different water utility projects with $1,238,725 included in FY 2025-26 for the following projects:

Project #	**Project**	**Amount**
WA-12	Miscellaneous Watermain Maintenance	$1,000,000
WA-14	Water Tank Maintenance Contract	$238725
	TOTAL	**$1,238,725**

Capital improvement projects for the utility funds are included in the rate study completed every three years. A study is currently underway and will be presented to Council in August. The CIP includes $200,000 per year for WA-17 Water Infrastructure Deployment and will accumulate to $1,000,000 but will not increase beyond that until funds are spent below that balance.

The funded projects are also shown below by investment category.

Funded Projects by Category-All Years						
Category	**FY 2025-26**	**FY 2026-27**	**FY 2027-28**	**FY 2028-29**	**FY 2029-30**	**Project Area Total**
Maintenance	$ 18,723,797	$ 11,985,287	$ 10,437,400	$ 9,440,152	$ 12,655,720	$ 63,242,356
Equipment Replacement	$ 621,582	$ 1,157,266	$ 666,099	$ 684,034	$ 402,845	$ 3,531,826
Capital Improvements	$ 14,224,335	$ 26,713,888	$ 7,893,120	$ 97,999	$ 102,432	$ 49,031,774
TOTAL	**$ 33,569,714**	**$ 39,856,441**	**$ 18,996,619**	**$ 10,222,185**	**$ 13,160,997**	**$ 115,805,956**

Unfunded Projects

The City's capital investment needs exceed the current level of available funding. Over the five-year plan period, 48.7% of the City's maintenance, infrastructure and equipment needs are addressed. Current resources are not sufficient to address the entirety of the City's capital investment needs. This will likely result in increased maintenance and replacement costs in the future as City assets age and deteriorate. Continued expansion in the City's growth areas will place increased demands on the CIP to construct and maintain additional City assets.

While the City is maximizing investments in CIP-related projects, there are unfortunately many important projects that cannot be completed due to resource constraints, Unfunded Capital Projects total $121.7 million.

The detailed project sheets for the unfunded projects start on page 67.

Summary of Unfunded Capital Projects by Category FY 2025-26 to 2029-30

Project Number	Project Name	Estimated Project Cost
PS-17	Negotiations and Drone Support Vehicle	$ 150,000
PS-18	STAT Support Vehicle	$ 150,000
WA-24	Sensus FlexNet & Meters	$ 8,642,499
Equipment Replacement Total		**$ 8,942,499**
BF-38	Adams Pointe Conference Center - HVAC System Replacement	$ 1,200,000
PR-04	Adams Pointe Golf Club Improvements	$ 5,500,000
SAN-24	Hidden Pointe II L/S Abandonment and Outfall Line Rehabilitatio	$ 365,000
ST-60	Decorative Streetlight Refinishing	$ 400,000
ST-62	22nd Street Improvements	$ 2,700,000
STM-11	Walnut Street Storm Replacement	$ 1,200,000
Maintenance Total		**$ 11,365,000**
PS-19	Animal Control Facility	$ 15,000,000
PS-20	Parking Structure/Indoor Firing Range	$ 8,800,000
PS-21	Outdoor Firing Range	$ 900,000
PS-23	Drone as First Responder Pilot Program	$ 930,000
SAN-20	Hydraulic Track Loader (2 new)	$ 195,552
SAN-21	1.5 Ton Service Truck (2 trucks)	$ 131,250
SAN-26	CCTV Sewer Camera Truck (1 plus 1 future years)	$ 763,045
SAN-27	Southgate Hills 2 Abandonment and Outfall Line	$ 2,000,000
SAN-28	1.5 ton Service Truck with Large Crane	$ 145,000
ST-09	Woods Chapel Road (Walnut Street to US 40 Highway)	$ 450,000
ST-23	Asphalt Repair Truck (Patch Truck)(2 trucks)	$ 775,000
ST-33	South Outer Road Reconstruction	$ 3,000,000
ST-59	Signalized Intersection Upgrades	$ 400,000
ST-63	Tractor/Mower	$ 80,000
ST-67	Bucket Truck	$ 155,000
STM-12	12,000lb Hydraulic Excavator (3 new)	$ 272,384
SNI-06	Sni-A-Bar Waste Water Treatment Plant Expansion	$ 60,278,430
WA-09	Pink Hill Reservoir Feed Loop	$ 3,000,000
WA-20	Spoil Dump Truck (1 FY 2026-27, 1 FY 2027-28 plus 1 future)	$ 700,450
WA-21	Water Tower	$ 3,000,000
WA-22	Hydro-Excavation Trailer	$ 224,113
WA-23	Hydraulic Track Loader (3 new)	$ 274,387
Capital Improvements Total		**$ 101,474,611**
	TOTAL UNFUNDED CAPITAL PROJECTS	**$ 121,782,111**

Program Changes

There are several changes in the 2026-2030 CIP program from the previous year's program. Beginning in FY 2023-24, the dollar threshold for CIP projects increased from $50,000 to $75,000.

Thirteen projects were moved from the unfunded to the funded list most of which are related to the August 2024 bond election. PS-22 Council Chambers/Court Room Audio/Visual Project is a new project recommended for funding and funds are available in the Public Safety Sales Tax Fund.

Projects Moved from Unfunded to Funded		
Project #	**Project**	**Amount**
CD-04	Downtown Master Plan Implementation	$ 4,904,600
PS-22	Council Chambers/Court Room Audio/Visual Project	$ 175,000
ST-06	Pavement Management Program	$ 13,028,308
ST-24	Snow Plow / Dump Truck	$ 1,045,421
ST-26	1.5 Ton Dump/Snow Truck	$ 363,798
ST-49	ADP Duncan Road Right Turn Lane	$ 1,515,000
ST-55	SW 12th Street Improvements	$ 4,514,987
ST-58	ADP Street Lighting 2(Moreland School Road to Wyatt Road)	$ 2,100,000
ST-61	Walnut Street Improvements	$ 8,250,000
ST-64	Crafco Crack Sealer	$ 160,000
ST-65	Rubber Tire Skid Loader	$ 187,087
ST-66	Mock Avenue Improvements	$ 1,932,000
SNI-07	Hydraulic Track Loader	$ 186,887
TOTAL		**$ 38,363,088**

The table below includes the list of new unfunded projects that have been added to the CIP this year. The total cost of these projects is $39,668,763.

New Projects Submitted by Department		
Project #	**Project**	**Amount**
Community Development Total		**$ -**
PR-02	Wilber Young Park Improvements	$ 87,500
PR-23	Central Park Improvements	$ 1,504,264
Parks Total		**$ 1,591,764**
PS-19	Animal Control Facility	$ 15,000,000
PS-20	Parking Structure/Indoor Firing Range	$ 8,800,000
PS-21	Outdoor Firing Range	$ 900,000
PS-22	Council Chambers/Court Room Audio/Visual Project	$ 175,000
PS-23	Drone as First Responder Pilot Program	$ 930,000
Public Safety Total		**$ 25,805,000**
ST-24	Snow Plow / Dump Truck (4 New)	$ 1,497,997
ST-67	Bucket Truck	$ 155,000
ST-68	Ford F250 Pick-up Truck	$ 256,687
STM-11	Walnut Street Storm Replacement	$ 1,200,000
STM-12	12,000lb Hydraulic Excavator	$ 272,384
Streets Total		**$ 3,382,068**
SAN-20	Hydraulic Track Loader	$ 102,432
SAN-28	1.5 Ton Service Truck with Large Crane	$ 145,000
Sanitary Sewer Utility Total		**$ 247,432**
WA-24	Sensus FlexNet & Meters	$ 8,642,500
Water Utility Total		**$ 8,642,500**
Total New Projects Submitted		**$ 39,668,763**

The table below includes the list of recurring funded projects that have been added to the CIP this year for FY 2029-30. The total cost of these projects is $13,160,996.

Funded Projects Added for FY 2029-30		
Project #	**Project**	**Amount**
PR-16	Pink Hill Park Improvements	$ 700,000
PR-80	Trail Renovations	$ 500,000
ST-06	Pavement Management Program	$ 5,056,422
ST-24	Snow Plow / Dump Truck	$ 266,922
ST-43	7 Highway Sidewalk Infill	$ 2,509,918
ST-65	Rubber Tire Skid Steer Loader	$ 102,432
ST-68	Ford F250 Pick-up Truck	$ 135,923
STM-06	Stormwater Maintenance	$ 100,000
SAN-07	Citywide Maintenance	$ 1,250,000
SNI-01	Sludge Removal	$ 1,000,000
WA-12	Miscellaneous Watermain Maintenance	$ 1,250,000
WA-14	Water Tank Maintenance Contract	$ 289,380
TOTAL		**$ 13,160,996**

Funded Project Table of Contents
Fiscal Years 2025-26 to 2029-30

Project #	Project Descripton	Department	Project Type
CD-04	Downtown Master Plan Implementation	Community Development	Capital Improvement
BF-19	Public Utilities Building – Phase II	Sanitary Sewer & Water Utility	Capital Improvement
FH-01	Replacement of Fitness Cardio Equipment	Parks	Equipment Replacement
PR-02	Wilbur Young Park Improvements	Parks	Maintenance
PR-13	Keystone Park Improvements	Parks	Maintenance
PR-15	Blue Springs Park Improvements	Parks	Maintenance
PR-16	Pink Hill Park Improvements	Parks	Maintenance
PR-17	Rotary Park Improvements	Parks	Maintenance
PR-18	Hidden Valley Park Improvements	Parks	Maintenance
PR-20	Ward Park Improvements	Parks	Maintenance
PR-23	Central Park Improvements	Parks	Maintenance
PR-71	Southwest Park Construction	Parks	Capital Improvements
PR-72	James Walker School Park Improvements	Parks	Maintenance
PR-80	Trail Renovations	Parks	Maintenance
PS-13	Police Department Locker Room	Public Safety	Capital Improvement
PS-22	Council Chambers/Court Room Audio/Visual Project	Public Safety	Equipment Replacement
SAN-07	Citywide Maintenance	Sanitary Sewer	Maintenance
SAN-17	12,000lb Hydraulic Excavator	Sanitary Sewer	Equipment Replacement
SAN-20	Hydraulic Track Loader	Sanitary Sewer	Equipment Replacement
SAN-21	1.5 Ton service Truck	Sanitary Sewer	Equipment Replacement
SAN-23	Sewer Flushing Truck	Sanitary Sewer	Equipment Replacement
SNI-01	Sludge Removal	Sanitary Sewer	Maintenance
SNI-07	Hydraulic Excavator	Sni-A-Bar	Equipment Replacement
ST-06	Preventative Pavement Maintenance Program	Streets	Maintenance
ST-24	Snowplow/Dump Truck	Streets	Maintenance
ST-25	Street Sweeper	Streets	Maintenance
ST-26	1.5 Ton Dump/Snow Truck	Streets	Equipment Replacement
ST-43	7 Highway Sidewalk Infill	Streets	Maintenance
ST-49	ADP to Duncan Road Right Turn Lane	Streets	Capital Improvements
ST-52	AA Highway Improvements	Streets	Capital Improvements
ST-55	SW 12th Street Improvements	Streets	Capital Improvements
ST-58	ADP Street Lighting 2 (Moreland School Road to Wyatt Road)	Streets	Capital Improvements
ST-61	Walnut Street Improvements	Streets	Capital Improvements
ST-64	Crafco Crack Sealer	Streets	Capital Improvements
ST-65	Rubber Tire Skid Loader	Streets	Capital Improvements

Funded Project Table of Contents Continued
Fiscal Years 2025-26 to 2029-30

Project #	Project Descripton	Department	Project Type
ST-66	Mock Avenue Improvements	Streets	Capital Improvements
ST-68	Ford F250 Pick-up Truck	Streets	Equipment Replacement
STM-06	Stormwater Maintenance	Streets	Maintenance
WA-03	Rubber Tired Front-End Loader	Water Utility	Equipment Replacement
WA-04	18,000lb class Hydraulic Excavator	Water Utility	Equipment Replacement
WA-12	Miscellaneous Watermain Maintenance	Water Utility	Maintenance
WA-14	Water Tank Maintenance Contract	Water Utility	Maintenance
WA-18	1.5 Ton service Truck	Water Utility	Equipment Replacement

Project Title:	Downtown Master Plan Implementation	**Project Number:**	CD-04
Project Type:	Capital Improvements	**Current Year Project Cost:**	$4,904,600
Department:	Community Development	**Funding Source:**	2025 Bonds Water Utility Fund
Strategic Plan Priority:	Development & Redevelopment		

Description: The City of Blue Springs completed their Downtown Master plan in the Spring of 2024. As part of that planning process, implementation steps were identified to achieve the goals of the plan and improve the Downtown Area. In the Summer of 2024, the Downtown Master Plan Implementation Taskforce met and made recommendations to City Council regarding specific implementation activities including improvements to Central Park, Main Street streetscape planning and improvements, seeking redevelopment of City-owned properties, and wayfinding signage throughout downtown.

Justification: The Downtown Master Plan is an official Public Document, adopted by the City Council, to help provide framework for creating a vision and roadmap for improvements to be made to help Downtown Blue Springs grow and thrive for years to come. The Downtown Master Plan lays out realistic and tactical projects to help achieve the goals of the document. This funding is included for 2025-26 for the completion of the Downtown Streetscape project which was approved in the August 2024 ballot initiative.



Projected Five-Year Cost Schedule

Cost Breakdown	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Total
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$575,400	$4,904,600	$0	$0	$0	$0	$5,480,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$575,400	$4,904,600	$0	$0	$0	$0	$5,480,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule

Source	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Total
2025 Bonds	$575,400	$4,904,600	$0	$0	$0	$0	$5,480,000
Water Utility Fund	$480,000	$0	$0	$0	$0	$0	$480,000
Total	$1,055,400	$4,904,600	$0	$0	$0	$0	$5,960,000

Project Title:	Public Utilities Building – Phase II	**Project Number:**	BF-19
Project Type:	Building and Facilities	**Current Year Project Cost:**	$0
Department:	Public Works	**Funding Source:**	Sanitary Sewer 60% Water Utility 40%
Strategic Plan Priority	Infrastructure		

Description: Design and construction of a 100 ft. x 200 ft. building for Public Utilities on the lot adjacent to the existing Public Works Building. The new building will provide vehicle and equipment storage, locker room facilities, conference\training room and secure storage of repair inventories and critical equipment for the sewer and water departments.

Justification: Water and sewer personnel and equipment currently operate out of the Public Works Building along with street maintenance, storm sewer maintenance, central garage, and administrative staff. The existing building was constructed in 1988 with 18 interior parking stalls and then reduced to 16 in 2000 with the expanded operations of the central garage. Because of growth and current space limitations, 13 emergency response vehicles are parked outside exposed to inclement weather. The very nature of the work performed by public works requires that its equipment and personnel respond promptly during the most demanding weather conditions. Outside storage of equipment also leaves this very expensive equipment susceptible to vandalism and theft. Current personnel numbers working out of the Public Works Building exceed the space available for locker room facilities and meeting\training space used for safety training. As newly annexed areas begin developing, additional personnel and equipment will be added. The proper way to address these needs is to require the utilities division to provide the space necessary for its equipment and personnel rather than the General Fund providing for the utility division. The Engineering Department will be joining the Operations Section to bring the department together as a unit to optimize communication and efficiency.

Projected Five-Year Cost Schedule

Cost Breakdown	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Total
Land	$0	$0	$0	$0	$0	$0	$0
Design	$895,000	$0	$0	$0	$0	$0	$895,000
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$6,799,000	$0	$0	$0	$0	$0	$6,799,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$7,694,000	$0	$0	$0	$0	$0	$7,694,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

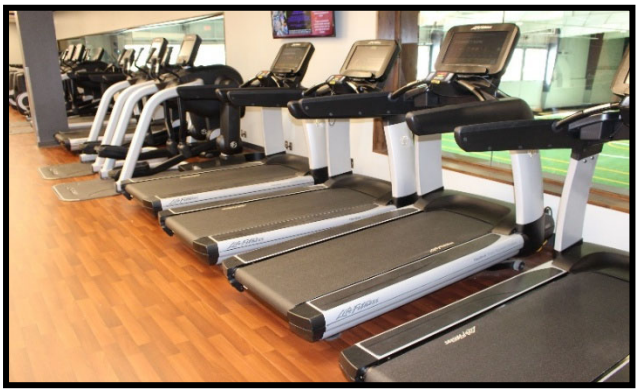
Projected Five-Year Funding Schedule

Source	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Total
Sewer Fund	$4,583,400	$0	$0	$0	$0	$0	$4,583,400
Water Fund	$3,110,600	$0	$0	$0	$0	$0	$3,110,600
Total	$7,694,000	$0	$0	$0	$0	$0	$7,694,000

Project Title:	Replacement of Fitness Cardio Equipment	**Project Number:**	FH-01
Project Type:	Capital Improvement	**Current Year Project Cost:**	$0
Department:	Parks and Recreation	**Funding Source:**	Fieldhouse Fund
Strategic Plan Priority:	Fieldhouse Operation		

Description: Replacement of original cardio equipment in the Fitness Center.

Justification: The cardio equipment at the Blue Springs Fieldhouse will be 3 years old in March 2027. Significant repair issues begin to occur after 3 years of use on cardio equipment. As part of the original operational proforma, it was called out for the cardio equipment to be replaced every 3 years. This is being done to reduce the time spent with equipment due to necessary repairs and reduce the cost of maintenance on the equipment. Equipment that is in disrepair frequently causes members to be dissatisfied and cancel memberships, thus reducing operational revenues. Additionally, once the equipment becomes older than three years, the sale/trade in value decreases significantly.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2024-25**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$380,000	$0	$0	$240,000	$0	$0	$620,000
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$380,000	$0	$0	$240,000	$0	$0	$620,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2024-25**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**Total**
Fieldhouse Fund	$380,000	$0	$0	$240,000	$0	$0	$620,000
Total	$380,000	$0	$0	$240,000	$0	$0	$620,000

Project Title:	Wilbur Young Park Improvements	**Project Number:**	PR-02
Project Type:	Capital Improvement	**Current Year Project Cost:**	$0
Department:	Parks and Recreation	**Funding Source:**	Park Sales Tax
Strategic Plan Priority:	Parks and Recreation		

Description: Replacement of ballfield fencing throughout the park. Previously completed PR-02 projects included the replacement of shelter houses, parking lot improvements, tennis court renovations, playground renovations

Justification: The ballfield fencing at Wilbur Young Park is over 20 years old and needs replacement. The existing fence is rusting out and is severely bowed & bent due to many years of play. The fencing improvements are needed to bring it into standard with the other park improvements that have been completed



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$87,500	$0	$0	$0	$0	$87,500
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$87,500	$0	$0	$0	$0	$87,500
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$0	$0

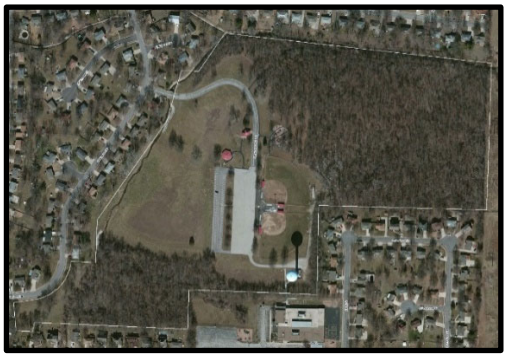
Wilbur Young Park Improvements - $87,500

Replacement of dugout and outfield fences	$87,500
Project Total	**$87,500**

Project Title:	Keystone Park Improvements	**Project Number:**	PR–13
Project Type:	Capital Improvement	**Current Year Project Cost:**	$0
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax
Strategic Plan Priority:	Parks & Recreation		

Description: Replacement of restroom building in Keystone Park.
Previously completed in the Parks Sales Tax Program project PR-13 $1,861,000 which included the replacement of the park shelter house, renovations to the parking lot, and playground replacement.

Justification: Project PR-13 is funding to replace the restroom building at Keystone Park in FY 2026-27. The current restroom building is in a failing condition and needs to be replaced with a modern restroom facility. With the recent improvements to the park such as the new shelter and playground, the restroom facility needs replacement to complement these other upgrades in Keystone Park



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$800,000	$0	$400,000	$0	$0	$0	$1,200,000
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$1,061,000	$0	$0	$0	$0	$0	$1,061,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$1,861,000	$0	$400,000	$0	$0	$0	$2,261,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Park Sales Tax	$1,861,000	$0	$400,000	$0	$0	$0	$2,261,000
Total	$1,861,000	$0	$400,000	$0	$0	$0	$2,261,000

KEYSTONE PARK IMPROVMENTS - $400,000

Keystone Restroom Building	$400,000
Project Total	**$400,000**

Project Title:	Blue Springs Park Improvements	**Project Number:**	PR–15
Project Type:	Capital Improvement	**Current Year Project Cost:**	$300,000
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax
Strategic Plan Priority:	Parks & Recreation		

Description: Replacement athletic field lighting as well as replacing basketball court lighting. Previously completed projects in PR-15 have included tennis court replacement, restroom replacement, and parking lot renovation. The shelter houses were replaced in FY 2024-25 due to being past their life expectancy.

Justification: Project PR-15 includes items that were omitted from the 2017 Sales Tax program due to lack of funding. Improvements are needed for the ballfield lights and basketball court lights. These improvements are scheduled for FY 2025-26. The current light poles have structural issues with the foundation being eroded away, thus making the poles suspectable to falling over. Additionally, the current lights are not aimed correctly causing light glare spillage into areas not requiring lighting. The basketball court lights were not upgraded at the time of the court renovations but will be replaced with modern LED lighting.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$1,090,000	$300,000	$0	$0	$0	$0	$1,390,000
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$175,000	$0	$0	$0	$0	$0	$175,000
Contingency	$66,000	$0	$0	$0	$0	$0	$66,000
Total	$1,331,000	$300,000	$0	$0	$0	$0	$1,631,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Park Sales Tax	$1,331,000	$300,000	$0	$0	$0	$0	$1,631,000
Total	$1,331,000	$300,000	$0	$0	$0	$0	$1,631,000

BLUE SPRINGS PARK IMPROVEMENTS - $300,000

Blue Springs Park Field Lights	$200,000
Blue Springs Park Basketball Court Light Replacement	$100,000
Project Total	**$300,000**

Project Title:	Pink Hill Park Improvements	**Project Number:**	PR–16
Project Type:	Capital Improvement	**Current Year Project Cost:**	$0
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax
Strategic Plan Priority:	Parks & Recreation		

Description: Ballfield fencing improvements are scheduled for FY 2026-27. Playground #2 replacement is scheduled for FY 2027-28. The improvement to Nelson Field Lights and restroom replacements are scheduled for FY 2029-30. Replacement of shelter houses, parking and driveway improvements, BMX Track fence and bleachers have been completed in prior years.

Justification: The ballfield fences at Pink Hill Park are over 20 years old and beyond repair. The existing fence is rusting out and is severely bowed & bent due to many years of play. Playground #2 has outlived its life expectancy and needs to be replaced. The existing playground unit is difficult to get replacement parts due to its age. The lights on Nelson Field are over 30 years old and are no longer aimed in the correct position and the poles are deteriorating. The restroom facility at Pink Hill Park needs total replacement. A modular facility is proposed to replace the existing building that will provide year-round facilities for park users. These improvements are needed to bring the park into standard with the other park improvements that have been completed



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$1,006,500	$0	$0	$225,000	$0	$0	$1,231,500
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$1,125,500	$0	$87,500	$0	$0	$700,000	$1,913,000
Contingency	$197,000	$0	$0	$0	$0	$0	$197,000
Total	$2,329,000	$0	$87,500	$225,000	$0	$700,000	$3,341,500
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Park Sales Tax	$2,329,000	$0	$87,500	$225,000	$0	$700,000	$3,341,500
Total	$2,329,000	$0	$87,500	$225,000	$0	$700,000	$3,341,500

PINK HILL PARK IMPROVMENTS - $1,012,500

Pink Hill Park Nelson Field Improvements	$250,000
Pink Hill Park Playground #2	$225,000
Replacement of dugout and outfield fences	$87,500
Replacement of Restroom Building	$450,000
Project Total	**$1,012,500**

Project Title:	Rotary Park Improvements	**Project Number:**	PR–17
Project Type:	Capital Improvement	**Current Year Project Cost:**	$1,100,000
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax
Strategic Plan Priority:	Parks & Recreation		

Description: Replacement of the large playground at Rotary Park scheduled for FY 2025-26. Renovation of tennis courts to pickleball/ice rink is scheduled for FY 2026-27. Shelter Replacement is scheduled for FY 2028-29
PR-17 previously included replacement of the original Gazebo structure, renovations of the parking lot and replacement of the small playground.

Justification: Project PR-17 includes renovations of the large playground at Rotary Park. The existing playground is well past its useful life expectancy, and it is very difficult to get parts for repairs when needed. The tennis courts will be renovated to convert them to a combination pickleball/ice rink facility. The courts can be utilized for pickleball during the warm months and then converted to an ice rink during the cold months to complement the North Pole Trail of Lights event held at Rotary Park. This project will be included with the bond issuance for Southwest Park. The large shelter is also in need of replacement in FY 2028-29 to bring it up to the same standard as other shelters throughout the park system.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$532,500	$1,100,000	$0	$0	$0	$0	$1,632,500
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$128,000	$0	$3,000,000	$0	$200,000	$0	$3,328,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$660,500	$1,100,000	$3,000,000	$0	$200,000	$0	$4,960,500
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Park Sales Tax	$660,500	$1,100,000	$0	$0	$200,000	$0	$1,960,500
Bond	$0	$0	$3,000,000	$0	$0	$0	$3,000,000
Total	$660,500	$1,100,000	$3,000,000	$0	$200,000	$0	$4,960,500

ROTARY PARK IMPROVEMENTS - $4,300,000

Pickleball/Ice Rink	$3,000,000
Rotary Park Playground	$1,100,000
Rotary Park Shelter Replacement	$200,000
Project Total	**$4,300,000**

Project Title:	Hidden Valley Park Improvements	**Project Number:**	PR-18
Project Type:	Capital Improvement	**Current Year Project Cost:**	$150,000
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax
Strategic Plan Priority:	Parks & Recreation		

Description: Replacement of outfield and dugout fences throughout the park. The parking lot for softball needs to be overlayed and a new curb installed. Previously completed PR-18 projects included the replacement of the playground, new signage throughout the park, renovations of parking lots at soccer and football, renovations of restroom buildings, overlay parking lot asphalt & new curbs, and installation of turf on the softball infields

Justification: PR-18 are items that still need to be addressed to alleviate unsafe conditions and bring the facilities up to the standards of the Parks Department. These include the replacement of fencing throughout the park, including dugout and outfield fences on ballfields. This will complement the turf renovation project completed in FY 2024-25. Additionally, the parking lot for softball needs to be overlaid and new curbing installed.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$550,000	$0	$0	$0	$0	$0	$550,000
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$5,077,500	$150,000	$0	$1,112,500	$0	$0	$6,340,000
Contingency	$51,000	$0	$0	$0	$0	$0	$51,000
Total	$5,678,500	$150,000	$0	$1,112,500	$0	$0	$6,941,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Park Sales Tax	$5,678,500	$150,000	$0	$1,112,500	$0	$0	$6,941,000
Total	$5,678,500	$150,000	$0	$1,112,500	$0	$0	$6,941,000

HIDDEN VALLEY PARK IMPROVEMENTS - $1,262,500

Replacement of dugout and outfield fences	$150,000
Area Parking Lot Improvements & Curb Replacement	$1,112,500
Project Total	**$1,262,500**

Project Title:	Ward Park Improvements	**Project Number:**	PR–20
Project Type:	Capital Improvement	**Current Year Project Cost:**	$0
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax
Strategic Plan Priority:	Parks & Recreation		

Description: Shelter renovations at Ward Park. Previously completed in the Parks Sales Tax Program was Project PR-20 $1,057,000 which included replacement of basketball courts, and playground. Additionally, in 2022 the tennis courts were converted into dedicated pickleball courts. A new restroom building was installed in 2024.

Justification: The current shelters have outlived their life expectancy and need to be upgraded to meet the standard of other park facilities



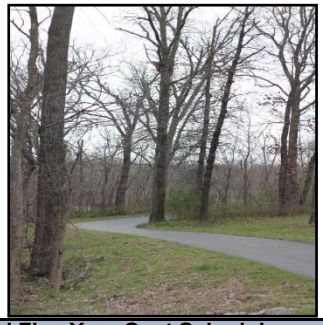
Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$435,000	$0	$0	$0	$0	$0	$0	$435,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$575,000	$0	$0	$0	$0	$0	$200,000	$775,000
Contingency	$47,000	$0	$0	$0	$0	$0	$0	$47,000
Total	$1,057,000	$0	$0	$0	$0	$0	$200,000	$1,257,000
Op Expense	$0	$0	$0	$0	$0	$0		$0
Cost Savings	$0	$0	$0	$0	$0	$0		$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Park Sales Tax	$1,057,000	$0	$0	$0	$0	$0	$200,000	$1,257,000
Total	$1,057,000	$0	$0	$0	$0	$0	$200,000	$1,257,000

Project Title:	Central Park Improvements	**Project Number:**	PR-23
Project Type:	Capital Improvement	**Current Year Project Cost:**	$354,264
Department:	Parks and Recreation	**Funding Source:**	Park Sales Tax CDBG
Strategic Plan Priority:	Parks and Recreation		

Description: Development of a loop trail around the small pond in Central Park

Justification: In conjunction with the Downtown Master Plan, there is a desire to make Central Park a more inviting park to help draw visitors to the downtown area and provide a place for recreation in the downtown area. The addition of a loop trail around the lake will be the first step in this process with other improvements such as a small playground, benches, and small shelter to come in future years. There is $204,264 in CDBG funds being allocated to this in FY 2025-26.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$354,264	$0	$0	$0	$0	$1,150,000	$1,504,264
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$354,264	$0	$0	$0	$0	$1,150,000	$1,504,264
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Park Sales Tax	$0	$150,000	$0	$0	$0	$0	$1,150,000	$1,300,000
General Fund CDBG	$0	$204,264	$0	$0	$0	$0	$0	$204,264
Total	$0	$354,264	$0	$0	$0	$0	$1,150,000	$1,504,264

Central Park Improvements - $1,504,264

Development of loop trail	$354,264
Shelter House	$150,000
Restroom Building	$600,000
Playground	$400,000
Project Total	**$1,504,264**

Project Title:	Southwest Park Construction	**Project Number:**	PR-71
Project Type:	Capital Improvement	**Current Year Project Cost:**	$1,200,000
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax

Strategic Plan Priority: Parks and Recreation Master Plan

Description: The construction of Southwest Park was included in the 2021 Park Sales Tax renewal program. This will provide a park in southern Blue Springs. The design was completed in 2020 originally PR-71and provided to the public prior to the Sales Tax renewal.

Justification: Development of a park in southern Blue Springs to serve residents in this area as well as developing parkland already owned by the City.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$125,000	$1,200,000	$1,500,000	$0	$0	$0	$2,825,000
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$23,500,000	$0	$0	$0	$23,500,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$125,000	$1,200,000	$25,000,000	$0	$0	$0	$26,325,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Parks Sales Tax	$125,000	$2,500,000	$0	$0	$0	$0	$2,625,000
Bonds	$0	$0	$23,500,000	$0	$0	$0	$23,500,000
Total	$125,000	$2,500,000	$23,500,000	$0	$0	$0	$26,125,000

Southwest Park Development - $26,200,000

Architecture and Engineering Services	$2,700,000
Construction Bonds	$23,500,000
Project Total	**$26,200,000**

Project Title:	James Walker School Park Improvements	**Project Number:**	PR-72
Project Type:	Capital Improvement	**Current Year Project Cost:**	$0
Department:	Parks and Recreation	**Funding Source:**	Parks Sales Tax
Strategic Plan Priority:	Parks and Recreation		

Description: Renovations to existing playground.

Justification: The existing playground at James Walker Park has outlived its life expectancy and needs upgraded. The existing playground is to the point that it is difficult to get replacement parts due to its age. The playground will be renovated to a modern playground in FY 2027-28.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$275,000	$0	$0	$120,000	$0	$0	$395,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$275,000	$0	$0	$120,000	$0	$0	$395,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Park Sales Tax	$275,000	$0	$0	$120,000	$0	$0	$395,000
Total	$275,000	$0	$0	$120,000	$0	$0	$395,000

Walker School Park Improvements -$120,000

Playground Renovations	$120,000
Walker School Park Skate Park	TBD
Project Total	**$120,000**

Project Title:	Trail Renovations	**Project Number:**	PR-80
Project Type:	Capital Improvement	**Current Year Project Cost:**	$50,000
Department:		**Funding Source:**	Park Sales Tax
Strategic Plan Priority:	Parks, Recreation and Open Space Master Plan		

Description: Renovations to trails segments throughout Blue Springs Parks and trails. Overlay of the complete loop trail at Grounds Park.

Justification: Regular maintenance is needed to maintain trails in a safe usable manner and to extend the life of the pavement. PR-80 includes funds to address, and repair identified trail sections each year. Also included is a full overlay of the Grounds Park loop trail in FY 2028-29.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$420,000	$50,000	$50,000	$50,000	$50,000	$500,000	$1,120,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$420,000	$50,000	$50,000	$50,000	$50,000	$500,000	$1,120,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Parks Sales Tax	$420,000	$50,000	$50,000	$50,000	$50,000	$500,000	$1,120,000
Total	$420,000	$50,000	$50,000	$50,000	$50,000	$500,000	$1,120,000

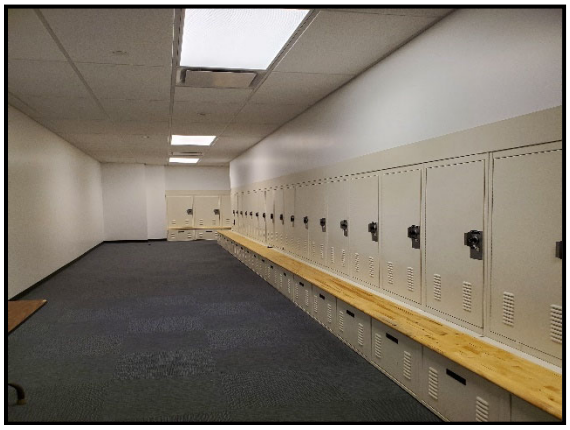
Trail Improvements - $700,000

Grounds Park Trail	$450,000
Crack Filling/Sealcoating Improved Trails	$250,000
Project Total	**$700,000**

Project Title:	Police Department Locker Room Expansion	**Project Number:**	PS–13
Project Type:	Capital Improvement	**Current Year Project Cost:**	$300,000
Department:	Public Safety	**Funding Source:**	Public Safety Sales Tax
Strategic Plan Priority:	Internal Operations		

Description: When the building was designed and built in 2015-2016, the original number of lockers in each of the male and female locker rooms was reduced in scope to reduce the project cost. The current number of lockers in each room is barely able to meet the current needs based on personnel levels. Future growth will require that additional lockers be purchased and built in space set aside for future growth. The lockers contain electrical outlets and are connected to the HVAC facility system for ventilation purposes. The project will not only require the purchase of the actual lockers, but also construction costs to provide ventilation and electrical outlets.

Justification: Adequate locker room facilities are important to support an active workforce providing the necessary means to prepare for duty, clean-up during duty, and ending duty.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$300,000	$0	$0	$0	$0	$300,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$0	$300,000	$0	$0	$0	$0	$300,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Public Safety Sales Tax	$0	$300,000	$0	$0	$0	$0	$300,000
Total	$0	$300,000	$0	$0	$0	$0	$300,000

Project Title:	Council Chambers/Court Room Audio/Visual Project	**Project Number:**	PS-22
Project Type:	Equipment Replacement	**Funded Project Cost:**	**$**175,000
Department:	Public Safety	**Funding Source:**	Public Safety Sales Tax
Strategic Plan Priority:	Internal Operations and City Workforce		

Description: The audio/visual equipment, especially the overhead projectors and screens, within the Council Chambers/Court Room needs to be replaced and updated with different video screens and projection capabilities.

Justification: It is essential that this room has functioning, reliable, and up to date video presentation capabilities for public meetings. Those attending in person as well as online need to be able to observe and see any video or document presentations during meetings and special events.

This will allow the current projectors and screens to be replaced with LED Video boards that will not be sensitive to light and will provide a brighter clear image being displayed. The screens will be between 138' to 165" with a pixel of 1.5 – 1.9mm.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$175,000	$0	$0	$0	$0	$175,000
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$0	$175,000	$0	$0	$0	$0	$175,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Public Safety Sales Tax	$0	$175,000	$0	$0	$0	$0	$175,000
Total	$0	$175,000	$0	$0	$0	$0	$175,000

Project Title:	Citywide Maintenance	**Project Number:**	SAN-07
Project Type:	Sanitary Sewer System Maintenance and Improvements	**Current Year Project Cost:**	$1,102,500
Department:	Public Works – Sewer Maintenance	**Funding Source:**	Sewer Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: The City of Blue Springs Public Works Department is committed to maintaining and improving essential infrastructure to ensure reliable service for residents. This includes a generator replacement program to enhance system resilience during power outages and a lift station replacement and upfitting program that includes pump replacement, motor replacement, and electrical upgrades to improve efficiency and reliability. Additionally, sewer maintenance and improvements remain a key focus, involving televised inspections of sewer mains to identify potential issues, sewer main cleaning to prevent blockages, and the replacement of clay tile sewer mains utilizing cured-in-place pipe (CIPP) for cost-effective rehabilitation. The department is also dedicated to rehabilitating deteriorated or leaking manholes, constructing relief sewers to enhance capacity and mitigate overflows, and conducting emergency repairs of collapsed pipes and manholes to maintain system integrity. These efforts reflect the City's proactive approach to infrastructure management, ensuring the long-term reliability of water and wastewater services for the community.

Justification: The City of Blue Springs Public Works Department is dedicated to the proactive maintenance, rehabilitation, and repair of the City's sanitary sewer and wastewater infrastructure to ensure long-term reliability and efficiency. This project provides critical improvements through a generator replacement program that enhances backup power capabilities for essential wastewater infrastructure, reducing the risk of service interruptions during power outages. Additionally, the lift station replacement and upfitting program includes pump and motor replacements as well as electrical upgrades, ensuring these vital facilities operate efficiently and reliably while meeting the growing needs of the City’s sewer system. These infrastructure investments extend the lifespan of sewer and wastewater systems, increase operational reliability, and reduce infiltration and inflow (I&I), ultimately minimizing the risk of sewer backups and overflows. The reduction of I&I is especially important as it maximizes the available capacity within both the collection system and the wastewater treatment plant, preventing excessive flows that can lead to system failures. To achieve these goals, the department performs a combination of key tasks each year, including televised inspections of sewer mains to assess structural integrity, sewer main cleaning to maintain optimal flow, and the rehabilitation of deteriorating or leaking manholes. Additionally, between 25,000 and 35,000 feet of clay tile sewer main is rehabilitated annually using cured-in-place pipe (CIPP), a method that effectively replaces aging infrastructure and extends its lifespan by approximately 100 years.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$15,750,000	$1,102,500	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$21,352,500
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$15,750,000	$1,102,500	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$21,352,500
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Sewer Utility Fund	$15,750,000	$1,102,500	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$21,352,500
Total	$15,750,000	$1,102,500	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$21,352,500

Project Title:	12,000lb Hydraulic Excavator	**Project Number:**	SAN-17
Project Type:	Sewer System Equipment Replacement	**Current Year Project Cost:**	$0
Department:	Public Works-Sewer Maintenance	**Funding Source:**	Sewer Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: Project Number SAN-17 funds the replacement of a hydraulic excavator used in daily operations with Public Works. While we normally trade in prior units every 2 years to keep our equipment operationally ready, the current equipment will be transferred to parks. The trade in will resume on the following cycle

Justification: This equipment is vital to the department to handle various construction tasks and after hours of emergency response. Downtime on emergency equipment must be kept to a minimum to ensure timely restoration of customer services. By replacing this equipment every 2 years the city will maximize the discounted purchase price, reap a higher return on trade-in or resale value, and have a full warranty on the new equipment which will protect the city from catastrophic repair costs. Instead of trading in the current unit, it will be transferred to the parks dept. Trade ins will resume the following cycle.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$438,073	$0	$86,211	$0	$90,521	$0	$614,805
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$438,073	$0	$86,211	$0	$90,521	$0	$614,805
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Trade In Amount	$205,000	$0	$0	$0	$0	$0	$205,000
Sewer Utility Fund	$233,073	$0	$86,211	$0	$90,521	$0	$409,805
Total	$438,073	$0	$86,211	$0	$90,521	$0	$614,805

Project Title:	Hydraulic Track Loader	**Project Number:**	SAN-20
Project Type:	Sewer System Equipment Replacement	**Current Year Project Cost:**	$84,655
Department:	Public Works – Sewer Maintenance	**Funding Source:**	Sewer Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: Purchase of a hydraulic track loader to assist in daily operations within the sanitary sewer division.

Justification: This equipment is vital for the department to handle various construction tasks and after an hour's emergency response. Downtime on emergency equipment must be kept to a minimum to ensure timely restoration of customer services. By replacing this equipment every 2 years the City will maximize the discounted purchase price, reap a higher return on trade-in or resale value, and have a full warranty on the new equipment which will protect the city from catastrophic repair costs.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$165,000	$84,655	$0	$0	$0	$0	$249,655
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$165,000	$84,655	$0	$0	$0	$0	$249,655
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Trade in amount	$120,750	$0	$0	$0	$0	$0	$120,750
Sewer Utility Fund	$44,250	$84,655	$0	$0	$0	$0	$128,905
Total	$165,000	$84,655	$0	$0	$0	$0	$249,655

Project Title:	1.5 Ton Service Truck	**Project Number:**	SAN-21
Project Type:	Equipment Replacement	**Current Year Project Cost:**	$0
Department:	Public Works - Sewer	**Funding Source:**	Sewer Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: Purchase of a 1.5-ton service truck with crane for the sewer department to assist in daily operations.

Justification: This truck will be used for daily maintenance of the city's sanitary sewer system. This truck has a service life of 5-8 years. This truck is vital to daily operations and upkeep of infrastructure that include lift stations.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$60,000	$0	$125,000	$0	$0	$0	$185,000
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$60,000	$0	$125,000	$0	$0	$0	$185,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Sewer Utility Fund	$60,000	$0	$125,000	$0	$0	$0	$185,000
Total	$60,000	$0	$125,000	$0	$0	$0	$185,000

Project Title: Sewer Flushing Truck

Project Number: SAN-23

Project Type: Equipment Replacement

Current Year Project Cost: $0

Department: Public Works Sewer Maintenance

Funding Source: Sewer Utility Fund

Strategic Plan Priority: Infrastructure

Description: This request is for the replacement of a sewer flushing truck. This unit supports sewer cleaning activities and emergency response for citizens.

Justification: The department previously performed all tasks with one combination flushing/vacuum truck that was scheduled to be replaced every 6 years. Communication installations within the public right of ways have increased the need to reduce liabilities during excavations by using hydro-excavating practices. This placed increased demand for the vacuum truck resulting in scheduling conflicts and a restricted ability to complete scheduled preventative maintenance flushing. The addition of this piece of equipment enables the department to push the years of service for both pieces of equipment out to 12 years resulting in both lower annual costs and a higher level of service for the community. The current unit should be scheduled for replacement in future years. Next scheduled replacement isn't until FY 2031-32, estimated at $570,467.30.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$250,000	$0	$0	$0	$0	$0	$570,467	$820,467
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$250,000	$0	$0	$0	$0	$0	$570,467	$820,467
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**		**Total**
Sewer Utility Fund	$250,000	$0	$0	$0	$0	$0	$570,467	$820,467
Total	$250,000	$0	$0	$0	$0	$0	$570,467	$820,467

Project Title:	Sludge Removal	**Project Number:**	SNI-01
Project Type:	Repetitive Operational Maintenance	**Current Year Project Cost:**	$1,000,000
Department:	Public Works – Sni-A-Bar	**Funding Source:**	Sewer Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: The Sni-A-Bar wastewater treatment facility utilizes sludge treatment cells for the interim process between removal of sludge from the activated sludge process and permanent disposal from the treatment plant. Through an agreement with the Department of Natural Resources the City has been able to extend the period before sludge is required to be removed (normally 2 years) by adding micro-organisms to the sludge treatment cells to continue the decomposition process. This process can extend the storage capacity of the treatment cells by an additional 2-3 years.

Justification: Regular disposal of waste sludge is required under the permit issued by the State of Missouri. This project is needed based on the agreements with DNR and the available storage capacity of the treatment cells and should be performed every 4 years.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$7,500,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$12,500,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$7,500,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$12,500,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Sewer Utility Fund	$7,500,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$12,500,000
Total	$7,500,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$12,500,000

Project Title:	Hydraulic Track Loader	**Project Number:**	SNI-07
Project Type:	Equipment Replacement @ Sni-A-Bar WWTP	**Funded Project Cost:**	$0
Department:	Public Works Sni-A-Bar	**Funding Source:**	Sewer Utility Fund
Strategic Plan Priority:	Infrastructure Maintenance		

Description: Purchase and subsequential replacement of tracked loader.

Justification: Sni-A-Bar has a need for a tracked loader to help with daily operations. They currently rent or borrow from Sunnyside. When all crews are busy, they are forced to rent. This would eliminate the need for rentals in the future.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$88,888	$0	$97,999	$0	$186,887
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$88,888	$0	$97,999	$0	$186,887
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Sewer Utility Fund	$0	$0	$88,888	$0	$97,999	$0	$186,887
Total	$0	$0	$88,888	$0	$97,999	$0	$186,887

Project Title:	Pavement Management Program	**Project Number:**	ST-06
Project Type:	Street Improvements	**Current Year Project Cost:**	$13,028,308
Department:	Public Works	**Funding Source:**	Transportation-Tax 2025 Bonds
Strategic Plan Priority:	Infrastructure		

Description: Annual Preventative Pavement Maintenance Program

Justification: In 2025, the City of Blue Springs contracted with Cochran Engineering to develop a 20-year Preventative Pavement Maintenance Plan (PPMP). The purpose of the PPMP is to take a proactive approach to pavement repairs—prioritizing early intervention to reduce the occurrence of potholes, lower routine maintenance costs, and extend the lifespan of existing pavement before it reaches critical deterioration. This long-term strategy is designed to not only improve the overall condition of city streets but also ensure more efficient and cost-effective use of public infrastructure funds.

The 20-Year Preventative Pavement Maintenance Plan includes the following key components:

- A complete inventory and mapping of all City-maintained streets and roadways.
- Verification of street surface areas and collection of maintenance history through staff input.
- Assessment and prioritization of pavement conditions to recommend appropriate treatments.
- Grouping projects by subdivisions and major roadways.
- Development of a 20-year treatment schedule presented in a spreadsheet format, showing recommended maintenance by street and year, along with estimated costs.
- Consideration of available City funding, potential federal funding, local asphalt pricing, and treatment recommendations in plan development.
- Delivery of a final report with supporting documentation and mapping.

Projected Five-Year Cost Schedule

Cost Breakdown	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Total
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$46,875,000	$13,028,308	$5,010,287	$5,317,400	$5,125,633	$5,056,422	$80,413,050
Total	$46,875,000	$13,028,308	$5,010,287	$5,317,400	$5,125,633	$5,056,422	$80,413,050
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule

Source	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Total
Trans-Tax	$45,952,000	$8,028,308	$5,010,287	$5,317,400	$5,125,633	$5,056,422	$74,490,050
2025 Bond Issue	$0	$5,000,000	$0	$0	$0	$0	$5,000,000
Total	$45,952,000	$13,028,308	$5,010,287	$5,317,400	$5,125,633	$5,056,422	$79,490,050

Project Title:	Snow Plow/Dump Truck	**Project Number:**	ST-24
Project Type:	Equipment Replacement	**Current Year Project Cost:**	$230,669
Department:	Public Works-Streets	**Funding Source:**	General Fund
Strategic Plan Priority:	Infrastructure		

Description: This proposal outlines the plan to purchase 1-2 additional snow plow/dump trucks per year to maintain a 10-year replacement cycle for the fleet. Ensuring a reliable and efficient fleet is essential for maintaining road safety and serviceability during winter months and throughout the year for other public works operations.

Justification: These units will support road maintenance and snow removal operations, replacing the existing residential route snowplow/dump trucks. The displaced units from the residential fleet will be auctioned. Snowplow/dump trucks typically have a service lifespan of 10-12 years. Due to continuous use, corrosion, and wear and tear, these units require urgent replacement. To maintain a 10-year replacement cycle, we plan to purchase 1-2 new snowplow/dump trucks annually, in addition to the truck already approved in the CIP Project.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$3,148,086	$230,669	$484,405	$254,313	$261,688	$266,922	$4,646,083
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$3,148,086	$230,669	$484,405	$254,313	$261,688	$266,922	$4,646,083
Op Expense	$57,228	$0	$0	$0	$0	$0	$57,228
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
General Fund	$3,148,086	$230,669	$484,405	$254,313	$261,688	$266,922	$4,646,083
Total	$3,148,086	$230,669	$484,405	$254,313	$261,688	$266,922	$4,646,083

Project Title:	Street Sweeper	**Project Number:**	ST-25
Project Type:	Equipment Replacement	**Current Year Project Cost:**	$0
Department:	Public Works Streets	**Funding Source:**	General Fund
Strategic Plan Priority:	Infrastructure/Maintenance		

Description: This specialized piece of equipment is utilized to remove debris and sediment from the City's roadways and curb lines.

Justification: This unit is used to remove dirt, leaves, debris, and other contaminants before entering surrounding watersheds. It is also used to vacuum debris from catch basins to prevent localized flooding. This service reduced air and stream pollution and supports the city's storm water pollution discharge permit requirements. Due to the complexity of street sweepers, their service life is typically 8-10 years. The Current sweeper was purchased in FY 2018-19; the current unit will need to be scheduled for replacement after FY 29-30.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$250,000	$0	$0	$0	$0	$0	$340,000	$590,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$250,000	$0	$0	$0	$0	$0	$340,000	$590,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
General Fund	$250,000	$0	$0	$0	$0	$0	$340,000	$590,000
Total	$250,000	$0	$0	$0	$0	$0	$340,000	$590,000

Project Title:	1.5 Ton Dump/Snow Truck	**Project Number:**	ST-26
Project Type:	Equipment Replacement	**Funded Project Cost:**	$75,219
Department:	Public Works - Streets	**Funding Source:**	General Fund
Strategic Plan Priority:	Infrastructure		

Description: Purchase of a 17,500 GVWR 4X4 truck with dump bed, hydraulics, salt spreader, and snow plow

Justification: These units will be utilized in road maintenance activities, right-of-way maintenance and snow removal operations. Road maintenance includes pothole patching, crack sealing, brush removal, litter patrol, and emergency debris removal. This unit will also serve as a frontline snow removal truck in congested areas throughout the city. The streets division operates a fleet of 4 1.5-ton flatbed style trucks. The typical length of service for a 1.5-ton snow/dump truck is 9-12 years. Over half of the current fleet is 12 years old with the oldest truck being 20 years old.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$389,851	$75,219	$0	$151,080	$137,500	$0	$0	$753,650
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$389,851	$75,219	$0	$151,080	$137,500	$0	$0	$753,650
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
General Fund	$389,851	$75,219	$0	$151,080	$137,500	$0	$0	$753,650
Total	$389,851	$75,219	$0	$151,080	$137,500	$0	$0	$753,650

Project Title: 7 Highway Sidewalk Infill

Project Number: ST-43

Project Type: Street Improvements

Current Year Project Cost: $

Department: Public Works

Funding Source: Transportation Tax

Strategic Plan Priority: Infrastructure Maintenance

Description: South Phase - Placement of ADA compliant sidewalks along 7 Hwy from US 40 Highway to Liggett Road.

Justification: This project would provide for ADA ramps and a continuous sidewalk along 7 Hwy, providing safer pedestrian movement.

The project is comprised of three phases:

- North: $1.2M – Funded at $582,000
- Central: $850,000
- South: $2.7 million – Federal Share - $2,159,070 – City Share - $870,375

All three phases were submitted to the MARC Surface Transportation Program for grant funding.

The North phase was managed and completed by MoDOT.

The Central phase will be managed and completed by MoDOT. This project is expected to be bid in 2025.

The South phase will be managed and completed by the City in Fy 2029-30

Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$310,000	$0	$0	$0	$0	$0	$310,000
Design	$590,000	$0	$0	$0	$188,919	$0	$778,919
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$2,827,500	$0	$0	$0	$0	$2,509,918	$5,337,418
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$3,727,500	$0	$0	$0	$188,919	$2,509,918	$6,426,337
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Transportation Tax	$2,095,500	$0	$0	$0	$188,919	$681,456	$2,965,875
MARC STP	$1,632,000	$0	$0	$0	$0	$1,828,462	$3,460,462
Total	$3,727,500	$0	$0	$0	$188,919	$2,509,918	$6,426,337

Project Title:	ADP to Duncan Road Right Turn Lane	**Project Number:**	ST-49
Project Type:	Road Construction	**Current Year Project Cost:**	$1,515,000
Department:	Public Works	**Funding Source:**	2025 Bonds
Strategic Plan Priority:	Infrastructure Maintenance		

Description: Construction of a right turn lane from Northbound Adams Dairy Parkway to eastbound Duncan Road. Modifications of the existing traffic signal along with the purchase of an additional right of way will be required to facilitate construction.

Justification: As traffic volumes have increased along these two roadway corridors, turning movements have a determining effect on the safety and operation of the signalized intersection. Adding a right turn lane to separate through from right turning movements will increase the capacity of the intersection by reducing delay and the number of stops for northbound vehicles.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$75,000	$0	$0	$0	$0	$75,000
Design	$0	$150,000	$0	$0	$0	$0	$150,000
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$210,000	$1,290,000	$0	$0	$0	$0	$1,500,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$210,000	$1,515,000	$0	$0	$0	$0	$1,725,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
2025 Bonds	$210,000	$1,515,000	$0	$0	$0	$0	$1,725,000
Total	$210,000	$1,515,000	$0	$0	$0	$0	$1,725,000

Project Title: AA Highway Project

Project Number: ST- 52

Project Type: Road Improvements

Current Year Project Cost: $0

Department: Public Works

Funding Source: Transportation Sales Tax

Strategic Plan Priority: Infrastructure Maintenance

Description: This project includes road improvements from 40 Highway to the eastern City limits. Specifics of the project include road widening, profile safety corrections, new curb and gutter, accommodation for pedestrians and bicycles, and improvements to the traffic signal at AA Highway and Adams Dairy Parkway. Maintaining traffic during construction will be a significant challenge with this project

Justification: This arterial roadway serves as an important connection between Blue Springs and Grain Valley. As traffic volumes are increasing along this corridor the need to improve the road has also increased. The proposed road improvements prepare the corridor for multimodal transportation, increased capacity, improved traffic operations, and increased safety for the traveling public.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$1,625,000	$7,800,000	$0	$0	$9,425,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$1,625,000	$7,800,000	$0	$0	$9,425,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Transportation Sales Tax	$0	$0	$1,625,000	$7,800,000	$0	$0	$9,425,000
Total	$0	$0	$1,625,000	$7,800,000	$0	$0	$9,425,000

Project Title:	SW 12th Street Improvements	**Project Number:**	ST-55
Project Type:	Street Construction	**Current Year Project Cost:**	$4,514,984
Department:	Public Works	**Funding Source:**	2025 Bonds
Strategic Plan Priority:	Infrastructure		

Description: Construction of SW 12th Street from the south line of the Southgate subdivision to Wyatt Road. The project will include road construction along with the associated utilities. A 12-inch water main needs to be extended across the front of the property. A gravity sewer line will also be connected to the lift station in the northwest corner of the area and run under the road for future development.

Justification: The City purchased property abutting both sides of SW 12TH Street to provide a better location for a Prairie Township fire station near the residents in south Blue Springs. The street and utilities are being constructed to provide a north/south collector street from SW Liggett Road to SW Wyatt Road, which will also provide a more direct route from the fire station to the homes south of Liggett Road and provide access to a future City Park.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$421,600	$0	$0	$0	$0	$0	$421,600
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$4,514,984	$0	$0	$0	$0	$4,514,984
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$421,600	$4,514,984	$0	$0	$0	$0	$4,936,584
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
2025 Bonds	$421,600	$4,514,984	$0	$0	$0	$0	$4,936,584
Total	$421,600	$4,514,984	$0	$0	$0	$0	$4,936,584

Project Title:	ADP Street Lighting 2 (Moreland School Road to Wyatt Road)	**Project Number:**	ST-58
Project Type:	Street Construction	**Current Year Project Cost:**	$0
Department:	Public Works	**Funding Source:**	2025 Bonds
Strategic Plan Priority:	Infrastructure		

Description: Continuation of the existing decorative street lighting along Adams Dairy Parkway to the southern city limits. Placement of additional street lighting infrastructure from Moreland School Road to Wyatt Road, being 1.6 miles.

Justification: Provide a safer path of travel for motorists and pedestrians along this segment of Adams Dairy Parkway. With the recent land developments in the City's southern portion traffic has increased.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$200,000	$200,000
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$1,900,000	$1,900,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$2,100,000	$2,100,000
Op Expense	$0	$0	$0	$0	$0	$0	$4,400	$4,400
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**		**Total**
2025 Bonds	$0	$0	$0	$0	$0	$0	$2,100,000	$2,100,000
Total	$0	$0	$0	$0	$0	$0	$2,100,000	$0

Project Title:	Walnut Street Improvements	**Project Number:**	ST-61
Project Type:	Infrastructure	**Current Year Project Cost:**	$0
Department:	Public Works	**Funding Source:**	2025 Bonds
Strategic Plan Priority:	Infrastructure		

Description: Reconstructing Walnut Street from SW Woods Chapel Road to SW 15th Street. Improvements to include widening of the pavement, curbs, sidewalks, and associated stormwater conduits.

Justification: Walnut Street is a collector road between SW Woods Chapel Road and SE Adams Dairy Parkway. Through the years much of the route has been reconstructed and amended to modern standards with curbs and sidewalks. The portion addressed by this project does not have curbs, storm sewers, or sidewalks. The improvements will allow for multiple modes of transportation, increase efficiency, and enhance safety within the corridor



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Design	$0	$0	$0	$0	$0	$0	$850,000	$850,000
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$7,250,000	$7,250,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$8,250,000	$8,250,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
2025 Bonds	$0	$0	$0	$0	$0	$0	$8,250,000	$8,250,000
Total	$0	$0	$0	$0	$0	$0	$8,250,000	$8,250,000

Project Title:	Crafco Crack Sealer	**Project Number:**	ST-64
Project Type:	Equipment Replacement	**Current Year Project Cost:**	$73,096
Department:	Public Works-Streets	**Funding Source:**	General Fund
Strategic Plan Priority:	Infrastructure		

Description: High-Performance melters that are designed built and backed for laying down miles of crack sealant.

Justification: Our current equipment lifecycle is 15 years long-term impact on our operations; I believe that implementing a regular replacement cycle will yield significant benefits for our department and overall road maintenance efforts. Cracks in road surfaces can lead to more significant damage if left untreated, resulting in costly repairs and safety hazards. Investing in a new Craftco Crack Sealer will enable us to proactively address cracks and extend the lifespan of our roads, ultimately reducing long-term maintenance costs.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$73,096	$0	$0	$0	$0	$73,096
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$0	$73,096	$0	$0	$0	$0	$73,096
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
General Fund	$0	$73,096	$0	$0	$0	$0	$73,096
Total	$0	$73,096	$0	$0	$0	$0	$73,096

Project Title:	Rubber Tire Skid Loader	**Project Number:**	ST-65
Project Type:	Equipment Replacement	**Current Year Project Cost:**	$84,655
Department:	Public Works-Streets	**Funding Source:**	General Fund
Strategic Plan Priority:	Infrastructure		

Description: This request is for the replacement of a skid steer loader which was purchased in 2021. This piece of equipment was purchased before a CIP project was needed, and now surpassed its original replacement timeframe, and is expected to start needing costly maintenance repairs. This equipment supports street maintenance activities and emergency response for citizens.

Justification: This equipment is vital for the department to handle various construction tasks and after an hour's emergency response. Downtime on emergency equipment must be kept to a minimum to ensure timely restoration of customer services. By replacing this equipment every 2 years the city will maximize the discounted purchase price, reap a higher return on trade-in or resale value, and have a full warranty on the new equipment which will protect the city from catastrophic repair costs.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$84,655	$0	$93,120	$0	$102,432	$280,207
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$0	$84,655	$0	$93,120	$0	$102,432	$280,207
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
General Fund	$0	$84,655	$0	$93,120	$0	$102,432	$280,207
Total	$0	$84,655	$0	$93,120	$0	$102,432	$280,207

Project Title:	Mock Avenue Improvements	**Project Number:**	ST-66
Project Type:	Street Improvements	**Current Year Project Cost:**	$1,932,000
Department:	Public Works	**Funding Source:**	2025 Bonds
Strategic Plan Priority:	Infrastructure Maintenance		

Description: This street improvement was originally intended to increase turning movement storage for west-bound Mock Avenue at 7 Highway thus relieving congestion on Mock Avenue. A traffic study and initial review of potential improvements revealed that improvements to this intersection would not alleviate traffic congestion until improvements are made at I-70 and 7 Highway. This project now includes repaving and new lane striping from 7 Highway to Adams Dairy Parkway.

Justification: This project will restore the pavement's structural capacity along the entire corridor.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$7,176	$1,932,000	$0	$0	$0	$0	$1,939,176
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$7,176	$1,932,000	$0	$0	$0	$0	$1,939,176
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
2025 Bonds	$7,176	$1,932,000	$0	$0	$0	$0	$1,939,176
Total	$7,176	$1,932,000	$0	$0	$0	$0	$1,939,176

Project Title:	Ford F250 Pick-up Truck	**Project Number:**	ST-68
Project Type:	Equipment Replacement	**Current Year Project Cost:**	$56,039
Department:	Public Works	**Funding Source:**	General Fund
Strategic Plan Priority:	Infrastructure		

Description: This project is for the purchase and replacement of supervisor trucks.

Justification: Currently the supervisors are utilizing Ford Rangers and Chevrolet Colorados as their daily work trucks. These trucks are undersized for the work they perform on a daily basis. By replacing these with ¾ ton pick-ups, it will allow supervisors to be able to haul materials and equipment to work sites and transport personnel when needed.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$56,039	$0	$0	$64,725	$135,923	$256,687
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$0	$56,039	$0	$0	$64,725	$135,923	$256,687
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
General Fund	$0	$56,039	$0	$0	$64,725	$135,923	$256,687
Total	$0	$56,039	$0	$0	$64,725	$135,923	$256,687

Project Title:	Stormwater Maintenance	**Project Number:**	STM-06
Project Type:	Stormwater Maintenance	**Current Year Project Cost:**	$100,000
Department:	Public Works	**Funding Source:**	General Fund
Strategic Plan Priority:	Infrastructure		

Description: Ongoing maintenance of the City's stormwater assets. This includes the replacement or lining of sections of storm pipes that have reached the end of their useful life, rehabilitation or replacement of stormwater inlets, and televised inspection stormwater assets.

Justification: The City's stormwater system consists of 121 miles of pipe below city streets, sidewalks, and between homes and businesses along with 5,272 inlets, 481 junction boxes, and 104 box culverts. Approximately 52% of the pipe is corrugated metal which rusts and ultimately fails over time. Dips in streets, curbs, and sidewalks and eventually sink holes can and do result from these defects.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$755,000	$100,000	$100,000	$100,000	$100,000	$100,000	$1,255,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$755,000	$100,000	$100,000	$100,000	$100,000	$100,000	$1,255,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
General Fund	$755,000	$100,000	$100,000	$100,000	$100,000	$100,000	$1,255,000
Total	$755,000	$100,000	$100,000	$100,000	$100,000	$100,000	$1,255,000

Project Title:	Rubber Tired Front End Loader	**Project Number:**	WA-03
Project Type:	Water System Equipment Replacement	**Current Year Project Cost:**	$0
Department:	Public Works – Water Maintenance	**Funding Source:**	Water Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: Purchase a rubber tired front-end loader to replace the existing equipment.

Justification: This piece of equipment is vital to the department to handle various construction tasks and emergency repairs. Downtime must be kept to a minimum to ensure availability when needed. By replacing this equipment every 5 years the city will maximize the initial equity gained from the municipal discounts offered by manufacturers and reap a higher return rate on trade-in or resale value while maintaining a full warranty to protect from catastrophic repairs.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$355,000	$0	$221,650	$0	$0	$0	$576,650
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$355,000	$0	$221,650	$0	$0	$0	$576,650
Op Expense	$38,993	$0	$0	$0	$0	$0	$38,993
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Trade In Value	$148,000	$0	$0	$0	$0	$0	$148,000
Water Utility Fund	$207,000	$0	$221,650	$0	$0	$0	$428,650
Total	$355,000	$0	$221,650	$0	$0	$0	$576,650

Project Title:	18,000lb class Hydraulic Excavator	**Project Number:**	WA-04
Project Type:	Water System Equipment Replacement	**Current Year Project Cost:**	$0
Department:	Public Works – Water Maintenance	**Funding Source:**	Water Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: Purchase a hydraulic excavator to replace the existing equipment.

Justification: This piece of equipment is vital to the department to handle various construction tasks and emergency repairs. Downtime must be kept to a minimum to ensure availability when needed. By replacing this equipment every 4 years the city will maximize the initial equity gained from the steep municipal discounts offered by manufacturers and reap a higher return rate on trade-in or resale value while maintaining a full warranty to protect from catastrophic repairs.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$412,320	$0	$0	$0	$129,600	$0	$541,920
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$412,320	$0	$0	$0	$129,600	$0	$541,920
Op Expense	$34,958	$0	$0	$0	$0	$0	$34,958
Cost Savings	$5,400	$0	$0	$0	$0	$0	$5,400

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Trade In Value	$216,800	$0	$0	$0	$0	$0	$216,800
Water Utility Fund	$195,520	$0	$0	$0	$129,600	$0	$325,120
Total	$412,320	$0	$0	$0	$129,600	$0	$541,920

Project Title:	Miscellaneous Watermain Maintenance	**Project Number:**	WA-12
Project Type:	Water System Improvements	**Current Year Project Cost:**	$1,000,000
Department:	Public Works	**Funding Source:**	Water Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: The upgrading of the City's aging water-infrastructure and replacement of lead service lines to comply with new regulatory standards.

Justification: Continued aging of the City's drinking water infrastructure and new regulatory requirements to meet the Lead and Copper Rule Revisions (LCRR) have resulted in the need to continue funding for WA-12, along with incremental increases in future years. HDR Engineering has completed the analysis and recommendations for a Water Distribution System Management Plan, which included changes required by the LCRR to stay in compliance with state and Federal Drinking Water Requirements.

The City successfully met the October 16, 2024, compliance deadline for the LCRR by completing the required lead service line inventory and implementing increased testing protocols. With this achieved milestone, efforts are now shifting toward compliance with the Lead and Copper Rule Improvements (LCRI), which mandates the removal of all lead service lines within ten years, starting from November 1, 2027, with full replacement required by December 31, 2037.

Along with the information above, this planning and funding will also support critical water infrastructure improvements throughout the City's water distribution system. This includes SCADA upgrades, security enhancements, watermain maintenance and replacement, valve and hydrant replacements, hydrant paint coding, preventative maintenance, system looping for improved redundancy, and overall system resiliency efforts to ensure the continued reliability, efficiency, and safety of the City's water supply.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$6,350,000	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$1,250,000	$12,100,000
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$6,350,000	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$1,250,000	$12,100,000
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Water Utility Fund	$6,350,000	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$1,250,000	$12,100,000
Total	$6,350,000	$1,000,000	$1,000,000	$1,250,000	$1,250,000	$1,250,000	$12,100,000

Project Title:	Water Tank Maintenance Contract	**Project Number:**	WA-14
Project Type:	Water System Maintenance	**Current Year Project Cost:**	$238,725
Department:	Public Works – Water Maintenance	**Funding Source:**	Water Utility Fund
Strategic Plan Priority:	Infrastructure		

Description: The water maintenance division has determined that it is advantageous to place the City's most valuable water assets (the water towers and storage tanks) on a contracted maintenance/management system. Many communities throughout the United States and the state of Missouri utilize storage tank maintenance agreements to level the annual costs associated with tank ownership which include re-painting, inspection, structural repairs, cleaning, correction of vandalism, and other maintenance/repair related items. These programs ensure the tanks are always in compliance with state and federal regulations, deliver safe potable water to customers, and maintain an attractive storage facility for the community. There is a reduction in the contract amount due to the decommissioning of the downtown water tower.

Justification: The Water Department has utilized contracted maintenance for the past four years with positive results. Since the maintenance contract is perpetual and with one firm, the repetitive engineering costs are eliminated. The maintenance program allows repairs to be completed in the same season they are identified, thereby providing a higher level of maintenance to the assets. Tank and tower maintenance programs are favorably recognized by the Missouri Department of Natural Resources as beneficial to communities in delivering safe water to their customers and realizing the maximum life from their assets.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$3,831,492	$238,725	$250,000	$262,500	$275,600	$289,380	$5,147,697
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$3,831,492	$238,725	$250,000	$262,500	$275,600	$289,380	$5,147,697
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Water Utility Fund	$3,831,492	$238,725	$250,000	$262,500	$275,600	$289,380	$5,147,697
Total	$3,831,492	$238,725	$250,000	$262,500	$275,600	$289,380	$5,147,697

Project Title: 1.5 Ton Service Truck

Project Number: WA-18

Project Type: Equipment Replacement

Current Year Project Cost: $0

Department: Public Works - Water

Funding Source: Water Utility Fund

Strategic Plan Priority: Infrastructure

Description: Purchase of a 17,500 GVWR cab and chassis with utility bed. This truck will assist in daily operations for the water infrastructure.

Justification: This truck is used for daily maintenance of the City's water distribution system. The existing utility trucks have a service life of 5-8 years in the water utilities division. The water utilities division operates three of these vehicles resulting in a more frequent replacement.



Projected Five-Year Cost Schedule							
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0
Equipment	$126,000	$0	$0	$260,706	$0	$0	$386,706
Landscape	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0
Total	$126,000	$0	$0	$260,706	$0	$0	$386,706
Op Expense	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule							
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Total**
Water Utility Fund	$126,000	$0	$0	$260,706	$0	$0	$386,706
Total	$126,000	$0	$0	$260,706	$0	$0	$386,706

Unfunded Project Table of Contents
Fiscal Years 2025-26 to 2029-30

Project #	Project Descripton	Department	Project Type
BF-38	Adams Pointe Conference Center – HVAC System Replacement	Parks	Maintenance
PR-04	Adams Pointe Golf Club Improvements	Parks	Maintenance
PS-17	Negotiations and Drone Support Vehicle	Public Safety	Equipment Replacement
PS-18	STAT Support Vehicle	Public Safety	Equipment Replacement
PS-19	Animal Control Facility	Public Safety	Capital Improvement
PS-20	Parking Structure/Indoor Firing Range	Public Safety	Capital Improvement
PS-21	Outdoor Firing Range	Public Safety	Capital Improvement
PS-23	Drone as First Responder Pilot Program	Public Safety	Capital Improvement
SAN-20	Hydraulic Track Loader	Sanitary Sewer	Equipment Replacement
SAN-21	1.5 Ton Service Truck(2 trucks)	Sanitary Sewer	Equipment Replacement
SAN-24	Hidden Pointe II Lift Station Abandonment and Outfall Line Rehabilitation	Sanitary Sewer	Equipment Replacement
SAN-26	CCTV Sewer Camera Truck(1 plus 1 future years)	Sanitary Sewer	Maintenance
SAN-27	Southgate Hills 2 Abandonment and Outfall Line	Sanitary Sewer	Capital Improvement
SAN-28	1.5-ton Service Truck with Large Crane	Sanitary Sewer	Capital Improvement
ST-09	Woods chapel Road (Walnut Street to US 40 Highway	Streets	Capital Improvement
ST-23	Asphalt Repair Truck (Patch Truck) (2 trucks)	Streets	Equipment Replacement
ST-33	South Outer Road Reconstruction	Streets	Capital Improvement
ST-59	Signalized Intersection Upgrades	Streets	Capital Improvement
ST-60	Decorative Streetlight Refinishing	Streets	Maintenance
ST-62	22nd Street Improvements	Streets	Maintenance
ST-63	Tractor/Mower	Streets	Equipment Replacement
ST-67	Bucket Truck	Streets	Capital Improvement
STM-11	Walnut Street Storm Replacement	Streets	Maintenance
STM-12	12,000lb Hydraulic Excavator	Streets	Capital Improvement
SNI-06	Sni-A-Bar Wastewater Treatment Plant Expansion	Sni-A-Bar	Maintenance
WA-09	Pink Hill Reservoir Feed Loop	Water Utility	Capital Improvement
WA-20	Spoil Dump Truck(1 FY 2027-28 plus 1 future)	Water Utility	Equipment Replacement
WA-21	Water Tower	Water Utility	Capital Improvement
WA-22	Hydro-Excavation Trailer	Water Utility	Equipment Replacement
WA-23	Hydraulic Track Loader	Water Utility	Equipment Replacement
WA-24	Sensus FlexNet & Meters	Water Utility	Equipment Replacement

Project Title:	Adams Pointe Conference Center – HVAC System Replacement	**Project Number:**	BF-38
Project Type:	Capital Improvement	**Unfunded Project Cost:**	$1,200,000
Department:	Parks and Recreation	**Funding Source:**	Unfunded
Strategic Plan Priority:	Building Maintenance	**Requested for Years:**	2023-24

Description: Replacement of existing 20-year HVAC roof top units.

Justification: The current HVAC system is reaching its life cycle. Many repairs have been made over the years, and the unit is experiencing more and more costly repairs to the point where replacement is the best alternative.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000
Total	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000

Project Title:	Adam Pointe Golf Club Improvements	**Project Number:**	PR–04
Project Type:	Capital Improvement	**Unfunded Project Cost:**	$5,500,000
Department:	Parks and Recreation	**Funding Source:**	Unfunded
Strategic Plan Priority:	Parks & Recreation	**Requested for Years:**	Beyond

Description: Renovations to Adams Pointe Golf Course Clubhouse and renovations to the driving range.

Justification: The Adams Pointe Golf Clubhouse is 25 years old and in need of updating. The existing restrooms are not adequate for large events or rentals. The existing kitchen is limited by space constraints. In addition, the carpet throughout the Clubhouse needs replaced and the Pro Shop needs updating. This project would also include the expansion of the patio area to allow for better use of large events. In addition, this would renovate the driving range area and include a Top Tracer system at the driving range, which is an interactive driving range experience like TopGolf. All these projects would upgrade a 25-year-old Clubhouse and provide much better experience for golfers and event rentals.
Previous improvements have included bunker renovations, cart path renovations, parking lot renovations, new Clubhouse windows & doors and replacement of irrigation pumps.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$85,000	$0	$0	$0	$0	$0	$0	$85,000
Landscape	$1,388,500	$0	$0	$0	$0	$0	$0	$1,388,500
Construction	$100,000	$0	$0	$0	$0	$0	$5,500,000	$5,600,000
Contingency	$111,500	$0	$0	$0	$0	$0	$0	$111,500
Total	$1,685,000	$0	$0	$0	$0	$0	$5,500,000	$7,185,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Park Sales Tax	$1,685,000	$0	$0	$0	$0	$0	$5,500,000	$7,185,000
Total	$1,685,000	$0	$0	$0	$0	$0	$5,500,000	$7,185,000

ADAMS POINTE GOLF CLUB IMPROVEMENTS - $5,500,000

Adams Pointe Golf Clubhouse and Driving Range Renovations	$5,500,000
Project Total	**$5,500,000**

Project Title:	Negotiations and Drone Support Vehicle	**Project Number:**	PS-17
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$150,000
Department:	Public Safety	**Funding Source:**	Unfunded
Strategic Plan Priority:	Public Safety	**Requested for Years:**	FY 2024-25

Description: The Police Department acquired a used 2012 ambulance from the Central Jackson County Fire Protection District two years ago in a trade for used patrol vehicles. The ambulance was set up to support the Drone Unit and Crisis Negotiations Team but has not proved reliable. The department would like to replace this ambulance with a transport van that would be designed to support the current and future drone initiatives, as well as the crisis negotiations team and its robot.

Justification: The Police Department relies on dependable and functional vehicles to provide services to the community.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Total	$0	$0	$0	$0	$0	$0	$150,000	$150,000

Project Title:	STAT Support Vehicle	**Project Number:**	PS-18
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$150,000
Department:	Public Safety	**Funding Source:**	Unfunded
Strategic Plan Priority:	Public Safety	**Requested for Years:**	FY 2024-25

Description: The Police Department has two aging vehicles used to support the tactical team. One is a 2002 panel truck used to transport team members and equipment. The other is a 2000 panel van which used to be in a similar capacity as well as on range days to transport ammunition and range supplies. The purchase of one transport van with extra seating and equipment storage would replace both vehicles. The recent purchase of the new armored rescue vehicle has also provided other transport and storage options that were not available on the previous armored vehicle.

Justification: The Police Department relies on dependable and functional vehicles to provide emergency services to the community.





Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Total	$0	$0	$0	$0	$0	$0	$150,000	$150,000

Project Title:	Animal Control Facility	**Project Number:**	PS - 19
Project Type:	Capital Improvements	**Unfunded Project Cost:**	$15,000,000
Department:	Public Safety	**Funding Source:**	PSST Unfunded
Strategic Plan Priority:	Public Safety	**Requested for Years:**	FY 2026-27

Description: Construction of an appropriately sized and designed animal control facility at the Sewer Treatment Facility site or other suitable city owned property.

Justification: The design and construction of an appropriately sized animal control facility located at the current sewage treatment facility or other suitable owned city property is necessary to replace the current facility at Barett Park. The Barett Park Facility reopened in October of 2024 and is undersized for animal control needs. The location was originally designed as a short-term housing solution for animals before the animals were transferred to the Lee's Summit Animal Control facility. Lee's Summit facility no longer has the capacity to hold Blue Springs animals. Animal Control services were brought back into the Police Department and since that time the Animal Control Facility has been full or nearly full on a continual basis. The current facility also has no outside exercise area for the dogs. This requires staff time to walk and exercise the animals, on top of the other cleaning and care duties. This reduces the amount of time available to handle calls for services related to animal concerns. Staff are also tasked with providing the return, adoption and fostering of the animals.

It may be possible to work with other community partners, veterinarians, etc....for other shared uses of a facility of this nature. It may also be possible in the future or as part of this project to create space or work with neighboring communities to provide housing for animals on some type of fee basis.

As the City continues to grow, an appropriately sized and designed Animal Control Facility will be an important and crucial need.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$15,000,000	$15,000,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$15,000,000	$15,000,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$15,000,000	$15,000,000
Total	$0	$0	$0	$0	$0	$0	$15,000,000	$15,000,000

Project Title:	Parking Structure/Indoor Firing Range	**Project Number:**	PS - 20
Project Type:	Capital Improvements	**Unfunded Project Cost:**	$8,800,000
Department:	Public Safety	**Funding Source:**	PSST Unfunded
Strategic Plan Priority:	Public Safety	**Requested for Years:**	FY 2026-27

Description: Construction of a multilevel parking garage facility on the west end of the current Police Département with an indoor firing range and training facility in the basement.

Justification: Secured parking for employees and department vehicles is insufficient and has been an issue since construction of the new building in 2017. Downtown area parking is also limited and during municipal court, community events, or department training days this available parking is quickly filled limiting the parking available to downtown businesses. A parking facility would provide securely covered parking for employees and department vehicles, allowing the use of other city parking lots for downtown businesses.

The automatic gates to the secured lot areas could also be replaced during this construction. The gates are continually failing and require ongoing maintance, frequently being left open to allow access for emergency vehicles. This eliminates the security feature of the fenced lot. A new reliable gate system could be included with this design and construction.

Also included with the design and construction would be an indoor firing range in the basement of the facility for police training and weapon testing. The Department currently pays to use other agencies outdoor or indoor ranges and competes for range time. Traveling to and from the training site requires extra time and weather often plays a factor in limiting outdoor firearms training.

As the department continues to grow, secure onsite parking and a readily accessible firearms training center will be an important and crucial need.

Projected Five-Year Cost Schedule

Cost Breakdown	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Beyond	Total
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$8,800,000	$8,800,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$8,800,000	$8,800,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule

Source	Prior	2025-26	2026-27	2027-28	2028-29	2029-30	Beyond	Total
Unfunded	$0	$0	$0	$0	$0	$0	$8,800,000	$8,800,000
Total	$0	$0	$0	$0	$0	$0	$8,800,000	$8,800,000

Project Title:	Outdoor Firing Range	**Project Number:**	PS - 21
Project Type:	Capital Improvements	**Unfunded Project Cost:**	$900,000
Department:	Public Safety	**Funding Source:**	PSST Unfunded
Strategic Plan Priority:	Public Safety	**Requested for Years:**	FY 2026-27

Description: Construction of an outdoor firing range and training facility at the Sewer Treatment Facility site.

Justification: The design and construction of an outdoor firing range located at the current sewage treatment facility for police training and weapon testing would increase training opportunities and decrease travel time on training days. The Department currently pays to use other agencies outdoor or indoor ranges and competes for range time. Traveling to and from these training sites requires extra time. It is also possible that this range could be leased to other law enforcement agencies at a reasonable cost for firearms training.

As the department continues to grow, a readily accessible firearms training center will be an important and crucial need.

Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$900,000	$900,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$900,000	$900,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$900,000	$900,000
Total	$0	$0	$0	$0	$0	$0	$900,000	$900,000

Project Title:	Drone As First Responder Pilot Program	**Project Number:**	PS-23
Project Type:	Capital Improvement	**Unfunded Project Cost:**	$930,000 Total $310,000 Annually
Department:	Public Safety	**Funding Source:**	Public Safety Sales Tax
Strategic Plan Priority:	Public Safety	**Requested for Years:**	FY 2025-26 $310,000 FY 2026-27 $310,000 FY 2027-28 $310,000

Description: A Drone as First Responder Program (DFR) is essentially launching a drone from a fixed location such as the Police Department to all emergency and high priority calls to be the first responder on scene. A dispatcher/pilot can operate the drone from within the communication center and relay by radio to responding emergency personnel any information directly from the scene of the incident.

Justification: A pilot stationed in dispatch can launch a drone to the incident location within two minutes, usually well before first responders arrive in the area. Using DFR camera technology, the drone pilot utilizing the radio system can relay critical information to the responding units increasing officer and community safety. This also reduces response time to the incident if the drone is considered a "first responder". Initial research into the technology through multiple vendors has revealed that on average the technology costs $150,000 per year with a three-year contract required for a total of $450,000. Initial efficient use of the program would require the hiring of at least two additional dispatchers to act as pilots during the high call volume times during the average work week. Salary and benefits for two positions are estimated at $160,000 annually, or $480,000. The department would request a total of $930,000 to support DFR as a three-year pilot program.

The Department intends to partner with the Central Jackson County Fire Protection District, the Southern Jackson County Fire Protection District, and the Blue Spring's School District Police Department to support the DFR program and prepare funding support beyond the length of the three-year pilot program.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$930,000	$930,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$930,000	$930,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$930,000	$930,000
Total	$0	$0	$0	$0	$0	$0	$930,000	$930,000

Project Title:	Hydraulic Track Loader	**Project Number:**	SAN-20
Project Type:	Sewer System Equipment Replacement	**Unfunded Project Cost:**	$195,552
Department:	Public Works – Sewer Maintenance	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2027-28 - $93,120 FY 2029-30 - $102,432

Description: Purchase of a hydraulic track loader to assist in daily operations within the sanitary sewer division.

Justification: This equipment is vital for the department to handle various construction tasks and after an hour's emergency response. Downtime on emergency equipment must be kept to a minimum to ensure timely restoration of customer services. By replacing this equipment every 2 years the City will maximize the discounted purchase price, reap a higher return on trade-in or resale value, and have a full warranty on the new equipment which will protect the city from catastrophic repair costs.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$195,552	$195,552
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$195,552	$195,552
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Trade in amount	$0	$0	$0	$0	$0	$0	$0	$0
Unfunded	$0	$0	$0	$0	$0	$0	$195,552	$195,552
Total	$0	$0	$0	$0	$0	$0	$195,552	$195,552

Project Title:	1.5 Ton Service Truck	**Project Number:**	SAN-21
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$131,250
Department:	Public Works - Sewer	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2027-28

Description: Purchase two 1.5-ton service trucks with crane for the sewer department to assist in daily operations.

Justification: This truck will be used for daily maintenance of the city's sanitary sewer system. This truck has a service life of 5-8 years. This truck is vital to daily operations and upkeep of infrastructure that includes lift stations.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$131,250	$131,250
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$131,250	$131,250
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$131,250	$131,250
Total	$0	$0	$0	$0	$0	$0	$131,250	$131,250

Project Title:	Hidden Pointe II L/S Abandonment and Outfall Line Rehabilitation	**Project Number:**	SAN-24
Project Type:	Sewer Construction/Rehabilitation	**Unfunded Project Cost:**	$365,000
Department:	Public Works Sewer	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2020-21 - $75,000 FY 2021-22 - $290,000

Description: This project provides for the construction of 300 feet of 8-inch sanitary sewer main, abandonment of an existing sewer lift station, and the rehabilitation of 1750 feet of 8-inch sanitary sewer main.

Justification: The Hidden Pointe II sewer lift station was constructed in 2003 to serve phase 8 of the Hidden Pointe Subdivision. There is a gravity sewer 300 feet downstream of this site within the Burr Oaks property. With the construction of 300 feet of 8-inch sewer main this lift station will be able to be retired from service eliminating the associated electrical pumping costs, maintenance, and higher risk of sanitary sewer overflow.

In conjunction with this project, the 1750 feet 8-inch ductile iron sanitary sewer pipe which serves as the main outfall line from the Hidden Pointe/Sunny Pointe Subdivision needs to be rehabilitated. This line is predominately located in the Burr Oak Wildlife Area and has limited access for maintenance activities. Due to the choice of pipe material at the time of construction, the interior concrete lining has developed a thick scale buildup and reduced the capacity of the original pipe diameter resulting in an increased risk for sanitary sewer overflow. This section of sewer main needs to be accessed, cleaned, and lined with Cured-In-Place-Pipe to both restore the main to its original capacity and prevent the scaling buildup from reoccurring.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$2	$0	$0	$0	$0	$75,000	$75,002
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$290,000	$290,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$2	$0	$0	$0	$0	$365,000	$365,002
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$365,000	$365,000
Total	$0	$0	$0	$0	$0	$0	$365,000	$365,000

Project Title:	CCTV Sewer Camera Truck	**Project Number:**	SAN-26
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$763,045
Department:	Public Works-Sewer Maintenance	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2025-26 - $348,045 Beyond - $415,000

Description: Purchase 2 CCTV camera trucks for sewer main line inspections and to aid in storm water inspection.

Justification: The replacement of the CCTV sewer inspection truck would ensure an increase in the capabilities of our in-house maintenance of our sewer and storm water systems. This truck will include equipment and software for the inspection, assessment, and asset management for the sanitary and storm water systems in the City. The expected service life for this piece of equipment is around 8-10 years.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$763,045	$763,045
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$763,045	$763,045
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$763,045	$763,045
Total	$0	$0	$0	$0	$0	$0	$763,045	$763,045

Project Title:	Southgate Hills 2	**Project Number:**	SAN-27
Project Type:	Construction/Rehabilitation	**Unfunded Project Cost:**	$2,000,000
Department:	Public Works	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2028-29

Description: This project provides for the construction of 1420 feet of 8-inch sanitary sewer main, and the abandonment of an existing sewer lift station.

Justification: When the South Area Sewer NID was established, it was anticipated that the area tributary to The Woods pump station (south of Southgate Hills, west of 7 Highway, north of Wyatt Road) would be primarily residential housing. The plan for this area is now to create Southwest Park, which will not have as intensive sewer use. As such, extra capacity exists in the pump station for holding and conveying sewage flows. Since this station is downstream from the existing Southgate Hills 2 station, it is anticipated that gravity sewer could be extended and a lift station eliminated, thereby saving operational costs.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$2,000,000	$2,000,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$2,000,000	$2,000,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$2,000,000	$2,000,000
Total	$0	$0	$0	$0	$0	$0	$2,000,000	$2,000,000

Project Title:	1.5 Ton Service Truck with Large Crane	**Project Number:**	SAN-28
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$145,000
Department:	Public Works - Sewer	**Funding Source:**	Sewer Utility Fund
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2025-26

Description: To purchase a 1.5-ton cab and chassis and then upfit with a service body equipped with a 6,000 lbs. capacity crane or larger

Justification: The sewer department currently must contract an outside vendor with a large crane truck to remove pumps, and to lift other heavy items from wells and pits. Purchasing this truck would allow the sewer maintenance crews to be able to perform their own lifting which would save time and money. This truck would also be utilized for other lifting needs for the city.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$145,000	$145,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$145,000	$145,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$145,000	$145,000
Total	$0	$0	$0	$0	$0	$0	$145,000	$145,000

Project Title:	Sni-A-Bar Wastewater Treatment Plant Expansion	**Project Number:**	SNI-06
Project Type:	Sewer Construction/Rehabilitation	**Unfunded Project Cost:**	$60,278,430
Department:	Public Works Sni-a-Bar	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	2025-26

Description: A new NPDES Permit was issued for Sni-a-Bar Treatment facility, effective December 1, 2023. This permit identifies limits for nutrient removal which were not previously required at this plant. The current plant processes do not remove these nutrients (Total Nitrogen and Phosphorous) to the level required by the new permit. New processes will need to be designed and constructed to allow for nutrient removal. Additional improvements are proposed to renovate existing equipment, improve plant efficiency, protect equipment and staff, and increase plant capacity to its new permitted limits.

Justification: The City of Blue Springs owns and maintains the Sni-a-Bar Treatment Facility. Approximately half of the sewer flows from Blue Springs are tributary to this plant and all of the Grain Valley flows are received here. The City of Grain Valley participates financially in the upgrades to plant capacity and process on a percentage proportionate to their flow. These improvements will allow for continued operation and service to these communities. Projected growth in the communities was accounted for in analysis, and the Facility is anticipated to have capacity to treat wastewater flow through 2046.
The City intends to apply for the State Revolving Fund (SRF) funding for this project which will require a bond election.
Blue Springs $39,180,989 or 65%
Grain Valley $21,097,450 or 35%



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$60,278,430	$60,278,430
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$60,278,430	$60,278,430
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$60,278,430	$60,278,430
Total	$0	$0	$0	$0	$0	$0	$60,278,430	$60,278,430

Project Title:	Woods Chapel Road Walnut Street to US 40 Highway	**Project Number:**	ST-09
Project Type:	Street Improvements	**Unfunded Project Cost:**	$450,000
Department:	Public Works	**Funding Source:**	2025 Bonds
Strategic Plan Priority	Infrastructure Maintenance	**Requested for Years:**	Beyond

Description: This project involves construction of an additional through lane (approximately 250 linear feet) at the intersection of Woods Chapel Road and westbound 40 Highway.

Justification: Southbound traffic on Woods Chapel Road queues up during heavy use periods. This project will expand the width of the roadway at the intersection of Woods Chapel Road and westbound 40 Highway by adding an additional through lane to correspond to the dual left turn lanes in the segment immediately south (between eastbound and westbound 40 Highway). This will allow for more stacking in the center lanes and reduce backups along the road. The existing right turn lane will be able to operate more freely as a result.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$450,000	$450,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$450,000	$450,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0
					$0			
Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
2025 Bonds	$0	$0	$0	$0	$0	$0	$450,000	$450,000
Total	$0	$0	$0	$0	$0	$0	$450,000	$450,000

Project Title:	Asphalt Repair Truck	**Project Number:**	ST- 23
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$775,000
Department:	Public Works/Streets	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure Maintenance	**Requested for Years:**	2027-28 - $325,000 Beyond - $450,000

Description: This project provides for a 10-year rotational replacement of existing pieces of equipment. The Streets Division currently owns and operates two patching trucks. One truck (unit 680) is a 2006 model which was due for replacement in FY 17-18. The other truck (unit 707) is a 2008 model which was pushed out to 16 years of service life and should be replaced in 2024/2025. The typical reliable service life of this type of equipment is approximately 10 years. 2024 pricing is $290,233 each.

Justification: This equipment enables crews to permanently repair potholes and damage to pavement due to excavations throughout the city quickly and efficiently. It is imperative to have reliable equipment to meet one of the Divisions goals which is to provide customer service within two business day of receiving notice of a pothole.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$272,681	$0	$0	$0	$0	$0	$775,000	$1,047,681
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$272,681	$0	$0	$0	$0	$0	$775,000	$1,047,681
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$775,000	$775,000
General Fund	$272,681	$0	$0	$0	$0	$0	$0	$272,681
Total	$272,681	$0	$0	$0	$0	$0	$775,000	$1,047,681

Project Title:	South Outer Road Reconstruction	**Project Number:**	ST-33
Project Type:	Street Construction	**Unfunded Project Cost:**	$3,000,000
Department:	Public Works	**Funding Source:**	Unfunded
Strategic Plan Priority	Infrastructure Maintenance	**Requested for Years:**	Beyond

Description: The reconstruction of South Outer Road from NW 19th Street to west of 22nd Streets to improve sight distance (approximately 1,500 lineal feet).

Justification: The line of sight for both intersections is less than optimal. The department requests funds to reduce the elevation of the road in both locations by approximately five feet, which will improve the line of sight. (Cost figures revised 2022)



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$75,000	$75,000
Design	$0	$0	$0	$0	$0	$0	$300,000	$300,000
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$2,625,000	$2,625,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Total	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000

Project Title:	Signalized Intersection Upgrades	**Project Number:**	ST-59
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$400,000
Department:	Public Works Streets	**Funding Source:**	Unfunded
Strategic Plan Priority:	Public Safety/Infrastructure	**Requested for Years:**	Beyond

Description: This project provides for the replacement of the City's 11 traffic control panels, controllers, cameras, and associated components.

Justification: The City owns and operates 11 signalized intersections. Signalized intersections provide higher efficiency in traffic flow and increase safety for the public in general. The equipment at several of these locations has reached its design service life and many of the components are no longer available or supported through vendor services. In order to maintain standardized equipment throughout the system it is recommended to replace all the units together.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$250,000	$250,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$150,000	$150,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$400,000	$400,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$400,000	$400,000
Total	$0	$0	$0	$0	$0	$0	$400,000	$400,000

Project Title:	Decorative Streetlight Refinishing	**Project Number:**	ST-60
Project Type:	Maintenance	**Unfunded Project Cost:**	$400,000
Department:	Streets	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	Beyond

Description: Refinishing of streetlight and traffic signal poles within the Adams Dairy Parkway overlay area.

Justification:

The decorative streetlights in the Adams Dairy Parkway overlay area are in need of refinishing to the paint. The traffic signal poles through the corridor should also be repainted. There are three pieces to the streetlight poles; the pole, the clamshell and the skirt. Most of the skirts were refabricated out of stainless steel and painted to prevent rusting. The aluminum clamshells are not retaining paint. As alternative staff had some covered with color matched truck bed liner material, which seems to be holding up better. The poles are faded and starting to lose paint. This project will finish the work on the skirts and bases along with repainting all poles within the corridor.



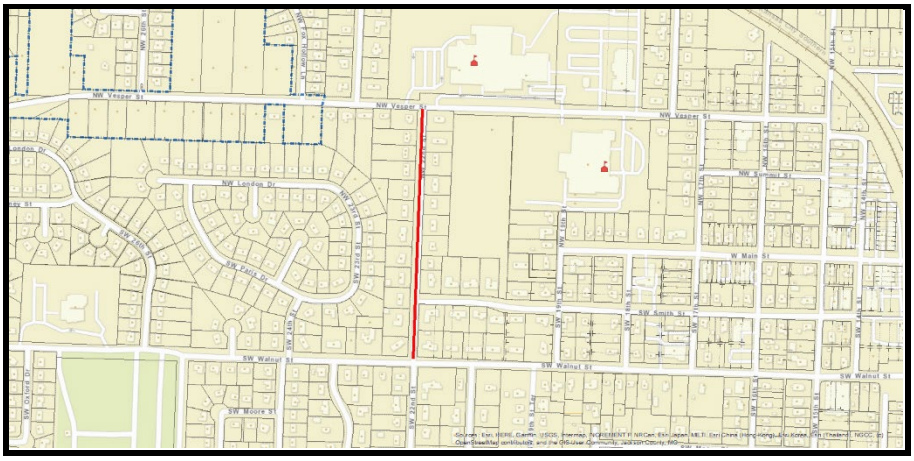
Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$400,000	$400,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$400,000	$400,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$400,000	$400,000
Total	$0	$0	$0	$0	$0	$0	$400,000	$400,000

Project Title:	22nd Street Improvements	**Project Number:**	ST-62
Project Type:	Infrastructure	**Unfunded Project Cost:**	$2,700,000
Department:	Public Works	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	Beyond

Description: Reconstructing 22nd Street from SW Walnut Street to NW Vesper Street. Improvements to include widening of the pavement, curbs, sidewalks, and associated stormwater conduits.

Justification: 22nd Street serves as a connector between collector streets and as a direct route to the new BSSD Technology Center and High School. The additions to both campuses are expected to increase traffic on 22nd Street. The improvements will allow for multiple modes of transportation, increase efficiency, and enhance safety within the corridor.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$100,000	$100,000
Design	$0	$0	$0	$0	$0	$0	$250,000	$250,000
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$2,350,000	$2,350,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$2,700,000	$2,700,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$2,700,000	$2,700,000
Total	$0	$0	$0	$0	$0	$0	$2,700,000	$2,700,000

Project Title:	Tractor/Mower	**Project Number:**	ST-63
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$80,000
Department:	Public Works/Streets	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure Maintenance	**Requested for Years:**	2022-2023

Description: This project provides for the replacement of an existing piece of a 1997 tractor and mowing attachments.

Justification: The Streets Division currently owns a 1997 tractor with mowing attachments used to mow different areas of City Right-of-Way multiple times throughout the year to comply with City ordinance. The current unit has experienced multiple breakdowns over the past 2 years resulting in expensive repair costs and failing to complete the required mowing cycles. The types of repairs have been related and continue to make this unit unreliable to perform the necessary tasks. The typical reliable service life of this type of equipment is approximately 25 years



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$80,000	$80,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$80,000	$80,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$80,000	$80,000
Total	$0	$0	$0	$0	$0	$0	$80,000	$80,000

Project Title:	Bucket Truck	**Project Number:**	ST-67
Project Type:	Street Division Equipment Purchase	**Unfunded Project Cost:**	$155,000
Department:	Streets	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2025-26

Description: Purchase a bucket truck for use throughout the Streets Division

Justification: The purchase of a bucket truck for the Streets Division is a necessary investment that will enhance efficiency, safety, and cost-effectiveness in maintaining critical infrastructure. A bucket truck will provide a safer and more efficient method for repairing and maintaining streetlights, ensuring well-lit roadways that improve visibility and public safety. Additionally, it will allow crews to service traffic signals more effectively, reducing response times for repairs and minimizing potential hazards caused by malfunctioning signals. The truck will also streamline the installation, maintenance, and replacement of street signs, which are essential for traffic control and navigation.

Currently, performing these tasks without the proper equipment requires additional labor, temporary traffic control measures, and often results in increased downtime. This purchase would not impact any existing contracted labor arrangements, as it is intended to supplement our current capabilities—not replace them.

The addition of a bucket truck will also reduce our dependence on borrowing equipment from the Parks Department, which can create scheduling conflicts and delays in completing necessary work. Having our own dedicated bucket truck will enable the Streets Division to address tasks more efficiently and independently, ensuring uninterrupted service delivery and improving the overall workflow. It will also improve worker safety by reducing the need for ladders or other less stable equipment when working at elevated heights.

With the continued growth of the city, the demand for timely maintenance of streetlights, signals, and signage will only increase, making this a proactive investment. Overall, a bucket truck will provide the Streets Division with the necessary tools to operate more effectively while enhancing safety and service reliability for the community.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$155,000	$155,000
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$155,000	$155,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$155,000	$155,000
Total	$0	$0	$0	$0	$0	$0	$155,000	$155,000

Project Title:	Walnut Street Storm Replacement	**Project Number:**	STM-11
Project Type:	Stormwater Maintenance	**Unfunded Project Cost:**	$1,200,000
Department:	Public Works	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2025-26

Description: This project would replace the storm sewer under Walnut St. to include all work necessary to provide a safe structure and allow the storm water a path to flow.

Justification: The storm sewer under Walnut St. is failing, causing drainage issues that threaten the integrity of the roadway and adjacent properties. Continued deterioration could lead to sinkholes, road collapse, or localized flooding, increasing long-term repair costs and public safety risks. Replacing the failing infrastructure now will ensure proper drainage, prevent costly emergency repairs, and extend the lifespan of the roadway. Additionally, proactive replacement minimizes disruption to residents and businesses compared to emergency repairs. Investing in this project now will provide long-term stability and reliability for the city's stormwater system.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000
Total	$0	$0	$0	$0	$0	$0	$1,200,000	$1,200,000

Project Title:	12,000lb Hydraulic Excavator	**Project Number:**	STM-12
Project Type:	Storm Water Equipment	**Unfunded Project Cost:**	$272,387
Department:	Public Works-Storm Water	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2025-26 - $82,292 FY 2027-28 - $90,521 FY 2029-30 - $99,574

Description: Purchase a hydraulic excavator to properly outfit the storm water department.

Justification: The storm water department is expanding their scope of work and has an increased need to have their own excavator. Currently they share an excavator with the sewer department. When the sewer department is utilizing this piece of equipment the storm water projects are postponed until the excavator is available, or we incur additional costs to rent one from a local supplier.

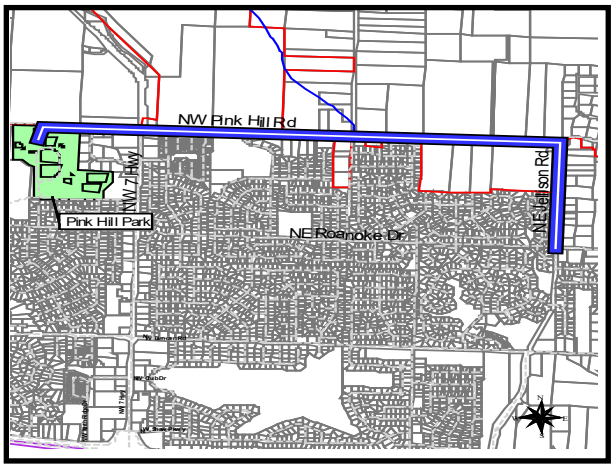


Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$272,387	$272,387
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$272,387	$272,387
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0
Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$272,387	$272,387
Total	$0	$0	$0	$0	$0	$0	$272,387	$272,387

Project Title:	Pink Hill Reservoir Feed Loop	**Project Number:**	WA-09
Project Type:	Water System Improvements	**Unfunded Project Cost:**	$3,000,000
Department:	Public Works	**Funding Source:**	Unfunded
Strategic Plan Priority	Infrastructure Maintenance	**Requested for Years:**	Beyond

Description: Approximately 14,000 feet of 16-inch ductile iron water main from Roanoke Drive to Pink Hill Road along Jellison Road and then west along Pink Hill Road to the water storage reservoir in Pink Hill Park

Justification: The City would like to reevaluate this alternative based on receiving water from Tri-County at Jefferson St and NE 20th St. (Cost figures revised 2022) The possible addition of a water tower could also impact this decision. A water study will be needed to ensure proper placement and sizing of said tower



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Total	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000

Project Title:	Spoil Dump Truck	**Project Number:**	WA-20
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$700,450
Department:	Public Works-Water Maintenance	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2026-27 - $219,450 FY 2027-28 - $231,000 Beyond - $250,000

Description: Purchase a new dump truck with the integral purpose of spoil removal from job sites and equipment hauling.

Justification: These units will be utilized for road maintenance, spoil removal, hauling equipment, and CDL testing purposes. This will allow us to haul spoil in house saving money. The typical service life for this piece of equipment is 8-10 years.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$700,450	$700,450
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$700,450	$700,450
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$700,450	$700,450
Total	$0	$0	$0	$0	$0	$0	$700,450	$700,450

Project Title:	Water Tower	**Project Number:**	WA-21
Project Type:	Infrastructure	**Unfunded Project Cost:**	$3,000,000
Department:	Public Works-Water	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2026-27 - $1,000,000 FY 2027-28 - $1,000,000 FY 2028-29 - $1,000,000

Description: The installation of a 2.5-million-gallon water tower.

Justification: The increase in water service connection points and development throughout our City has placed an escalated demand on our water tower's ability to store and distribute the adequate pressures to its service areas. This additional water tower would allow us to be able to have a more regimented schedule for cleaning and coating the interiors of our towers and will facilitate adequate pressures throughout the distribution system. The additional storage within the water tower itself is of benefit to our utilities. A water study will be needed to ensure proper placement and sizing.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$0	$0
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000
Total	$0	$0	$0	$0	$0	$0	$3,000,000	$3,000,000

Project Title:	Hydro-Excavation Trailer	**Project Number:**	WA-22
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$224,113
Department:	Public Works-Water Maintenance	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure Maintenance	**Requested for Years:**	FY 2025-26

Description: Replacement of a hydro excavation trailer.

Justification: There are areas within our City that require maintenance and repair, that we do not have the ability to bring our full-size hydro excavation truck to the job site. This is where a hydro excavation trailer benefits daily operations. Water and sewer maintenance as well as water services utilize this trailer to perform preventative maintenance and to aid in response to emergencies. The average service life for this piece of equipment is 6-8 years.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$224,113	$224,113
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$224,113	$224,113
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$224,113	$224,113
Total	$0	$0	$0	$0	$0	$0	$224,113	$224,113

Project Title:	Hydraulic Track Loader	**Project Number:**	WA-23
Project Type:	Equipment Replacement	**Unfunded Project Cost:**	$274,387
Department:	Water Department	**Funding Source:**	Unfunded
Strategic Plan Priority:	Infrastructure	**Requested for Years:**	FY 2026-27 - $88,888 FY 2028-29 - $97,999 Beyond - $87,500

Description: This piece of equipment is now being replaced under the capital improvement program due to price increases.

Justification: The water department currently has a 2022 Bobcat T66 skid steer. This machine is vital to the water department's operations and is used in emergencies like water breaks. By trading in this machine every two years, we keep the downtime to a minimum, which is important on a piece of equipment in which quick response times get citizens water service repaired in a timely manner.



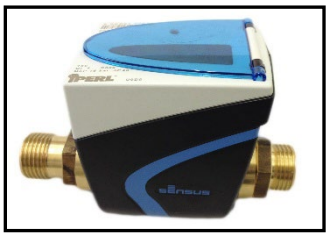
Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$274,387	$274,387
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$274,387	$274,387
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$274,387	$274,387
Total	$0	$0	$0	$0	$0	$0	$274,387	$274,387

Project Title:	Sensus FlexNet & Meters	**Project Number:**	WA-24
Project Type:	Equipment & Software	**Unfunded Project Cost:**	Annually: $1,728,500 5 Year total: $8,642,500
Department:	Public Works	**Funding Source:**	Water Fund
Strategic Plan Priority:	Internal Operations & City Workforce	**Requested for Years:**	FY 2025-26 - $1,728,500 FY 2026-27 - $1,728,500 FY 2027-28 - $1,728,500 FY 2028-29 - $1,728,500 FY 2029-30 - $1,728,500

Description: Purchase of EasyLink software and Sensus meters for removal of conversion to Sensus AMI metering system and 3 base stations. This will allow for 24/7 reading of water meters throughout our city.

Justification: The replacement of our current Neptune and Neptune360 system with Sensus AMI technology will allow us to ready meters 24/7 and retrieve real time data from the field. The ability to remotely read will allow more flexibility within the Water Service crew to accomplish more tasks relating to their department. The EasyLink system reads both Neptune and Sensus meters, allowing us to make the transition over a 5-year period, rather than all at once. The AMI system also allows our residents to access their water consumption data on demand, cutting the number of service calls and meetings down significantly. With our crews performing the physical changing of Neptune meters to the iPERL meters we will be able to check water service line material allowing us to update our Lead Service Line Inventory as well. All Sensus meters and technology are made in the US, BABA federal funding would be able to be applied for this project.



Projected Five-Year Cost Schedule								
Cost Breakdown	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Land	$0	$0	$0	$0	$0	$0	$0	$0
Design	$0	$0	$0	$0	$0	$0	$0	$0
Equipment	$0	$0	$0	$0	$0	$0	$8,642,500	$8,642,500
Landscape	$0	$0	$0	$0	$0	$0	$0	$0
Construction	$0	$0	$0	$0	$0	$0	$0	$0
Contingency	$0	$0	$0	$0	$0	$0	$0	$0
Total	$0	$0	$0	$0	$0	$0	$8,642,500	$8,642,500
Op Expense	$0	$0	$0	$0	$0	$0	$0	$0
Cost Savings	$0	$0	$0	$0	$0	$0	$0	$0

Projected Five-Year Funding Schedule								
Source	**Prior**	**2025-26**	**2026-27**	**2027-28**	**2028-29**	**2029-30**	**Beyond**	**Total**
Unfunded	$0	$0	$0	$0	$0	$0	$8,642,500	$8,642,500
Total	$0	$0	$0	$0	$0	$0	$8,642,500	$8,642,500

THE EXAMINER

AFFIDAVIT OF PUBLICATION

State of Florida, County of Orange, ss:

I, Ankit Sachdeva, of lawful age, being duly sworn upon oath depose and say that I am an agent of Column Software, PBC, duly appointed and authorized agent of the Publisher of Examiner, a publication that is a "legal newspaper" as that phrase is defined for the city of Independence, for the County of Jackson, in the state of Missouri, that this affidavit is Page 1 of 1 with the full text of the sworn-to notice set forth on the pages that follow, and that the attachment hereto contains the correct copy of what was published in said legal newspaper in consecutive issues on the following dates:

Publication Dates:

- Jun 20, 2025

Printer's Fee: $82.83

Ankit Sachdeva

_____

Agent

VERIFICATION

State of Florida
County of Orange

JESSICA GORDON-THOMPSON
Notary Public - State of Florida
Commission # HH301656
Expires on August 17, 2026

Signed or attested before me on this: 06/23/2025

_____

Notary Public

Notarized remotely online using communication technology via Proof.

NOTICE OF PUBLIC HEARING
CAPITAL IMPROVEMENTS PROGRAM
FY 2025-2026 TO 2029-2030

Notice is hereby given that the City Council of the City of Blue Springs, Jackson County, Missouri, will hold a public hearing on **Monday, July 7, 2025, at 6:00 p.m.**, in the Council Chambers of the Howard L. Brown Public Safety Building, 1100 SW Smith, Blue Springs, Missouri, for the purpose of hearing parties in interest and citizens relative to the adoption of the 2025-26 to 2029-30 Capital Improvements Program (CIP). This document is a multi-year plan for maintenance. equipment replacement and public physical improvements for the community. It sets forth proposed expenditures for systematically constructing, maintaining, upgrading, and replacing the community's public facilities.

Copies of the draft CIP document are available for review in the City Clerk's Office from 8:00 a.m. to 5:00 p.m. Monday through Friday at the City of Blue Springs City Hall located al 903 W. Main Street in downtown Blue Springs. MO.

Anyone desiring further information is invited to contact City Administrator, Christine Cates by calling (816) 228-0140 or by email at ccates@bluespringsgov.com Monday through Friday 8:00 a.m. to 5:00 p.m.

Published in the Examiner, Jun 20, 2025

3587660

Introduced by Councilmember _____ BILL NO. 5331

ORDINANCE NO. _____

AN ORDINANCE ADOPTING THE CITY OF BLUE SPRINGS CAPITAL IMPROVEMENTS PROGRAM FOR FISCAL YEARS 2024-2025 to 2028-2029

WHEREAS, the Home Rule Charter of the City of Blue Springs requires the City Administrator to prepare and submit a Capital Improvements Program (CIP) to the Mayor and City Council; and

WHEREAS, the City Council held a public hearing July 7, 2025, to receive comments about the proposed Capital Improvements Program for Fiscal Years 2025-2026 through 2029-2030.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The City Council hereby adopts the Capital Improvements Program (CIP) for Fiscal Years 2025-2026 through 2029-2030; said CIP is hereby incorporated herein by reference as if fully set out in this Ordinance.

Section 2. That this Ordinance shall be in full force and effect from and after its passage and approval.

Section 3. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 24, 2025 **CONTRACT NO. 2024-166**

SUBMITTED BY: Dennis Dovel **DEPARTMENT: Administration**

☐ Ordinance	☒ Resolution	☐ Presentation	☐ Public Hearing
☒ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Adopt a Resolution approving Task Order #15 to Contract No. 2024-166 with SC Engineering, LLC, dba Cochran for Contract Management Services to provide Professional Engineering and Inspection Services for the City of Blue Springs' Preventive Pavement Maintenance Program and Mock Avenue Paving Resurfacing Project for a lump sum fee of $815,625.

BACKGROUND/JUSTIFICATION

In August 2024, the Voters of Blue Springs, Missouri approved a $40 million bond election for various street improvements throughout the City. Staff developed the Neighborhood Street Preservation Program from the Pavement Condition Assessment where an estimated $15 Million will be used for the Neighborhood Street Preservation Program.

On October 21, 2024, City Council approved an On-Call Consulting Services Contract with SC Engineering, LLC dba Cochran (Cochran) for engineering consulting services.

In April 2025, the City engaged Cochran Engineering for design, cost estimating, bidding, and construction inspection, anticipating the improvement of 52 miles of existing streets throughout the community with the Neighborhood Street Preservation Program now to be referred to as the Preventive Pavement Management Program.

Cochran is proposing a Preventive Pavement Maintenance Program to provide a guideline to preserve the structural integrity and extend the service life of the City's roadway network. Cochran will provide Professional Engineering and Inspection Services during the Design and Bidding Phases as well as the Construction Phase.

The Professional Engineering and Inspection Services include Design and Bidding Phase Services as well as Construction Phase Services. Design and Bidding Phase services include preparing project manuals, plans, , detail sheets and bidding documents, attending meetings as necessary, and bidding phase services. Construction Phase Services include serving as the City's representative for administering the construction project, providing on-site inspection services to monitor progress, reject work not conforming to the project documents, perform on-site nuclear density testing, prepare change orders as necessary, measure and document quantities, review estimates, and inspect materials and review material certifications furnished by the Contractor.

Delays in pavement maintenance increase the quantity of pavement defects and their severity so that, when corrected, the cost is much greater. This plan will be reviewed and updated as needed over the years.

Staff recommends approval of a contract with Cochran Engineering in the amount $815,625 for the 2026 Preventive Pavement Management Program and Mock Avenue Paving Resurfacing Project.

FINANCIAL IMPACT

Contractor:	SC Engineering, LLC, dba Cochran
Amount of Request/ Contract:	$ 815,625
Amount Budgeted:	$815,625 2025 Bonds
Budget Year:	FY 2025-26
Funding Source/Account #:	310-72000-543100 ST-06 Bonds
Account Balance:	$13,028,308 for FY 2025-26 Date: 7/1/2025

PROJECT TIMELINE

Estimated Start Date	**Estimated End Date**
July 7, 2025	December 31, 2026
Years and Months Contract in effect	**Number of times renewable**
1 Year, 5 Months	N/A

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Presentation from Dave Christensen of Cochran Engineering
2. GIS Maps
3. Resolution Task Order #15 attached as Exhibit A.

REVIEWED BY:

Requesting Director: ***Dennis Dovel***	Budget: ***Lori Turner***
Legal: ***Jennifer Baird***	City Administrator: ***Christine Cates***

SUPPORTING DOCUMENTS:
(FOR CONTRACT ITEMS ONLY)

Document	Attached	If not attached, explain
Secretary of State:	☐	On File
Certificate of Insurance:	☐	On File
E-Verify Affidavits:	☐	On File
E-Verify proof of enrollment:	☐	On File
Bond:	☐	N/A
Anti-Discrimination Against Israel Act Certification (contract over $100,000)	☐	On File
Wage Order, by reference	☐	Wage Order Number:
IRS Form W-9:	☐	On File
Bid/RFP/RFQ: (submit all)	☐	N/A – Task Order
Bid/RFP/RFQ Tabulation:	☐	N/A – Task Order
Bid Waiver: (less than three bids)	☐	N/A – Task Order
Contractor address and email:	☐	SC Engineering, LLC, dba Cochran ATTN: David Christensen 618 SW 3rd Street Lee's Summit, MO 64063 david@cochraneng.com
Project Exemption Certificate needed:	☐	N/A
Other:	☐	

Presentation:

Preventive Pavement Maintenance Program (PPMP)

City Council Meeting

July 7, 2025

►1

Purpose - Pavement Maintenance Plan

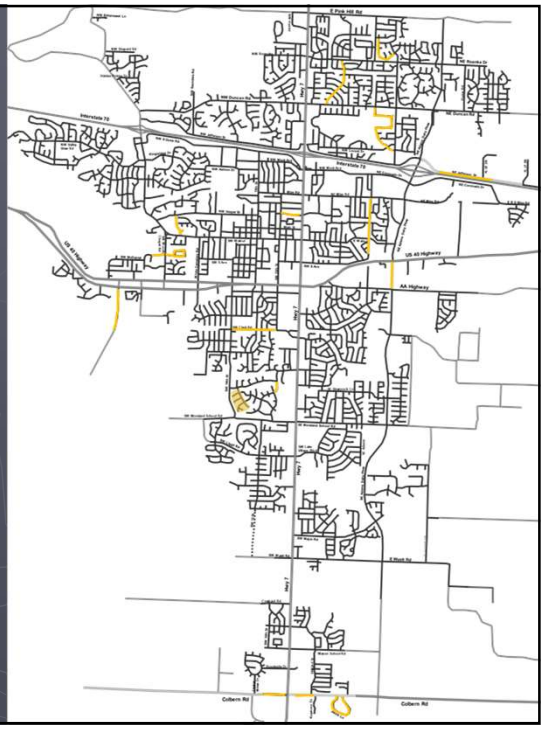
- Guideline to preserve the structural integrity and extend the service life of the City's roadway network.
- Delays in pavement maintenance increase the quantity of pavement defects and their severity so that, when corrected, the cost is much greater.
- Plan should be reviewed/updated every few years (i.e. budget and changing conditions)

►2

Roads Paved Last Year in 2024

Highlighted in Yellow

16.7 Lane Miles

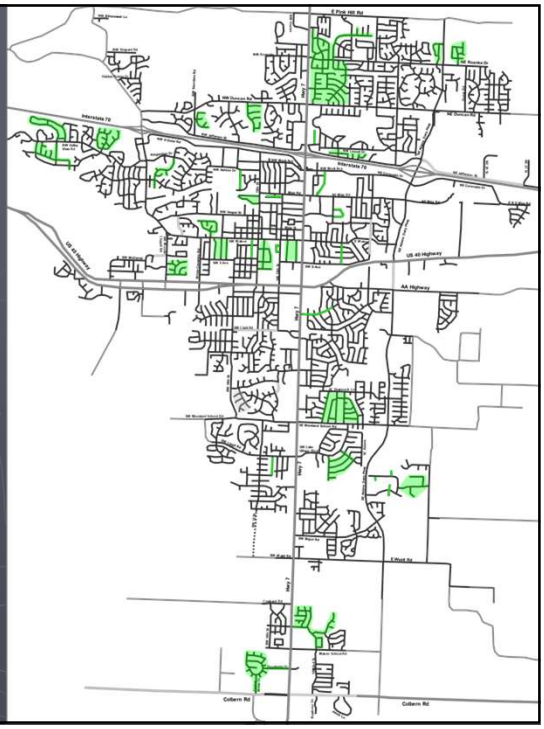


►3

Roads to be Paved this Summer – 2025

Highlighted in Green

52.0 Lane Miles



►4

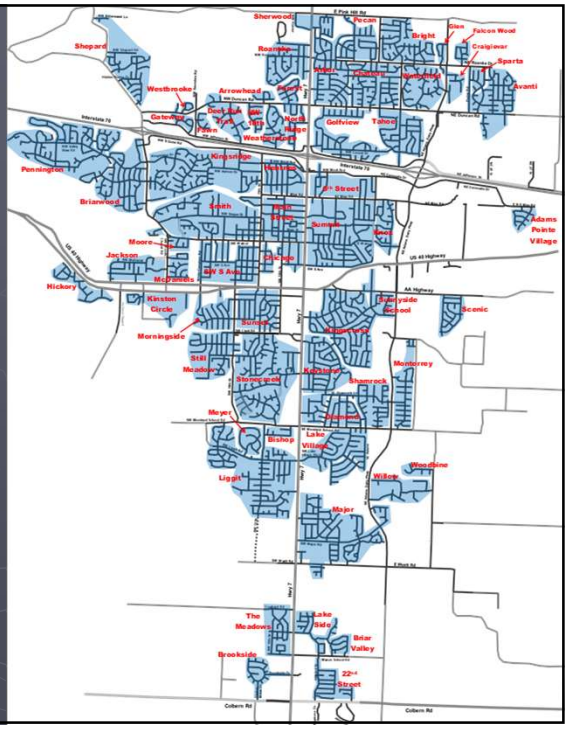
Grouping Concept

- Pave all the streets in a neighborhood or area
- Avoid coming back to the same street in consecutive years
- Avoid construction traffic on recently paved roadways
- Brings area to the same maintenance schedule

►5

Residential Paving Groups

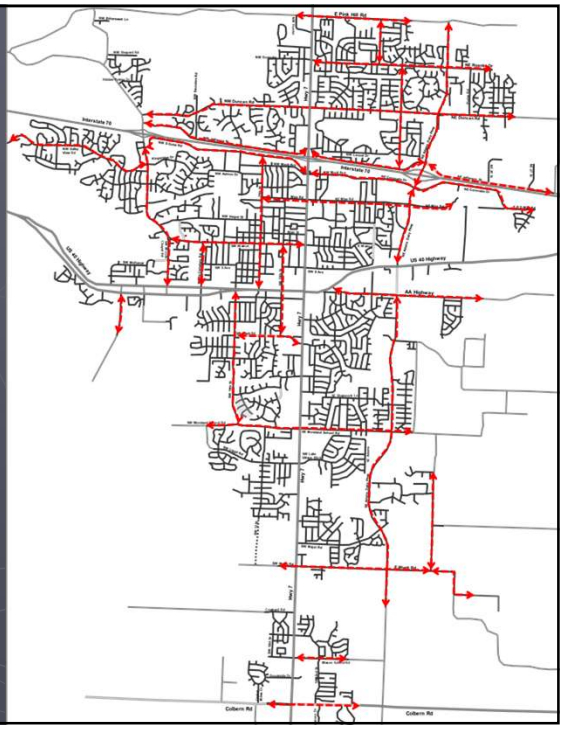
Highlighted in Blue



►6

Arterial and Collectors Roadways

Highlighted in Red



►7

Construction Cost Estimating

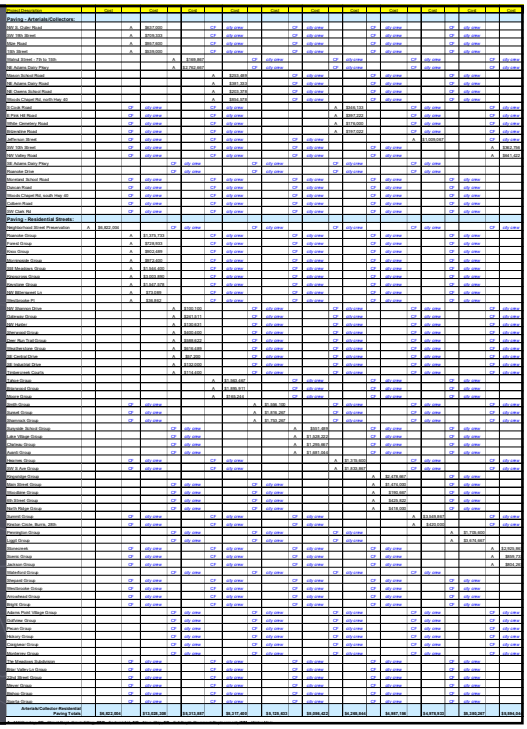
- Quantity – greater quantity, better unit pricing
- Timing – winter is the best time to bid

►8

Plan Formation – Spreadsheet Format

20-Year Plan

Estimates are present value



►9

Next 3-Years

Bond Issue/Capital Improvement Projects and Paving Projects

Project Description		2026 Cost		2027 Cost	2028 Cost
Capital Improvement Projects					
E. Wyatt Road - TO #12	A	$2,461,134			CF *city crew*
Adams Dairy Pkwy RT Lane - TO #7	FD	$1,725,000			
12th St. - Wyatt to Southcrest - *Wilson*	FD	$5,436,707			CF *city crew*
Main Street Improvements - TO #4	FD, WM	$5,480,000			CF *city crew*
11th Street - TO #4	FD	$1,166,800			CF *city crew*
AA Highway - *MARC Grant*	Eng.	$315,892	A	$1,984,449	
Walnut Street - TO #10	Eng.	$217,128			FD, WM $5,817,915
Mock Ave - Cornado Drive	A	$1,932,000			CF *city crew*
Capital Projects Totals		**$18,734,661**		**$1,984,449**	**$5,817,915**
Paving - Arterials/Collectors:					
NW S. Outer Road	A	$637,000			CF *city crew*
SW 19th Street	A	$709,333			CF *city crew*
Mize Road	A	$957,600			CF *city crew*
15th Street	A	$539,000			CF *city crew*
Walnut Street - 7th to 15th			A	$169,867	
NE Adams Dairy Pkwy			A	$2,762,667	
Mason School Road					A $253,489
NE Adams Dairy Road					A $381,333
NE Owens School Road					A $203,378
Woods Chapel Rd, north Hwy 40					A $854,578
Paving - Residential Streets:					
Neighborhood Street Preservation			CF	*city crew*	
Roanoke Group	A	$1,375,733			CF *city crew*
Forest Group	A	$728,933			CF *city crew*
Knox Group	A	$902,489			CF *city crew*
Morningside Group	A	$972,400			CF *city crew*
Still Meadows Group	A	$1,544,400			CF *city crew*
Kingscross Group	A	$3,003,890			CF *city crew*
Keystone Group	A	$1,547,578			CF *city crew*
NW Bittersweet Ln	A	$73,089			CF *city crew*
Westbrooke Pl	A	$36,862			CF *city crew*
NW Shannon Drive			A	$100,100	
Gateway Group			A	$241,511	
NW Hunter			A	$130,631	
Sherwood Group			A	$400,400	
Deer Run Trail Group			A	$588,622	
Weatherstone Group			A	$616,489	
SE Central Drive			A	$57,200	
SE Industrial Drive			A	$132,000	
Timbercreek Courts			A	$114,400	
Tahoe Group					A $1,563,467
Briarwood Group					A $1,895,911
Moore Group					A $165,244
Arterials/Collector-Residential Paving Totals		**$13,028,308**		**$5,313,887**	**$6,317,405**

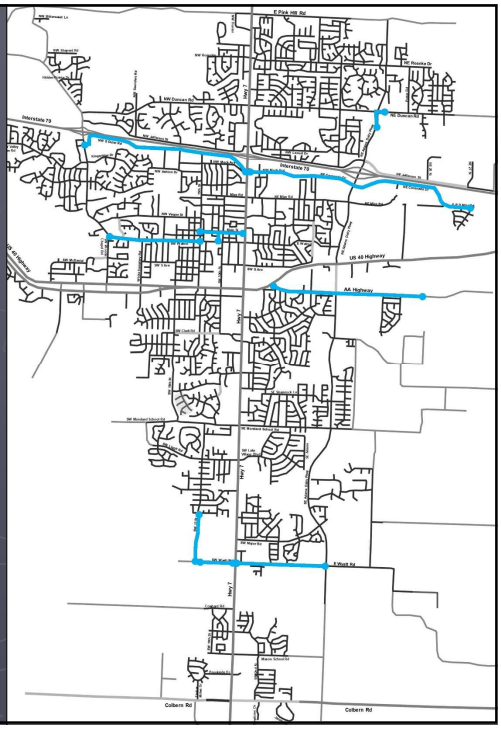
►10

Bond Issue/Major Capital Improvement Projects

	2026		2027		2028	
Project Description		Cost		Cost		Cost
Capital Improvement Projects						
E. Wyatt Road - TO #12	A	$2,461,134			CF	*city crew*
Adams Dairy Pkwy RT Lane - TO #7	FD	$1,725,000				
12th St. - Wyatt to Southcrest - *Wilson*	FD	$5,436,707			CF	*city crew*
Main Street Improvements - TO #4	FD, WM	$5,480,000			CF	*city crew*
11th Street - TO #4	FD	$1,166,800			CF	*city crew*
AA Highway - *MARC Grant*	Eng.	$315,892	A	$1,984,449		
Walnut Street - TO #10	Eng.	$217,128			FD, WM	$5,817,915
Mock Ave - Cornado Drive	A	$1,932,000			CF	*city crew*
Capital Projects Totals		**$18,734,661**		**$1,984,449**		**$5,817,915**

►11

Bond Issue/Capital Improvement Projects



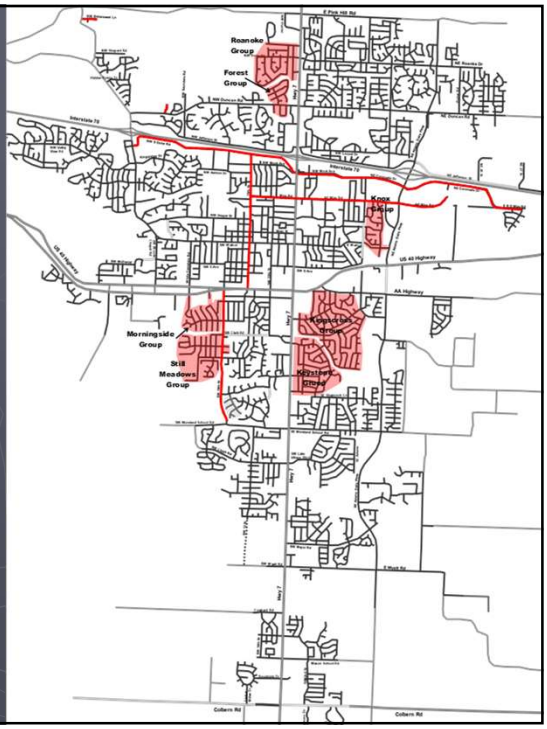
►12

Proposed Paving Plan –

2026

85.6 Lane Miles

Roads depicted in red @ approx. $13M + *$2M for Mock Ave.*



►13



►14



►15



►16


Knox Group
NE 6th Street

►17


Morning Side Group
Morning Side Drive

►18



►19



►20


Keystone Group
Keystone Drive

►21


Kingscross Group
Manor Place

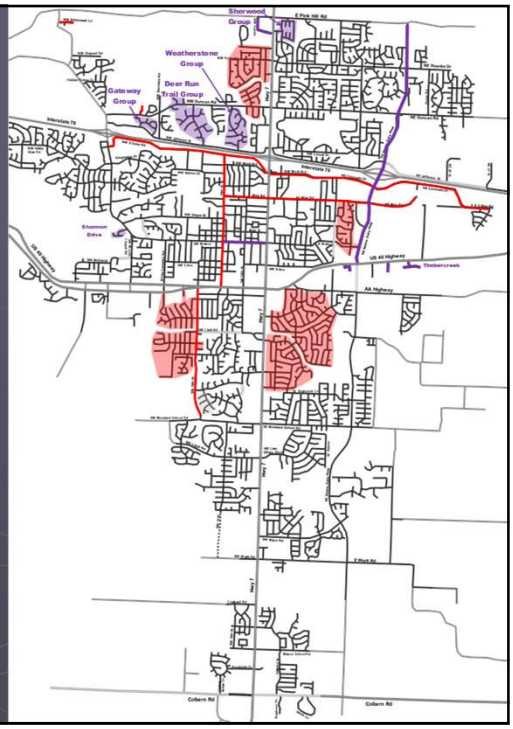
►22

Proposed Paving –

2027

31.6 Lane Miles

Roads depicted in purple @ approx. $5.3M



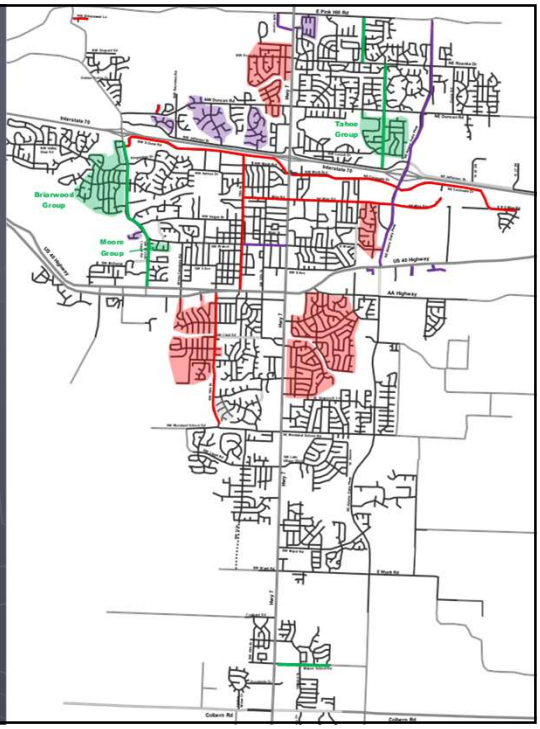
►23

Proposed Paving –

2028

29.7 Lane Miles

Roads depicted in green @ approx. $5.3M



►24

Lane Miles

- City Maintains 565 lane miles
- Percentage of roads to be overlaid 2024 through the proposed roads until 2028 - 38.2%

►25

Discussion

City of Blue Springs

Preventive Pavement Maintenance Plan

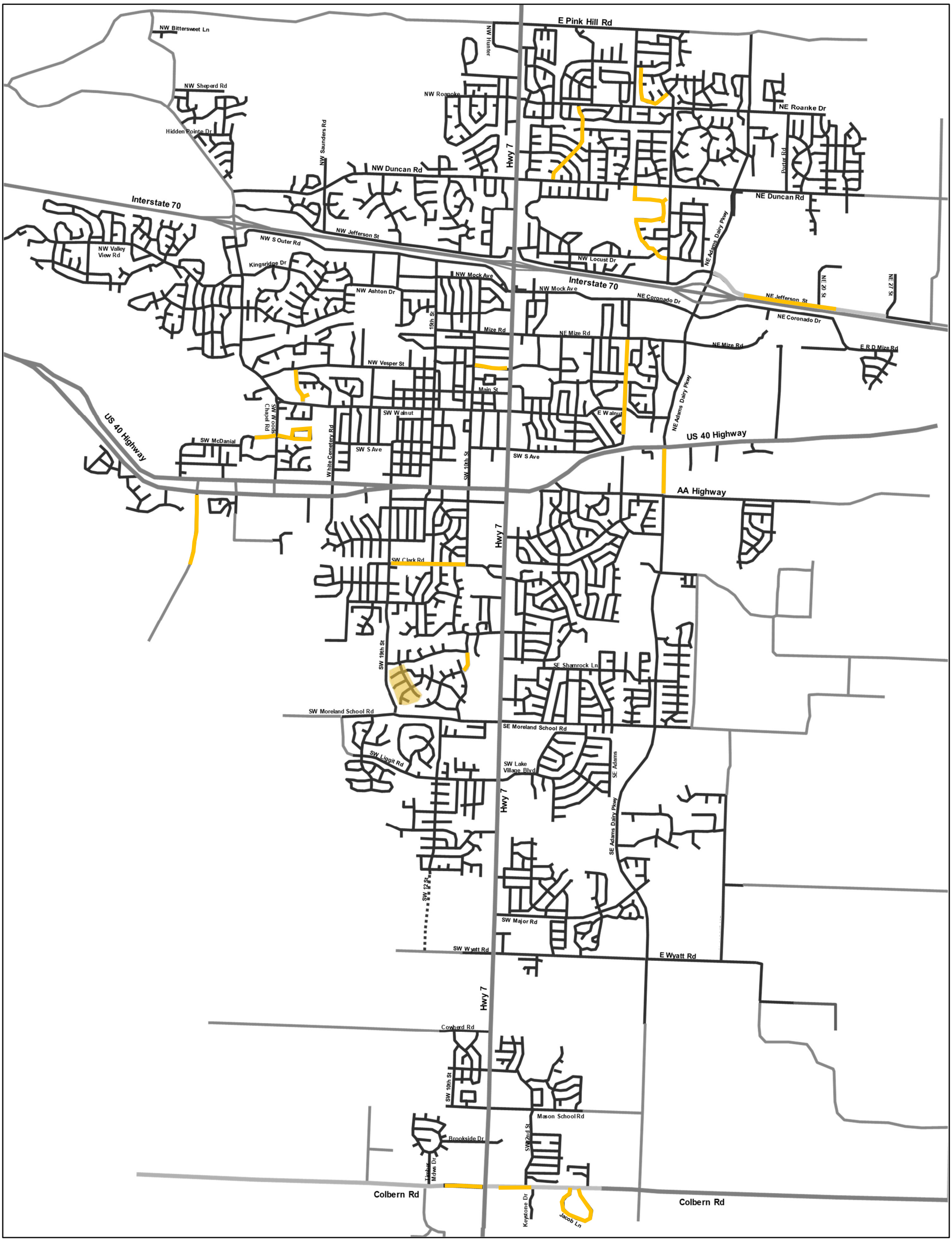
Q & A

►26

ATTACHMENT 2

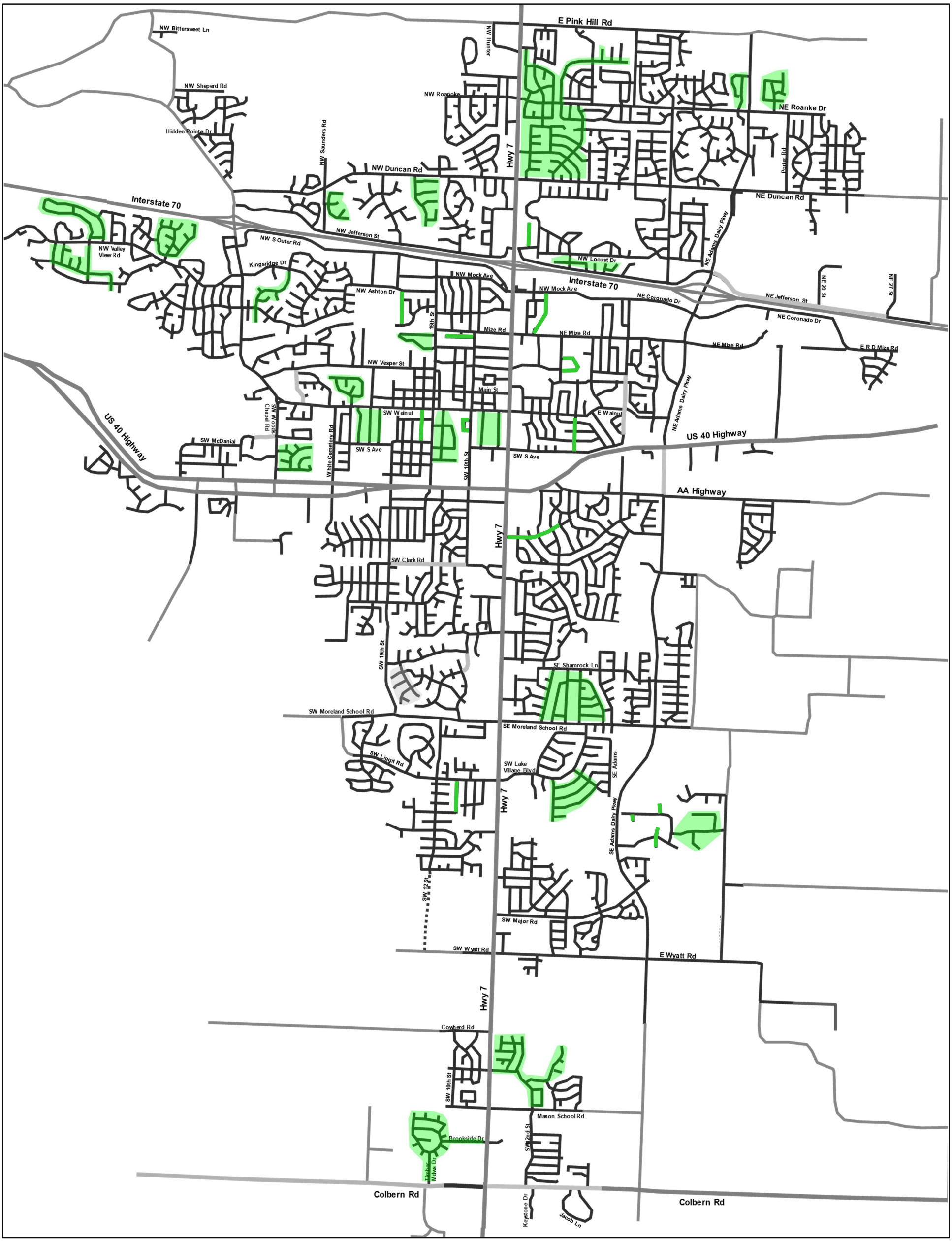
City of Blue Springs

Roads Paved in 2024



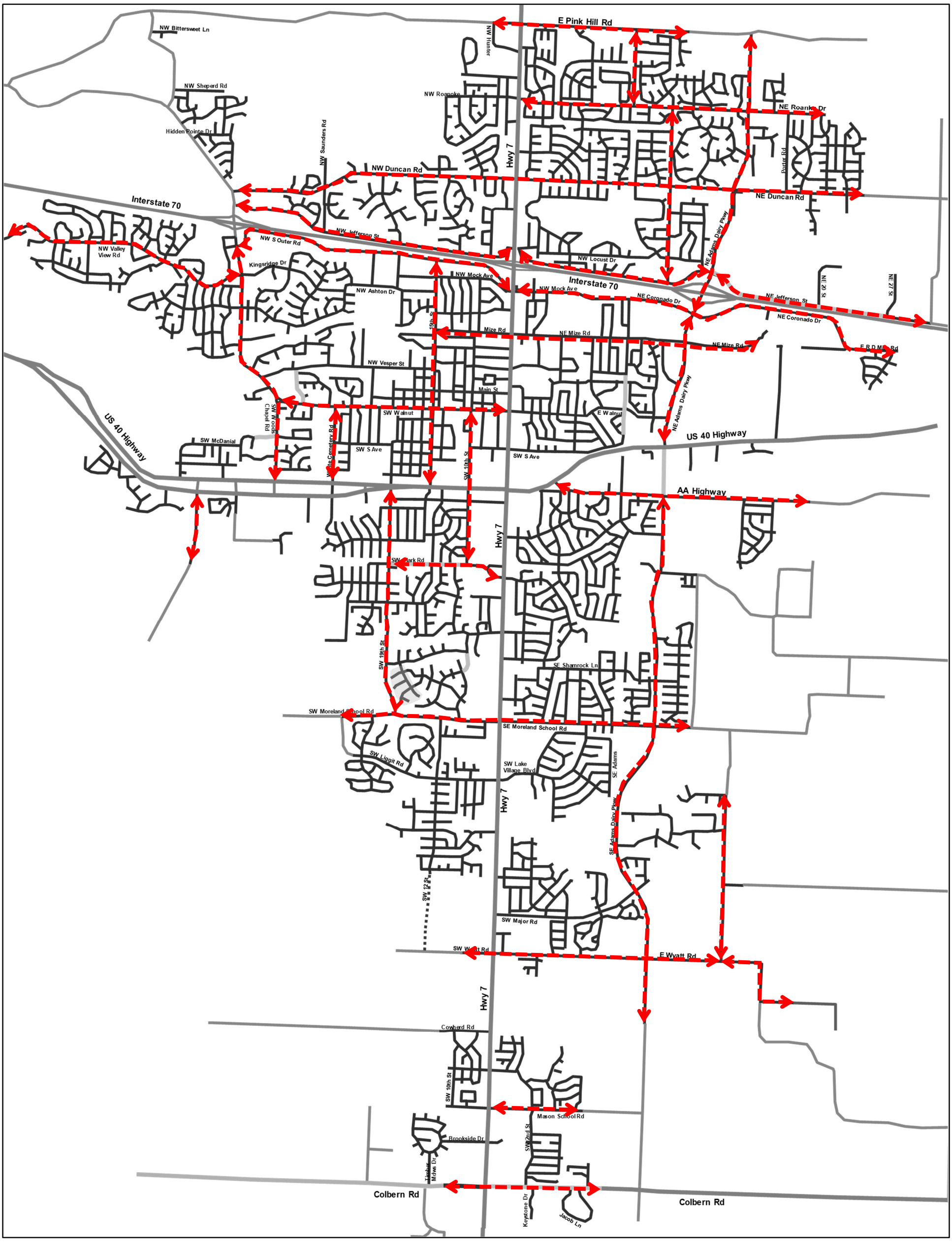
City of Blue Springs

Roads to be Paved in 25’



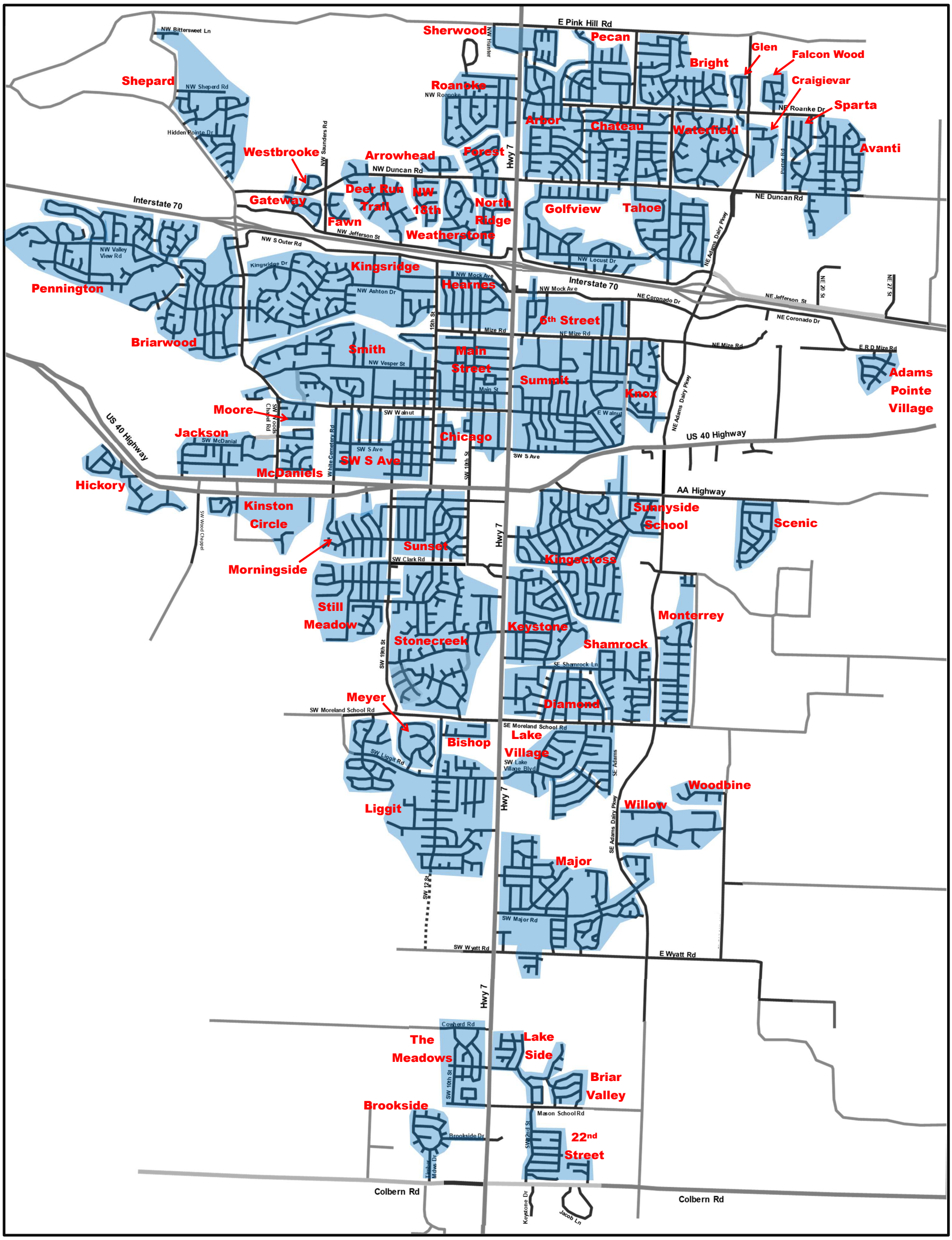
City of Blue Springs

Arterials and Collectors



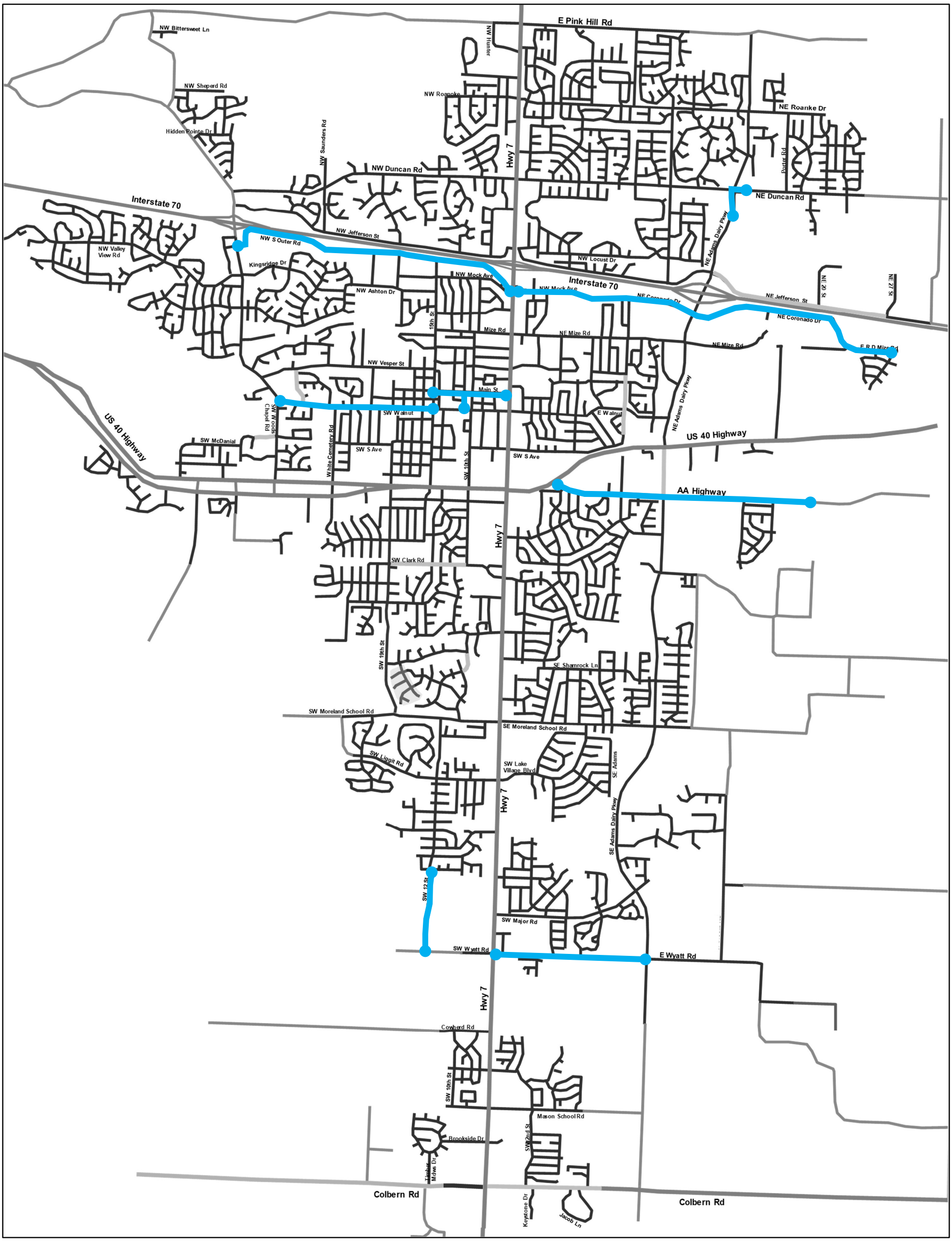
City of Blue Springs

Residential Paving Groups



City of Blue Springs

Capital Improvement Projects

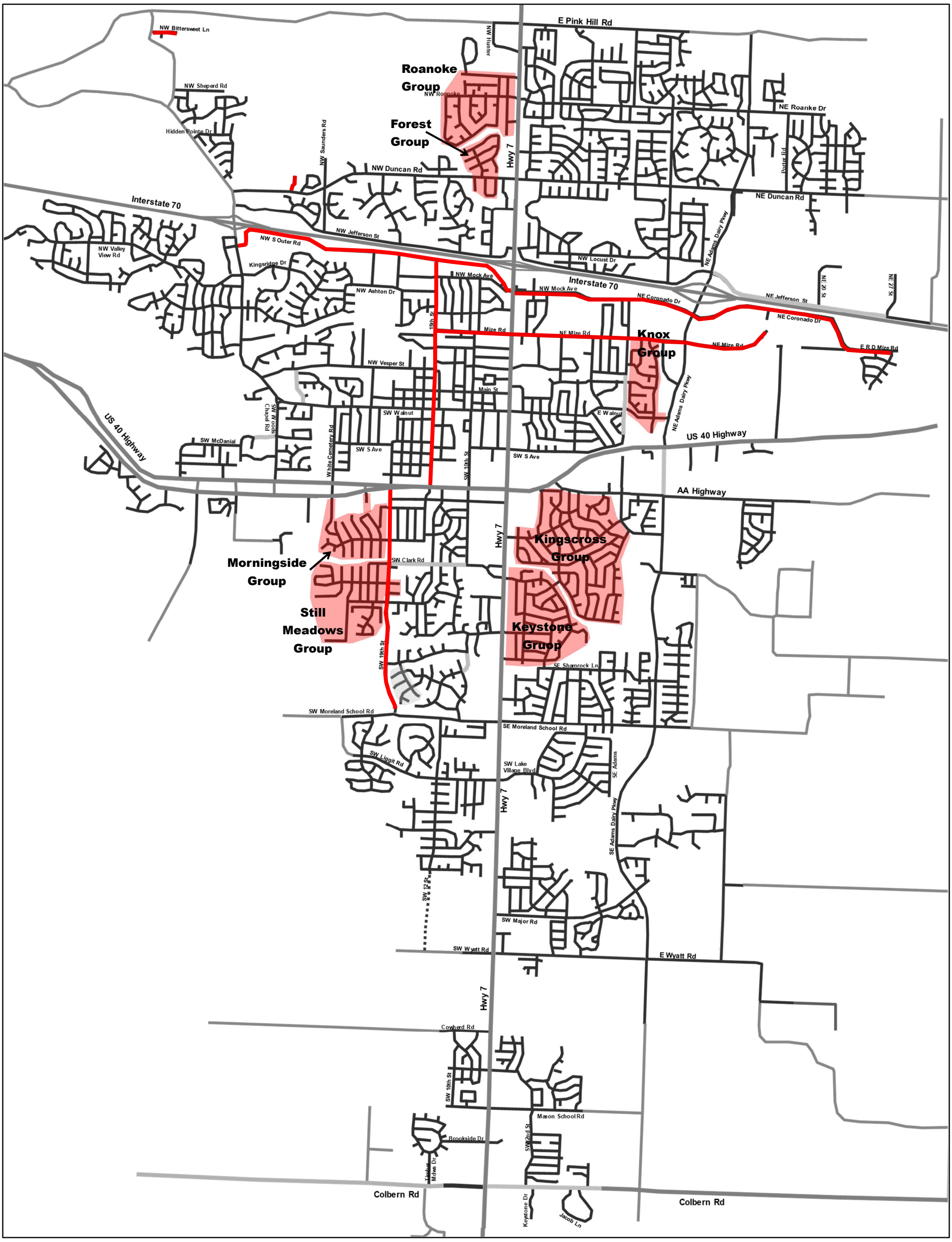


	2025		2026		2027		2028		2029		2030		2031		2032		2033	
Project Description		Cost		Cost		Cost		Cost		Cost		Cost		Cost		Cost		Cost
Capital Improvement Projects																		
S. Outer Road - Water Main - TO #5	WM	$3,247,993																
E. Wyatt Road - TO #12	Eng.	$141,309	A	$2,461,134			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Adams Dairy Pkwy RT Lane - TO #7	Eng.	$120,000	FD	$1,725,000														
12th St. - Wyatt to Southcrest - *Wilson*	Eng.	$421,600	FD	$5,436,707			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Main Street Improvements - TO #4	Eng.	$328,800	FD, WM	$5,480,000			CF	*city crew*			CF	*city crew*			CF	*city crew*		
11th Street - TO #4	Eng.	$88,066	FD	$1,166,800			CF	*city crew*			CF	*city crew*			CF	*city crew*		
AA Highway - *MARC Grant*	Eng.	$170,095	Eng.	$315,892	A	$1,984,449			CF	*city crew*			CF	*city crew*			CF	*city crew*
Walnut Street - TO #10	Eng.	$116,915	Eng.	$217,128			FD, WM	$5,817,915			CF	*city crew*			CF	*city crew*		
Mock Ave - Cornado Drive			A	$1,932,000			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Capital Projects Totals		**$4,634,779**		**$18,734,661**		**$1,984,449**		**$5,817,915**		**$0**		**$0**		**$0**		**$0**		**$0**
Paving - Arterials/Collectors:																		
NW S. Outer Road			A	$637,000			CF	*city crew*			CF	*city crew*			CF	*city crew*		
SW 19th Street			A	$709,333			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Mize Road			A	$957,600			CF	*city crew*			CF	*city crew*			CF	*city crew*		
15th Street			A	$539,000			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Walnut Street - 7th to 15th					A	$169,867			CF	*city crew*			CF	*city crew*			CF	*city crew*
NE Adams Dairy Pkwy					A	$2,762,667			CF	*city crew*			CF	*city crew*			CF	*city crew*
Mason School Road							A	$253,489			CF	*city crew*			CF	*city crew*		
NE Adams Dairy Road							A	$381,333			CF	*city crew*			CF	*city crew*		
NE Owens School Road							A	$203,378			CF	*city crew*			CF	*city crew*		
Woods Chapel Rd, north Hwy 40							A	$854,578			CF	*city crew*			CF	*city crew*		
S Cooks Road			CF	*city crew*			CF	*city crew*					A	$346,133			CF	*city crew*
E Pink Hill Road			CF	*city crew*			CF	*city crew*					A	$397,222			CF	*city crew*
White Cemetery Road			CF	*city crew*			CF	*city crew*					A	$176,000			CF	*city crew*
Jefferson Street			CF	*city crew*			CF	*city crew*			CF	*city crew*					A	$1,009,067
SW 10th Street			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
NW Valley Road			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
SE Adams Dairy Pkwy					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Roanoke Drive					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Moreland School Road			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Duncan Road			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Woods Chapel Rd, south Hwy 40			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Colbern Road			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
SW Clark Rd			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Paving - Residential Streets:																		
Neighborhood Street Preservation	A	$6,822,004			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Roanoke Group			A	$1,375,733			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Forest Group			A	$728,933			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Knox Group			A	$902,489			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Morningside Group			A	$972,400			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Still Meadows Group			A	$1,544,400			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Kingscross Group			A	$3,003,890			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Keystone Group			A	$1,547,578			CF	*city crew*			CF	*city crew*			CF	*city crew*		
NW Bittersweet Ln			A	$73,089			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Westbrooke Pl			A	$36,862			CF	*city crew*			CF	*city crew*			CF	*city crew*		
NW Shannon Drive					A	$100,100			CF	*city crew*			CF	*city crew*			CF	*city crew*
Gateway Group					A	$241,511			CF	*city crew*			CF	*city crew*			CF	*city crew*
NW Hunter					A	$130,631			CF	*city crew*			CF	*city crew*			CF	*city crew*
Sherwood Group					A	$400,400			CF	*city crew*			CF	*city crew*			CF	*city crew*
Deer Run Trail Group					A	$588,622			CF	*city crew*			CF	*city crew*			CF	*city crew*
Weatherstone Group					A	$616,489			CF	*city crew*			CF	*city crew*			CF	*city crew*
Tahoe Group							A	$1,563,467			CF	*city crew*			CF	*city crew*		
Briarwood Group							A	$1,895,911			CF	*city crew*			CF	*city crew*		
Moore Group							A	$165,244			CF	*city crew*			CF	*city crew*		
Smith Group			CF	*city crew*					A	$1,556,100			CF	*city crew*			CF	*city crew*
Sunset Group			CF	*city crew*					A	$1,816,267			CF	*city crew*			CF	*city crew*
Shamrock Group			CF	*city crew*					A	$1,753,267			CF	*city crew*			CF	*city crew*
Sunyside School Group					CF	*city crew*					A	$551,489			CF	*city crew*		
Lake Village Group					CF	*city crew*					A	$1,528,222			CF	*city crew*		
Chateau Group					CF	*city crew*					A	$1,295,667			CF	*city crew*		
Avanti Group					CF	*city crew*					A	$1,681,044			CF	*city crew*		
Hearnes Group			CF	*city crew*			CF	*city crew*					A	$1,315,600			CF	*city crew*
SW S Ave Group			CF	*city crew*			CF	*city crew*					A	$1,833,867			CF	*city crew*
Kingsridge Group															A	$2,478,667		
Main Street Group					CF	*city crew*			CF	*city crew*					A	$1,474,000		
Woodbine Group					CF	*city crew*			CF	*city crew*					A	$190,667		
6th Street Group					CF	*city crew*			CF	*city crew*					A	$425,822		
North Ridge Group					CF	*city crew*			CF	*city crew*					A	$418,000		
Summit Group			CF	*city crew*			CF	*city crew*			CF	*city crew*					A	$3,549,867
Kinston Circle, Burris, 28th			CF	*city crew*			CF	*city crew*			CF	*city crew*					A	$420,000
Pennington Group					CF	*city crew*			CF	*city crew*			CF	*city crew*				
Liggit Group					CF	*city crew*			CF	*city crew*			CF	*city crew*				
Stonecreek			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Scenic Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Jackson Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Waterford Group					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Shepard Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Westbrooke Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Arrowhead Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Bright Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Adams Point Village Group					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Golfview Group					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Pecan Group					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Hickory Group					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Craigivear Group					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
Monterrey Group					CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*
The Meadows Subdivision			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Briar Valley Ln Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
22nd Street Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Meyer Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Bishop Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Sparta Group			CF	*city crew*			CF	*city crew*			CF	*city crew*			CF	*city crew*		
Arterials/Collector-Residential Paving Totals		**$6,822,004**		**$13,028,308**		**$5,010,287**		**$5,317,400**		**$5,125,633**		**$5,056,422**		**$4,068,822**		**$4,987,156**		**$4,978,933**

A - Mill/Overlay; **CF** - Street Dept. Crack Filling; **STP** - Federal Aid; **NC** - Nova Chip; **FD** - Full Depth Pavement Replacement; **WM** - Water Main

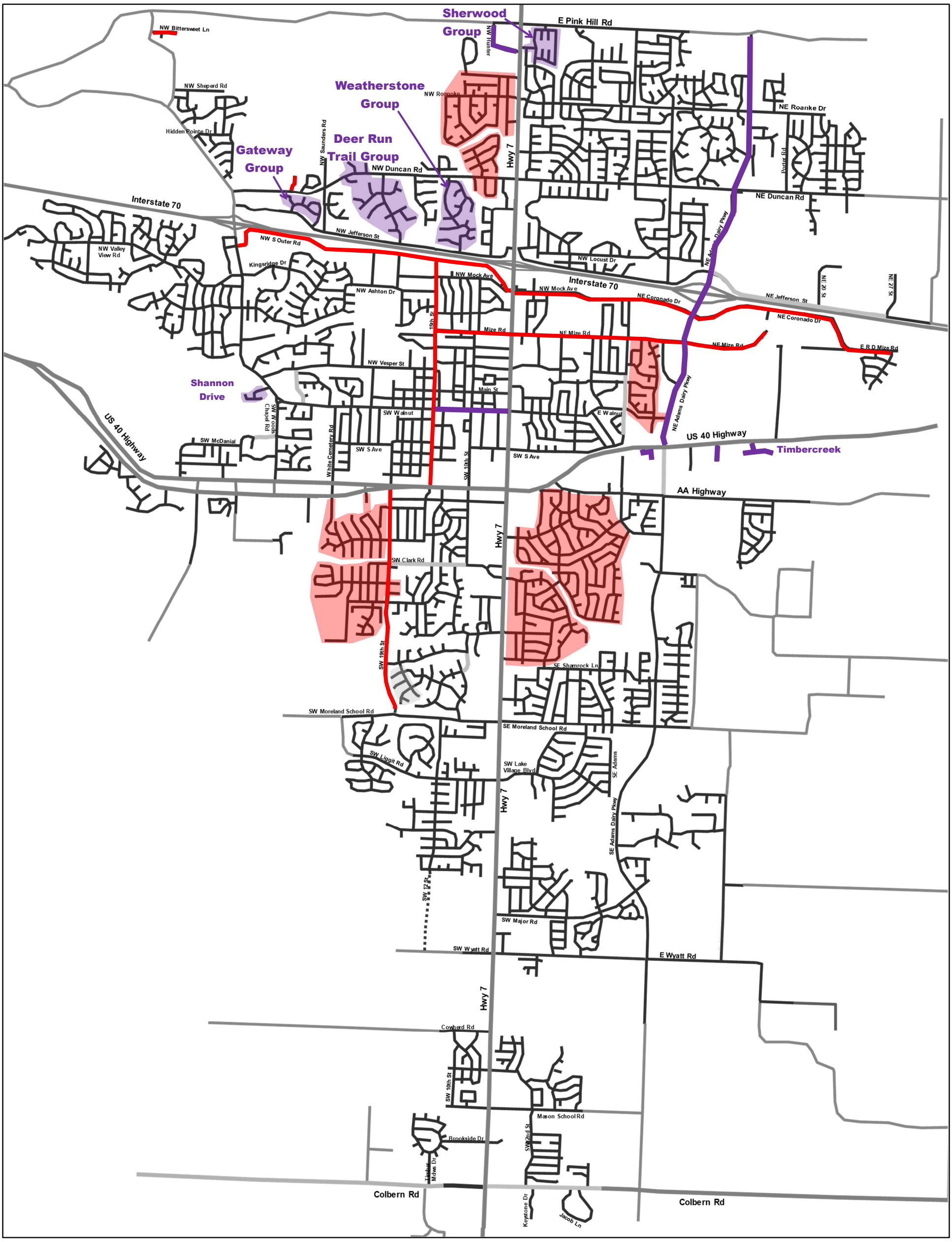
City of Blue Springs

Paving Schedule 26’



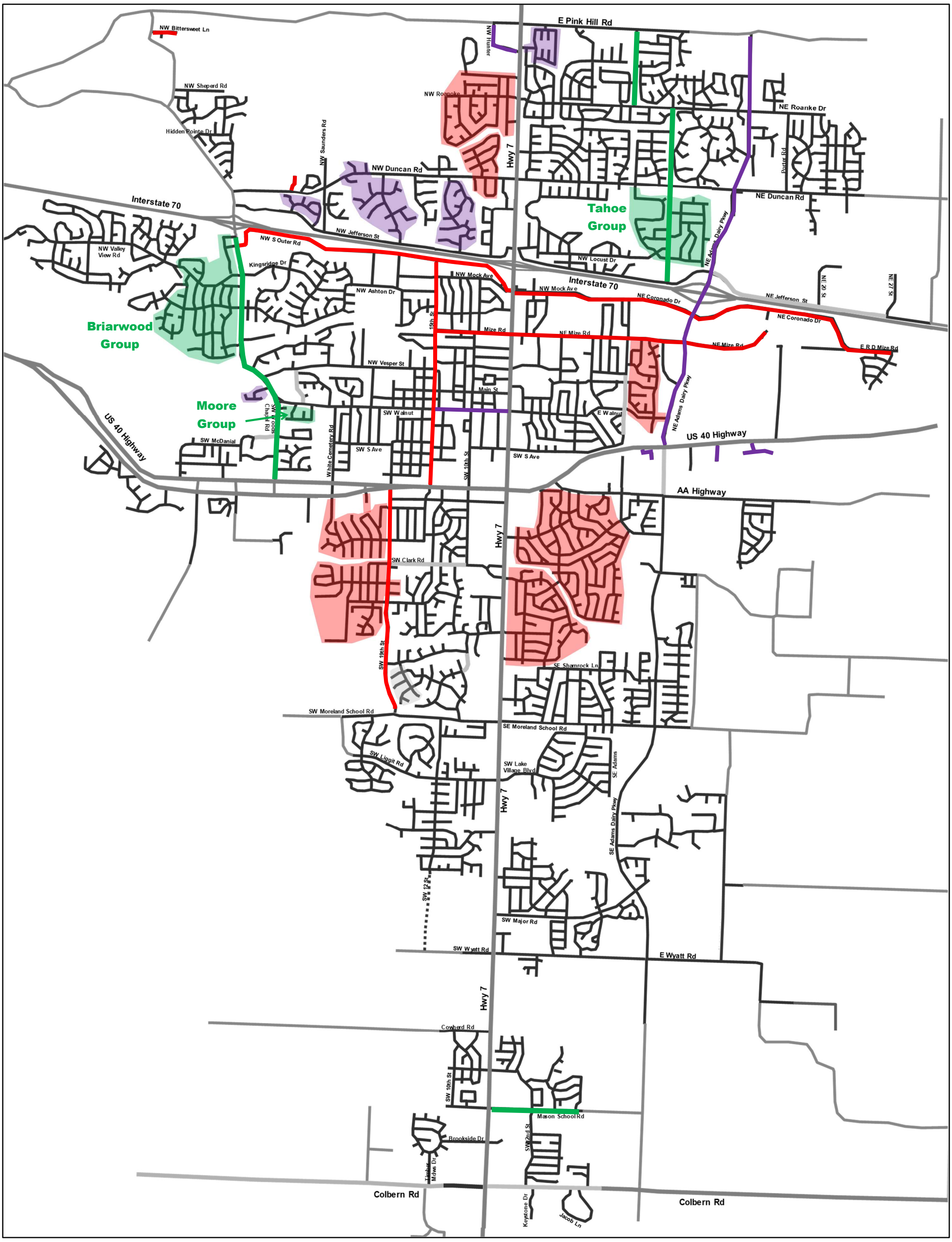
City of Blue Springs

Paving Schedule 27’



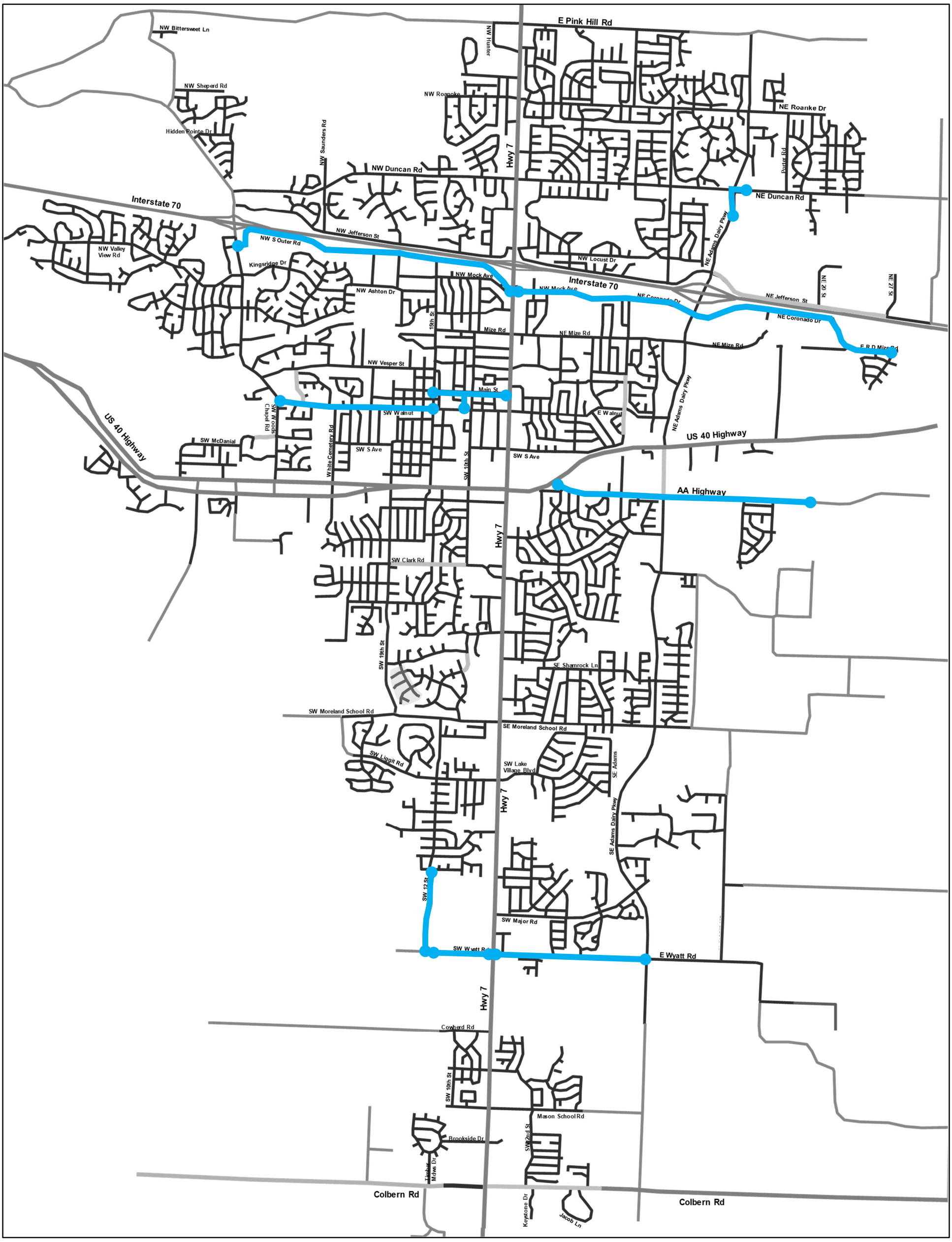
City of Blue Springs

Paving Schedule 28’



City of Blue Springs

Capital Improvement Projects



Resolution No. 48-2025

A RESOLUTION APPROVING TASK ORDER #15 TO CONTRACT NO. 2024-166 WITH SC ENGINEERING, LLC DBA COCHRAN FOR CONTRACT MANAGEMENT SERVICES TO PROVIDE PROFESSIONAL ENGINEERING AND INSPECTION SERVICES FOR THE CITY OF BLUE SPRINGS 2026 PREVENTIVE PAVEMENT MAINTENANCE PROGRAM AND MOCK AVENUE PAVING RESURFACING PROJECT.

WHEREAS, in August 2024, the voters of Blue Springs, Missouri, approved a $40 million bond election for various street improvements throughout the City; and

WHEREAS, Staff developed the Neighborhood Street Preservation Program from the Pavement Condition Assessment where an estimated $15 Million will be used for the Neighborhood Street Preservation Program; and

WHEREAS, on October 21, 2024, City Council approved an On-Call Consulting Services Contract with SC Engineering, LLC dba Cochran (Cochran) for engineering consulting services; and

WHEREAS, Cochran is proposing a Preventive Pavement Maintenance Program to provide a guideline to preserve the structural integrity and extend the service life of the City's roadway network, with Cochran providing Professional Engineering and Inspection Services for the 2026 Preventive Pavement Maintenance Program streets; and

WHEREAS, staff recommends entering into a Task Order with Cochran for Contract Management Services to provide Professional Engineering and Inspection Services for the City of Blue Springs' Preventive Pavement Maintenance Program and Mock Avenue Paving Resurfacing projects.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The City Administrator is hereby authorized to enter into a contract with SC Engineering, LLC dba Cochran for Professional Engineering and Inspection Services for the Preventive Pavement Maintenance Program and Mock Avenue Paving Resurfacing Project in the amount of $815,625. A copy of the proposed Contract is attached hereto as Exhibit "A" and is incorporated herein.

Section 2. City staff is directed to perform all tasks necessary to implement said contract.

Section 3. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Resolution, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

EXHIBIT A

CONTRACT NO. 2024-166	TASK ORDER NO. 15	TASK ORDER EFFECTIVE DATE: JULY, 2025	TASK ORDER TERMINATION DATE: DECEMBER 31, 2026
CITY		**CONSULTANT**	
City of Blue Springs **903 West Main Street** **Blue Springs, MO 64015**		**SC Engineering, LLC, dba Cochran** **618 SW 3rd Street** **Lee's Summit, MO 64063**	
Attention: Dennis Dovel		Attention: David Christensen, Vice President	
Department: Administration		Phone: (314) 220-7016	
Phone: (816) 228-0111			

TASK ORDER

This Task Order is entered into as the date last signed by the parties and is between SC Engineering, LLC, dba Cochran ("Consultant") and the City of Blue Springs, Missouri ("City").

WHEREAS, the City has engaged Consultant to provide engineering services pursuant to an Agreement for On-Call Consulting Services, pursuant to which the City may task the Consultant to provide additional professional engineering services on a project-specific basis by acknowledging a separate Task Order.

NOW, THEREFORE, in consideration of the promises and mutual covenants between the parties and for other good and valuable consideration the receipt of which is acknowledged by the parties, they agree as follows:

1. **Incorporation of Base Agreement**. This Task Order is subject to all terms and conditions contained in the Agreement for On-Call Consulting Services, that are not inconsistent with the specific terms contained herein, and the Agreement for On-Call Consulting Services between the parties is incorporated herein as if set forth in full by this reference.

2. **Scope of Services**. The Scope of Services pursuant to this Task Order are as contained in **Exhibit 1**.

3. **Term**. Consultant shall begin work pursuant to this Task Order upon its Effective Date and all work shall be completed by December 31, 2026.

4. **Compensation**. Unless compensation is set forth in this Task Order, compensation shall be as provided in the Agreement for On-Call Consulting Services between the parties.

5. **Additional Terms and Conditions**. If any, attached to this Task Order as **Exhibit 2**.

EXHIBIT A

IN WITNESS WHEREOF, the Consultant and the City have executed this Task Order as of the Effective Date.

SC ENGINEERING, LLC, DBA COCHRAN

David Christensen, Vice President

CITY OF BLUE SPRINGS, MISSOURI

Christine Cates, City Administrator

APPROVED AS TO FORM:

Jennifer Baird, City Attorney

EXHIBIT 1
Task Order #15 - Scope of Services

Blue Springs 2026 Paving Program – Lump Sum Proposal:

The purpose for this Lump Sum Proposal is to provide Professional Engineering and Inspection Services for the City of Blue Springs upcoming 2026 Preventive Pavement Management Program and Mock Avenue Pavement Resurfacing Project for a lump sum fee of $815,625. The projects are estimated to be at an approximate overall budget of $15M (including engineering and inspection).

SCOPE OF SERVICES:

1. **Design and Bidding Phase Services - 2026 Asphalt Overlay Project**

   a) Prepare project manual, plans, specifications, job special provisions, detail sheets, and full set of bidding documents to resurface roadways as shown in the City's Preventative Pavement Management Program, see attached project map with roadways identified in red.

   b) Attend meetings as necessary.

   c) Bidding Phase Services –

      - Make copies and distribute bid packages to contractors.
      - Answer contractor's questions during bidding and issue addenda (if required)
      - Conduct the bid opening and review submitted contractor bids, investigate low bidder(s) as required to evaluate their competency, and consult with the Owner on award of bid.

2. **Construction Phase Services -**

   a. Serve as City's representative for administering the terms of the construction contract for the City's 2026 Blue Springs Paving Project.

   b. Provide on-site inspection services to inspect the Contractor's progress and quality of work and to determine if the work conforms to the contract documents.

   c. Reject work not conforming to the project documents.

   d. Perform on-site nuclear density testing, and laboratory testing of loose mix samples.

   e. Prepare change orders for issuance by the City as necessary and assure that proper approvals are made prior to work being performed.

   f. Measure and document quantities, and review estimates for payments due the Contractor

   g. Inspect materials and review material certifications furnished by the Contractor.

EXHIBIT A

FEE:

1. The total amount of fee to be paid for the Scope of Services, Item 2 – “Design and Bidding Phase Services” as outlined in this proposal shall be a lump sum fee of $362,500.00.

2. The total amount of fee to be paid for the Scope of Services, Item 2 – “Construction Phase Services” as outlined in this proposal shall be a lump sum fee of $453,125.00.

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 24, 2025

SUBMITTED BY: Nic Hutchison **DEPARTMENT: City Development**

☒ Ordinance	☐ Resolution	☐ Presentation	☐ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Passage of a Bill approving a Final Plat for Shady Green First Plat for Asphaltic Surfaces located at 1050 SW Cemetery Road (PF-05-25-9568).

BACKGROUND/JUSTIFICATION

The applicant is requesting approval of the Shady Green First Plat for Asphaltic Surfaces, located at 1050 SW Cemetery Road. The Final Plat includes one lot totaling approximately 2.18 acres and is zoned “GB” (General Business).

The Final Plat is in substantial conformance with the approved Preliminary Plat.

Vehicular access will be provided via the existing driveway on SW Cemetery Road. No new sidewalks are proposed with this project. In coordination with the Missouri Department of Transportation, the developer will construct an eastbound left-turn lane on Highway 40 at the Cemetery Road intersection.

The Preliminary Plat (PP-05-25-9569) and Site Plan Design Review (SPDR-05-25-9570) were approved by the Planning Commission at a regular scheduled meeting on June 23, 2025. The Planning Commission recommended approval of the Final Plat for Asphaltic Surfaces.

FINANCIAL IMPACT

Contractor:	N/A

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
July 7, 2025	N/A

STAFF RECOMMENDATION

Staff recommends approval of the Final Plat with four (4) conditions:

1. Approval based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC.
2. Prior to Building Permit Issuance, the Final Plat must be recorded with Jackson County.
3. The Recorded Plat must be signed and sealed by a Professional Licensed Surveyor.
4. Proof of recorded documents are required prior to issuance of building permits.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	Planning Commission
Date:	June 23, 2025
Action:	Recommended approval of the Final Plat with four conditions: 8 Aye, 0 No

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Staff Report with attachments; Site Location Map; Site Zoning Map; Final Plat; Application
2. Bill approving the Final Plat Shady Green First Plat for Asphaltic Surfaces

REVIEWED BY:

Requesting Director: ***Nic Hutchison***	Budget: ***N/A***
Legal: ***James Newell***	City Administrator: ***Christine Cates***

AMENDMENT COMMUNITY CENTER SERVICES AGREEMENT
Contract #01770-CoBS-25

This Second Amendment to the Agreement (the "Amendment"), by and between the City of Blue Springs (hereinafter referred to as Contractor), with offices located at 903 West Main, Blue Springs, Missouri, and Mid-America Regional Council (hereinafter referred to as MARC), with offices located at 600 Broadway, Suite 200, Kansas City, Missouri, is effective this 1st Day of July, 2025.

WITNESSETH:

WHEREAS, MARC and Contractor are parties to that certain Agreement dated as of July 1, 2024 (the "Agreement"); and that First Amendment, dated as of May 12, 2025; and

WHEREAS, MARC and Contractor wish to amend certain terms and provisions of the Agreement as set forth herein;

NOW, THEREFORE, in consideration of the representations, warranties, covenants and agreements set forth in the Agreement and this Amendment and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree as follows:

1. **Definitions**. All capitalized terms used in this Amendment and not otherwise defined herein shall herein have the meaning ascribed to such terms in the Agreement.

2. **Amendment**. Paragraph 2 of the Agreement is hereby deleted in its entirety and replaced with the following:

TIME OF PERFORMANCE

A. Term - Contractor shall begin performing the Services as of July 1, 2024 and shall work diligently to perform the various components of this agreement to the satisfaction of MARC, in accordance with the terms provided herein, by June 30, 2026.

B. Extension of Term - The time frame for the provision of the services under this Agreement may be extended at MARC's sole discretion.

3. **Amendment**. Paragraph 3 of the Agreement is hereby deleted in its entirety and replaced with the following:

COMPENSATION

A. Maximum Obligation - Contractor and MARC expressly understand and agree that in no event will the total compensation paid under this agreement exceed individual amounts for each type of service, as listed below, which shall constitute full and complete compensation for Contractor's services hereunder:

Subrecipient Name: City of Blue Springs, Missouri
Subrecient's Unique Entity ID (UEI): XMN7P7URLFB7
Service: Community Center Services - SFY 2025, SFY 2026 **Amended: 7/1/25**

	SFY '25		SFY '26		SFY 2025-26
ADMINISTRATION Direct Service Costs:	MARC REIMBURSED COSTS SFY 2025	CONTRACTOR CONTRIBUTED COSTS SFY 2025	MARC REIMBURSED COSTS SFY 2026	CONTRACTOR CONTRIBUTED COSTS SFY 2026	TOTAL SERVICE COSTS
Personnel/Fringe	$33,000	$102,749	$33,000	$102,749	$271,498
Travel	$0	$0	$0	$0	$0
Rent/Utilities/Telephone	$0	$16,142	$0	$16,142	$32,284
Supplies	$0	$28,005	$0	$28,005	$56,010
Total Community Center Services Administratin Cost	**$33,000**	**$146,896**	**$33,000**	**$146,896**	**$359,792**

Transportation Services	UNIT RATE	ANNUAL UNITS	AVERAGE MONTHLY UNITS	ANNUAL AMOUNT
SFY '25 Site Transportation - Persons	$6.50	2,760	230	$17,940.00
SFY '25 ST-Meals	$4.00	7,500	583	$30,000.00
SFY '26 Site Transportation - Persons	$6.50	2,760	230	$17,940.00
SFY '26 ST-Meals	$4.00	6,250	521	$25,000.00

On-Site Meal Preparation TYPE OF MEAL	UNIT RATE	ESTIMATED ANNUAL MEALS SERVED	AVERAGE MONTHLY UNITS	ESTIMATED ANNUAL AMOUNT
Congregate Meals, SFY '25	$6.45	18,570	1,548	$119,777
Home Delivered Meals, SFY '25	$6.56	6,992	583	$45,868
Congregate Meals, SFY '26	$6.45	19,273	1,606	$124,310
Home Delivered Meals, SFY '26	$6.56	6,098	508	$40,000

Evidence-Based Disease Prevention/Health Promotion Programs		
July 1, 2024 - June 30, 2026	Each Year:	$10,000

These services include the delivery of group-based disease prevention and health promotion courses. These courses are licensed by entities approved by the Administration for Community Living and/or the Missouri Department of Health and Senior Services and are known to improve health and other outcomes among participants. Awards include the following compensation rates, specific to evidence-based programs:

Evidence-based DPHP program facilitataion at $25-$200/completer

Evidence-based DPHP program training at $200-$600 Leader Training

For audit purposes, all voluntary contributions collected through the provision of any of these services will be considered federal funds.

Total SFY '25 Contractual Commitment: **Not to exceed $256,585**
Total SFY '26 Contractual Commitment: **Not to exceed $250,250**

Contractor, as a federal subrecipient, is responsible for a minimum of 25% match of the total cost of these programs in the form of in-kind contributions. Subrecipient proposed no indirect costs. Therefore, **indirect costs will be considered unallowable.** Where appropriate, Contractor shall be held fiscally responsible for noncompliance resulting in losses of perishable goods, and/or excessive trip/wait time as determined by MARC.

B. **Method and Time of Payment** – Payment shall be made in the following manner:

Contractor shall submit monthly invoices, including appropriate documentation, to MARC **no later than the fifth business day following the end of each month. No payment will be made for any invoice for prior months without approval of MARC. Should any unforeseen reason develop that would cause Contractor to miss this ultimate deadline, there must be proactive communication from Contractor to MARC to that effect in advance.**

MARC shall reimburse Contractor within thirty (30) calendar days after the receipt of each invoice. Contractor shall maintain complete records of all costs incurred under this agreement. All such records shall be maintained on a generally accepted accounting basis for a minimum period of five (5) years after final payment is made under this Agreement and shall be clearly identifiable and readily accessible to authorized representatives of MARC for inspection and audit.

4. **Amendment**. Paragraph 17 of the Agreement, regarding Contributions and Project Income, is hereby deleted in its entirety and replaced with the following:

The Older Americans Act allows and encourages the collection of voluntary contributions from service recipients. No eligible client is to be denied a service because of an inability or unwillingness to contribute. Any project income collected by the contractor must be forwarded to MARC with the monthly report, identifying the service for which it was received. It will then be used to expand the service for which it was received.

5. **Amendment**. Paragraph 18 of the Agreement, regarding Federal and State Terms and Conditions, is hereby deleted in its entirety and replaced with the following:

A. This Agreement shall be subject to all applicable Federal Terms and Conditions provided in **Exhibit B** attached hereto and incorporated herein by reference.

B. Contractor shall be responsible for ensuring compliance with the Immigration Reform Act of 1986 and all laws regulating immigration and the verification of eligibility for employment of persons. All Contractors and sub-contractors with contract amounts in excess of $5,000 on public projects in Missouri are required to verify the employment eligibility status of employees through the

E-Verify federal program administered by the Department of Homeland Security, U.S. Citizenship and Immigration Services (**Exhibit C**). Compliance with any such requirements is required under this Agreement and any subcontracts permitted hereunder. Contractor shall indemnify, defend and hold harmless MARC against any expense incurred including imposition of fines which results from violation of such laws. Contractor affirmatively states that it is not knowingly in violation of R.S. Mo. 285.530.1 and shall not henceforth be in such violation. Contractor further agrees to execute a sworn affidavit, under the penalty of perjury attesting to the fact that the Contractor's employees are lawfully present in the United States. Failure of Contractor to comply with this requirement shall be grounds for termination for default.

C. Section 34.600, RSMo, precludes MARC from entering into a contract with a company to acquire products and/or services "unless the contract includes a written certification that the company is not currently engaged in and shall not, for the duration of the contract, engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel." (**Exhibit D**)

D. On August 21, 1996, the Health Insurance Portability and Accountability Act of 1996 (HIPAA), Public Law 104-191, was enacted. The Department of Health and Human Services developed privacy regulations governing individually identifiable health information, which were published in final form August 14, 2002. These regulations, known as The Privacy Rule, as well as all Administrative Simplification rules, apply to the "covered entities", meaning health plans, health care clearinghouses, and to any health care provider who transmits health information in electronic form in connection with transactions for which the Secretary of HHS has adopted standards under HIPAA. All MARC subrecipients/contractors providing any MARC Older Americans Act program is considered to be "business associates" of MARC and are therefore required to comply with these adopted standards under HIPAA. Consequently, **Exhibit E** (Business Associate Provisions) is attached and incorporated into this Agreement.

6. **Amendment**. **Exhibit F** (Community Center Assurances); **Exhibit G** (Certification Regarding Debarment and Suspension); **Exhibit H** (Single Audit Certification); are all hereby added to this Agreement, requiring Contractor to comply with each and signed by the designated authorized representative.

7. **Governing Law**. This Amendment shall be interpreted under and governed by the laws of the State of Missouri. Whenever there is no applicable state statute or decisional precedent governing the interpretation of this Amendment, the federal common law shall govern.

8. **Controlling Agreement**. To the extent that the terms and conditions of this Amendment conflict with the terms and conditions of the Agreement, this Amendment and the Agreement shall be deemed to conform to the terms and conditions of this Amendment.

9. **Binding Effect**. All the covenants, terms and conditions set forth in this Amendment shall be binding upon and shall inure to the benefit of all the parties hereto and their respective heirs, legal representatives, successors and assigns.

IN WITNESS WHEREOF, the parties hereto have signed this Amendment effective as of the date first above written.

Mid-America Regional Council

By: _____
David A. Warm
Executive Director

Date: 6/24/2025

City of Blue Springs, Missouri

By: _____

Printed Name: _____

Title: _____

Date: _____

EXHIBIT A

DETAIL OF FEDERAL FINANCIAL ASSISTANCE FUNDING
By Program and Code of Federal Domestic Assistance (CFDA) Number
State Fiscal Years 2026 Funding Allocation
As Passed to the Missouri Department of Health and Senior Services, which in Turn is Passed through to MARC

Federal Awarding Agency: Department of Health and Human Services – Administration for Community Living (ACL)

Federal Award Name: Older Americans Act Title III

Part III-B: Supportive Services; CFDA #93.044; $ 5,885
CFDA Title – Special Programs for the Aging Title III, Part B, Grants for Supportive Services and Senior Centers
Federal Awards – TBA

Part III-C1: Congregate Meals; CFDA #93.045 $ 130,154
CFDA Title – Special Programs for the Aging Title III, Part C, Nutrition Services
Federal Awards – TBA

Part III-C2: Home Delivered Meals; CFDA #93.045 $ 65,154
CFDA Title – Special Programs for the Aging Title III, Part C, Nutrition Services
Federal Awards – TBA

Part III-D: Preventive Health; CFDA #93.043 $ 10,000
CFDA Title – Special Programs for the Aging Title III, Part D, Disease Prevention and Health Promotion Services
Federal Awards – TBA

Federal Award Name: Older Americans Act Section 311 - Nutrition
Nutrition Services Incentive Program: CFDA #93.053 $16,982
CFDA Title – Nutrition Incentive Program
Federal Awards – TBA

Other HHS-Funded Programs:

Federal Agency Name: Department of Health and Human Services/ Administration for Children and Families (ACF)

Federal Award Name: Social Services Block Grant
Social Services Block Grant: CFDA #93.667 $ 9,977
CFDA Title – Social Services Block Grant

Total Amount of Federal Awards Obligated by this Action: $ tba

Total Amount of Federal Awards Obligated to Subrecipient Under this Agreement: $238,152

EXHIBIT B
Federal Terms and Conditions

1) NONDISCRIMINATION (49 CFR Part 21): During the performance of this Agreement, the Contractor, for itself, its assignees, and successors in interest, agrees as follows:

A. Contractor shall comply with the regulations relative to nondiscrimination in federally assisted programs of the United States Department of Commerce, as they may be amended from time to time (hereinafter referred to as the "Regulations"), which are hereby incorporated by reference and made a part of this Agreement.

B. Contractor, with regard to the Services performed by it during the term of this Agreement, shall not discriminate on the grounds of age, race, color, sex or national origin in the selection or retention of Contractors, including procurement of materials and leases of equipment. Contractor shall not participate, either directly or indirectly, in the discrimination prohibited by Section 21.5 of the Regulations, including employment practices when the Agreement covers a program set forth in Appendix "B" of the Regulations.

C. In all solicitations, whether by competitive bidding or negotiation, made by the Contractor for services to be performed under a subcontract, including procurement of materials or leases of equipment, each potential subcontractor or supplier shall be notified by the Contractor of the Contractor's obligations under this Agreement and the Regulations relative to nondiscrimination on the grounds of age, race, color, sex or national origin.

D. The Contractor shall provide all information and reports required under the Regulations or directives issued pursuant thereto, and shall permit access to its books, records, accounts, and other sources of information, and its facilities as may be determined by MARC to be pertinent to ascertain compliance with such Regulations, orders and instructions. Where any information is required, or such information is in the exclusive possession of another that fails or refuses to furnish this information, the Contractor shall so certify to MARC, and shall set forth what efforts it has made to obtain the information.

E. In the event of the Contractor's noncompliance with the nondiscrimination provisions of this Agreement, MARC shall impose such contract sanctions as it may determine to be appropriate, including, but not limited to: (i) Withholding of payments to the Contractor under the Agreement until the Contractor complies; and/or (ii) Cancellation, termination, or suspension of the Agreement, in whole or in part.

F. The Contractor shall include the provisions of Paragraphs A through E above in every subcontract, including procurement of materials and leases of equipment, unless exempt by the Regulations or directives issued pursuant thereto. The Contractor shall take such action with respect to any subcontract or procurement as MARC may direct as a means of enforcing such provisions, including sanctions for noncompliance; provided, however, that in the event the Contractor becomes involved in or is threatened with litigation with a subcontractor or supplier as a result of such direction, the Contractor may request MARC to enter into such litigation to protect the interests of MARC.

2) AMERICANS WITH DISABILITIES ACT: Contractor shall comply with applicable provisions of the Americans with Disabilities Act of 1991, as amended. In particular, Contractor shall assist MARC in compliance by including appropriate language in all public documents and reports notifying persons with disabilities of MARC's policy of providing accommodations (i.e. interpreter, large print, reader and hearing assistance) to persons who need such assistance to participate in the Project.

3) AFFIRMATIVE ACTION IN EMPLOYMENT: The Contractor shall comply with the provisions of Section 503 of the Rehabilitation Act of 1973, as amended (the "Act"), and agrees as follows:

A. The Contractor will not discriminate against any employee or applicant for employment because of physical or mental handicap in regard to any position for which the employee or applicant for employment is qualified. The Contractor agrees to take affirmative action to employ, advance in employment and otherwise treat qualified handicapped individuals without discrimination based upon their physical or mental handicap in all employment practices such as the following: employment, upgrading, demotion or transfer, recruitment, advertising, layoff or termination, rates of pay or other form of compensation, and selection for training, including apprenticeship.

B. The Contractor agrees to comply with the rules, regulations, and relevant orders of the Secretary of Labor pursuant to the Act.

C. In the event of the Contractor's noncompliance with the requirements of this clause, actions for noncompliance may be taken in accordance with the rules, regulations, and relevant orders of the Secretary of Labor pursuant to the Act.

D. The Contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices in a form to be prescribed by the director, provided by or through the contracting officer. Such notices shall state the Sub-recipient's obligation under the law to take affirmative action to employ and advance in employment qualified handicapped employees and applicants for employment, and the rights of applicants and employees.

E. The Contractor will notify each labor union or representative of workers with which it has a collective bargaining agreement or other contract understanding, that the Contractor is bound by the terms of the Act and is committed to take affirmative action to employ and advance in employment physically and mentally disabled individuals.

F. The Contractor will include the provisions of Paragraphs A through E above in every subcontract or purchase order of $2,500.00 or more unless exempted by rules, regulations or orders of the Secretary issued pursuant to the Act, so that such provisions will be binding on each subcontractor or vendor. The Contractor will take such action with respect to any subcontract or purchase order as the director of the Office of Federal Contract Compliance Programs may direct to enforce such provisions, including action for noncompliance (41 CFR 60-741.4.4).

4) <u>EQUAL EMPLOYMENT OPPORTUNITY (41 CFR Part 60-1.4(b))</u>: During the performance of this Agreement, the Contractor agrees as follows:

A. The Contractor will not discriminate against any employee or applicant for employment because of race, color, religion, sex or national origin. The Contractor will take affirmative action to ensure that applicants are employed, and that employees are treated during employment without regard to their race, color, religion, sex or national origin. Such action shall include, but not be limited to, the following: employment, upgrading, demotion or transfer, recruitment or recruitment advertising, layoff or termination, rates of pay or other forms of compensation, and selection for training, including apprenticeship. The Contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.

B. The Contractor will, in all solicitations or advertisements for employees placed by or on behalf of the Sub-recipient, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex or national origin.

C. The Contractor will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided advising the said labor union or workers' representatives of the Contractor's commitments under this Section, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

D. The Contractor shall comply with all provisions of Executive Order 11246 of September 24, 1965, and by rules, regulations, and relevant orders of the Secretary of Labor.

E. The Contractor will furnish all information and reports required by Executive Order 11246 of September 24, 1965, and by rules, regulations, and orders of the Secretary of Labor, or pursuant thereto, and will permit access to its books, records, and accounts by MARC and the Secretary of Labor for purposes of investigation to ascertain compliance with such rules, regulations, and orders.

F. In the event of the Contractor's noncompliance with the nondiscrimination clauses of this Agreement or with any of the said rules, regulations, or orders, this Agreement may be canceled, terminated or suspended in whole or in part and the Contractor may be declared ineligible for further government contracts or federally assisted construction contracts in accordance with procedures authorized in Executive Order 11246 of September 24, 1965, and such other sanctions as may be imposed and remedies invoked as provided in Executive Order 11246 of September 24, 1965, or by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

G. The Contractor will include the portion of the sentence immediately preceding Paragraph A and the provisions of Paragraphs A through G in every subcontract or purchase order unless exempted by rules, regulations, or orders of the Secretary of Labor issued pursuant to Section 204 of Executive Order

11246 of September 24, 1965, so that such provisions will be binding upon each subcontractor or vendor. The Subcontractor will take such action with respect to any subcontract or purchase order as MARC may direct as a means of enforcing such provision, including sanctions for noncompliance, provided, however, that in the event the Subcontractor becomes involved in, or is threatened with, litigation with a subcontractor or vendor as a result of such direction by the administering agency the Contractor may request MARC to enter into such litigation to protect the interests of MARC.

5) PROHIBITION AGAINST SUBSTANCE ABUSE: The Contractor shall comply with the requirements of the Omnibus Drug Initiative Act of 1988 (Public Law 100-690), as amended, and certify to MARC that it will provide a drug-free workplace.

6) LOBBYING: The Contractor hereby certifies that the federal funds provided under the terms of this Agreement will not be paid, by or on behalf of the Contractor, to any person to influence an officer or employee of any federal agency or federal elected official. The Contractor will provide full disclosure of any non-federal resources expended to lobby any federal official in connection with the Project.

7) COPELAND "ANTI-KICKBACK" ACT: All contracts and subgrants for construction or repair will include provision for compliance with the Copeland "Anti-Kickback" Act (18 U.S.C. 874) as supplemented in DOL regulations (29 CFR Part 3).

8) DAVIS-BACON ACT: All construction endeavors of the AAA in excess of $2,000 will include provision for compliance with the Davis-Bacon Act (40 U.S.C. section 3141 et seq.)

9) CONTRACT WORK HOURS AND SAFETY STANDARDS ACT: All construction endeavors of the AAA in excess of $2,000, and in excess of $2,500 for other contracts involving employment of mechanics or laborers, will include provision for compliance with Sections 103 and 107 of the Contract Work Hours and Safety Standards Act (40 U.S.C. 327-330) as supplemented by DOL Regulations (29 CFR part 5).

10) CLEAN AIR ACT/CLEAN WATER ACT/EPA REGULATIONS: Contractor shall comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act, under section 306 (42 U.S.C. 1857 (h)), section 508 of the Clean Water Act (42 U.S.C. 1368), Executive Order 11738, and Environmental Protection Agency regulations (40 CFR Part 15).

11) WINDSOR V. UNITED STATES: Contractor will comply with the requirement to provide services to married same-sex couples.

12) EMPLOYEE WHISTLEBLOWER PROTECTIONS: Contractor shall comply with the provisions of 41 U.S.C. 4712 that states an employee of a contractor, subcontractor, grantee, or subgrantee may not be discharged, demoted or otherwise discriminated against as a reprisal for "whistleblowing". In addition, whistleblower protections cannot be waived by any agreement, policy, form, or condition of employment.

13) TARGET POPULATION: (OAA Section 306 (a)(4)(A)(i)(I)) Contractor shall target its services to low-income minority individuals, older rural individuals, and older individuals with limited English proficiency. Persons aged 60 or over who are frail, homebound by reason of illness or incapacitation disability, or otherwise isolated, shall be given priority in the delivery of services. (45 CFR 1321.69(a)).

14) BOSTOCK v CLAYTON COUNTY: Contractor shall ensure employees are protected against discrimination because of their sexual orientation or gender identity.

EXHIBIT C
E-Verify

BUSINESS ENTITY CERTIFICATION, ENROLLMENT DOCUMENTATION, AND AFFIDAVIT OF WORK AUTHORIZATION

BUSINESS ENTITY CERTIFICATION:
The contractor must certify their current business status by completing either Box A or Box B or Box C on this Exhibit.

BOX A:	To be completed by a non-business entity as defined below.
BOX B:	To be completed by a business entity who has not yet completed and submitted documentation pertaining to the federal work authorization program as described at http://www.uscis.gov/e-verify.
BOX C:	To be completed by a business entity who has current work authorization documentation on file with a Missouri state agency including Division of Purchasing.

Business entity, as defined in section 285.525, RSMo pertaining to section 285.530, RSMo is any person or group of persons performing or engaging in any activity, enterprise, profession, or occupation for gain, benefit, advantage, or livelihood. The term "**business entity**" shall include but not be limited to self-employed individuals, partnerships, corporations, contractors, and subcontractors. The term "**business entity**" shall include any business entity that possesses a business permit, license, or tax certificate issued by the state, any business entity that is exempt by law from obtaining such a business permit, and any business entity that is operating unlawfully without such a business permit. The term "**business entity**" shall not include a self-employed individual with no employees or entities utilizing the services of direct sellers as defined in subdivision (17) of subsection 12 of section 288.034, RSMo.

Note: Regarding governmental entities, business entity includes Missouri schools, Missouri universities, out of state agencies, out of state schools, out of state universities, and political subdivisions. A business entity does not include Missouri state agencies and federal government entities.

EXHIBIT C, continued

Box A CURRENTLY NOT A BUSINESS ENTITY

I certify that City of Blue Springs (Company/Individual Name) **DOES NOT CURRENTLY MEET** the definition of a business entity, as defined in section 285.525, RSMo pertaining to section 285.530, RSMo as stated above, because: (check the applicable business status that applies below)

- ☐ I am a self-employed individual with no employees; **OR**
- ☐ The company that I represent utilizes the services of direct sellers as defined in subdivision (17) of subsection 12 of section 288.034, RSMo.

I certify that I am not an alien unlawfully present in the United States and City of Blue Springs (Company/Individual Name) is awarded a contract for the services requested herein under **Contract #01770-CoBS-25** (Contract Number) and if the business status changes during the life of the contract to become a business entity as defined in section 285.525, RSMo pertaining to section 285.530, RSMo then, prior to the performance of any services as a business entity, City of Blue Springs (Company/Individual Name) agrees to complete Box B, comply with the requirements stated in Box B and provide the Mid-America Regional Council with all documentation required in Box B of this exhibit.

Amy Willyard	Amy Willyard
Authorized Representative's Name (Please Print)	Authorized Representative's Signature
City of Blue Springs	6/25/25
Company Name (if applicable)	Date

EXHIBIT C, continued

(Complete the following if you DO NOT have the E-Verify documentation and a current Affidavit of Work Authorization already on file with the State of Missouri. If completing Box B, do not complete Box C.)

BOX B – CURRENT BUSINESS ENTITY STATUS

I certify that City of Blue Springs (Business Entity Name) **MEETS** the definition of a business entity as defined in section 285.525, RSMo pertaining to section 285.530, RSMo as stated above.

Amy Willyard
Authorized Business Entity Representative's Name
(Please Print)

Amy Willyard
Authorized Business Entity
Representative's Signature

City of Blue Springs
Business Entity Name

6/25/25
Date

As a business entity, the contractor must perform/provide the following. The contractor should check each to verify completion/submission:

☒ Enroll and participate in the E-Verify federal work authorization program (Website: https://www.e-verify.gov; Phone: 888-464-4218) with respect to employees hired after enrollment in the program who are proposed to work in connection with the services required herein; AND

☒ Provide documentation affirming said company's/individual's enrollment and participation in the E-Verify federal work authorization program. Documentation shall include a page from the E-Verify Memorandum of Understanding (MOU) listing the contractor's name and the MOU signature page completed and signed, at minimum, by the contractor and the Department of Homeland Security – Verification Division; (if the signature page of the of the MOU lists the contractor's name, then no additional pages of the MOU must be submitted); AND

☒ Submit a completed, notarized Affidavit of Work Authorization provided on the next page of this Exhibit.

AFFIDAVIT OF WORK AUTHORIZATION

The contractor who meets section 285.525, RSMo definition of a business entity must complete and return the following Affidavit of Work Authorization.

Comes now Amy Willyard (Name of Business Entity Authorized Representative) as Human Resources Director (Position/Title) first being duly sworn on my oath, affirm City of Blue Springs (Business Entity Name) is enrolled and will continue to participate in the E-Verify federal work authorization program with respect to employees hired after enrollment in the program who are proposed to work in connection with the services related to **Contract #01770-CoBS-25** (Contract Number) for the duration of the contract, in accordance with subsection 2 of section 285.530, RSMo. I also affirm that City of Blue Springs (Business Entity Name) does not and will not knowingly employ a person who is an unauthorized alien in connection with the contracted services related to **Contract #01770-CoBS-25** (Contract Number) for the duration of the contract, if awarded.

In Affirmation thereof, the facts stated above are true and correct. (The undersigned understands that false statements made in this filing are subject to the penalties provided under section 575.040, RSMo.)

Amy Willyard
Authorized Representative's Signature

Amy Willyard
Printed Name

Director Human Resources
Title

6/25/2025
Date

Subscribed and sworn to before me this 25 (DAY) of June, 2025 (MONTH, YEAR). I am commissioned as a notary public within the County of Jackson (NAME OF COUNTY), State of Missouri (NAME OF STATE), and my commission expires on 06-20-2027 (DATE)

Christ O'Dwyer
Signature of Notary

6/25/2025
Date

CHRISTINE O'DWYER
Notary Public, Notary Seal
State of Missouri
Jackson County
Commission # 23182162
My Commission Expires 06-20-2027

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

THE E-VERIFY MEMORANDUM OF UNDERSTANDING FOR EMPLOYERS

ARTICLE I PURPOSE AND AUTHORITY

The parties to this agreement are the Department of Homeland Security (DHS) and City of Blue Springs (Employer). The purpose of this agreement is to set forth terms and conditions which the Employer will follow while participating in E-Verify.

E-Verify is a program that electronically confirms an employee's eligibility to work in the United States after completion of Form I-9, Employment Eligibility Verification (Form I-9). This Memorandum of Understanding (MOU) explains certain features of the E-Verify program and describes specific responsibilities of the Employer, the Social Security Administration (SSA), and DHS.

Authority for the E-Verify program is found in Title IV, Subtitle A, of the Illegal Immigration Reform and Immigrant Responsibility Act of 1996 (IIRIRA), Pub. L. 104-208, 110 Stat. 3009, as amended (8 U.S.C. § 1324a note). The Federal Acquisition Regulation (FAR) Subpart 22.18, "Employment Eligibility Verification" and Executive Order 12989, as amended, provide authority for Federal contractors and subcontractors (Federal contractor) to use E-Verify to verify the employment eligibility of certain employees working on Federal contracts.

ARTICLE II RESPONSIBILITIES

A. RESPONSIBILITIES OF THE EMPLOYER

1. The Employer agrees to display the following notices supplied by DHS in a prominent place that is clearly visible to prospective employees and all employees who are to be verified through the system:

   a. Notice of E-Verify Participation

   b. Notice of Right to Work

2. The Employer agrees to provide to the SSA and DHS the names, titles, addresses, and telephone numbers of the Employer representatives to be contacted about E-Verify. The Employer also agrees to keep such information current by providing updated information to SSA and DHS whenever the representatives' contact information changes.

3. The Employer agrees to grant E-Verify access only to current employees who need E-Verify access. Employers must promptly terminate an employee's E-Verify access if the employer is separated from the company or no longer needs access to E-Verify.

4. The Employer agrees to become familiar with and comply with the most recent version of the E-Verify User Manual.

5. The Employer agrees that any Employer Representative who will create E-Verify cases will complete the E-Verify Tutorial before that individual creates any cases.

a. The Employer agrees that all Employer representatives will take the refresher tutorials when prompted by E-Verify in order to continue using E-Verify. Failure to complete a refresher tutorial will prevent the Employer Representative from continued use of E-Verify.

6. The Employer agrees to comply with current Form I-9 procedures, with two exceptions:

a. If an employee presents a "List B" identity document, the Employer agrees to only accept "List B" documents that contain a photo. (List B documents identified in 8 C.F.R. § 274a.2(b)(1)(B)) can be presented during the Form I-9 process to establish identity.) If an employee objects to the photo requirement for religious reasons, the Employer should contact E-Verify at 888-464-4218.

b. If an employee presents a DHS Form I-551 (Permanent Resident Card), Form I-766 (Employment Authorization Document), or U.S. Passport or Passport Card to complete Form I-9, the Employer agrees to make a photocopy of the document and to retain the photocopy with the employee's Form I-9. The Employer will use the photocopy to verify the photo and to assist DHS with its review of photo mismatches that employees contest. DHS may in the future designate other documents that activate the photo screening tool.

Note: Subject only to the exceptions noted previously in this paragraph, employees still retain the right to present any List A, or List B and List C, document(s) to complete the Form I-9.

7. The Employer agrees to record the case verification number on the employee's Form I-9 or to print the screen containing the case verification number and attach it to the employee's Form I-9.

8. The Employer agrees that, although it participates in E-Verify, the Employer has a responsibility to complete, retain, and make available for inspection Forms I-9 that relate to its employees, or from other requirements of applicable regulations or laws, including the obligation to comply with the anti-discrimination requirements of section 274B of the INA with respect to Form I-9 procedures.

a. The following modified requirements are the only exceptions to an Employer's obligation to not employ unauthorized workers and comply with the anti-discrimination provision of the INA: (1) List B identity documents must have photos, as described in paragraph 6 above; (2) When an Employer confirms the identity and employment eligibility of newly hired employee using E-Verify procedures, the Employer establishes a rebuttable presumption that it has not violated section 274A(a)(1)(A) of the Immigration and Nationality Act (INA) with respect to the hiring of that employee; (3) If the Employer receives a final nonconfirmation for an employee, but continues to employ that person, the Employer must notify DHS and the Employer is subject to a civil money penalty between $550 and $1,100 for each failure to notify DHS of continued employment following a final nonconfirmation; (4) If the Employer continues to employ an employee after receiving a final nonconfirmation, then the Employer is subject to a rebuttable presumption that it has knowingly

employed an unauthorized alien in violation of section 274A(a)(1)(A); and (5) no E-Verify participant is civilly or criminally liable under any law for any action taken in good faith based on information provided through the E-Verify.

b. DHS reserves the right to conduct Form I-9 compliance inspections, as well as any other enforcement or compliance activity authorized by law, including site visits, to ensure proper use of E-Verify.

9. The Employer is strictly prohibited from creating an E-Verify case before the employee has been hired, meaning that a firm offer of employment was extended and accepted and Form I-9 was completed. The Employer agrees to create an E-Verify case for new employees within three Employer business days after each employee has been hired (after both Sections 1 and 2 of Form I-9 have been completed), and to complete as many steps of the E-Verify process as are necessary according to the E-Verify User Manual. If E-Verify is temporarily unavailable, the three-day time period will be extended until it is again operational in order to accommodate the Employer's attempting, in good faith, to make inquiries during the period of unavailability.

10. The Employer agrees not to use E-Verify for pre-employment screening of job applicants, in support of any unlawful employment practice, or for any other use that this MOU or the E-Verify User Manual does not authorize.

11. The Employer must use E-Verify for all new employees. The Employer will not verify selectively and will not verify employees hired before the effective date of this MOU. Employers who are Federal contractors may qualify for exceptions to this requirement as described in Article II.B of this MOU.

12. The Employer agrees to follow appropriate procedures (see Article III below) regarding tentative nonconfirmations. The Employer must promptly notify employees in private of the finding and provide them with the notice and letter containing information specific to the employee's E-Verify case. The Employer agrees to provide both the English and the translated notice and letter for employees with limited English proficiency to employees. The Employer agrees to provide written referral instructions to employees and instruct affected employees to bring the English copy of the letter to the SSA. The Employer must allow employees to contest the finding, and not take adverse action against employees if they choose to contest the finding, while their case is still pending. Further, when employees contest a tentative nonconfirmation based upon a photo mismatch, the Employer must take additional steps
(see Article III.B. below) to contact DHS with information necessary to resolve the challenge.

13. The Employer agrees not to take any adverse action against an employee based upon the employee's perceived employment eligibility status while SSA or DHS is processing the verification request unless the Employer obtains knowledge (as defined in 8 C.F.R. § 274a.1(l)) that the employee is not work authorized. The Employer understands that an initial inability of the SSA or DHS automated verification system to verify work authorization, a tentative nonconfirmation, a case in continuance
(indicating the need for additional time for the government to resolve a case), or the finding of a photo mismatch, does not establish, and should not be interpreted as, evidence that the employee is not work authorized. In any of such cases, the employee must be provided a full and fair opportunity to contest the finding, and if he or she does so, the employee may not be terminated or suffer any adverse employment consequences based upon the employee's perceived employment eligibility status

(including denying, reducing, or extending work hours, delaying or preventing training, requiring an employee to work in poorer conditions, withholding pay, refusing to assign the employee to a Federal contract or other assignment, or otherwise assuming that he or she is unauthorized to work) until and unless secondary verification by SSA or DHS has been completed and a final nonconfirmation has been issued. If the employee does not choose to contest a tentative nonconfirmation or a photo mismatch or if a secondary verification is completed and a final nonconfirmation is issued, then the Employer can find the employee is not work authorized and terminate the employee's employment. Employers or employees with questions about a final nonconfirmation may call E-Verify at 1-888-464-4218 (customer service) or 1-888-897-7781 (worker hotline).

14. The Employer agrees to comply with Title VII of the Civil Rights Act of 1964 and section 274B of the INA as applicable by not discriminating unlawfully against any individual in hiring, firing, employment eligibility verification, or recruitment or referral practices because of his or her national origin or citizenship status, or by committing discriminatory documentary practices. The Employer understands that such illegal practices can include selective verification or use of E-Verify except as provided in part D below, or discharging or refusing to hire employees because they appear or sound "foreign" or have received tentative nonconfirmations. The Employer further understands that any violation of the immigration-related unfair employment practices provisions in section 274B of the INA could subject the Employer to civil penalties, back pay awards, and other sanctions, and violations of Title VII could subject the Employer to back pay awards, compensatory and punitive damages. Violations of either section 274B of the INA or Title VII may also lead to the termination of its participation in E-Verify. If the Employer has any questions relating to the anti-discrimination provision, it should contact OSC at 1-800-255-8155 or 1-800-237-2515 (TDD).

15. The Employer agrees that it will use the information it receives from E-Verify only to confirm the employment eligibility of employees as authorized by this MOU. The Employer agrees that it will safeguard this information, and means of access to it (such as PINS and passwords), to ensure that it is not used for any other purpose and as necessary to protect its confidentiality, including ensuring that it is not disseminated to any person other than employees of the Employer who are authorized to perform the Employer's responsibilities under this MOU, except for such dissemination as may be authorized in advance by SSA or DHS for legitimate purposes.

16. The Employer agrees to notify DHS immediately in the event of a breach of personal information. Breaches are defined as loss of control or unauthorized access to E-Verify personal data. All suspected or confirmed breaches should be reported by calling 1-888-464-4218 or via email at E-Verify@uscis.dhs.gov. Please use "Privacy Incident – Password" in the subject line of your email when sending a breach report to E-Verify.

17. The Employer acknowledges that the information it receives from SSA is governed by the Privacy Act (5 U.S.C. § 552a(i)(1) and (3)) and the Social Security Act (42 U.S.C. 1306(a)). Any person who obtains this information under false pretenses or uses it for any purpose other than as provided for in this MOU may be subject to criminal penalties.

18. The Employer agrees to cooperate with DHS and SSA in their compliance monitoring and evaluation of E-Verify, which includes permitting DHS, SSA, their contractors and other agents, upon

reasonable notice, to review Forms I-9 and other employment records and to interview it and its employees regarding the Employer's use of E-Verify, and to respond in a prompt and accurate manner to DHS requests for information relating to their participation in E-Verify.

19. The Employer shall not make any false or unauthorized claims or references about its participation in E-Verify on its website, in advertising materials, or other media. The Employer shall not describe its services as federally-approved, federally-certified, or federally-recognized, or use language with a similar intent on its website or other materials provided to the public. Entering into this MOU does not mean that E-Verify endorses or authorizes your E-Verify services and any claim to that effect is false.

20. The Employer shall not state in its website or other public documents that any language used therein has been provided or approved by DHS, USCIS or the Verification Division, without first obtaining the prior written consent of DHS.

21. The Employer agrees that E-Verify trademarks and logos may be used only under license by DHS/USCIS (see M-795 (Web)) and, other than pursuant to the specific terms of such license, may not be used in any manner that might imply that the Employer's services, products, websites, or publications are sponsored by, endorsed by, licensed by, or affiliated with DHS, USCIS, or E-Verify.

22. The Employer understands that if it uses E-Verify procedures for any purpose other than as authorized by this MOU, the Employer may be subject to appropriate legal action and termination of its participation in E-Verify according to this MOU.

B. RESPONSIBILITIES OF FEDERAL CONTRACTORS

1. If the Employer is a Federal contractor with the FAR E-Verify clause subject to the employment verification terms in Subpart 22.18 of the FAR, it will become familiar with and comply with the most current version of the E-Verify User Manual for Federal Contractors as well as the E-Verify Supplemental Guide for Federal Contractors.

2. In addition to the responsibilities of every employer outlined in this MOU, the Employer understands that if it is a Federal contractor subject to the employment verification terms in Subpart 22.18 of the FAR it must verify the employment eligibility of any "employee assigned to the contract" (as defined in FAR 22.1801). Once an employee has been verified through E-Verify by the Employer, the Employer may not create a second case for the employee through E-Verify.

a. An Employer that is not enrolled in E-Verify as a Federal contractor at the time of a contract award must enroll as a Federal contractor in the E-Verify program within 30 calendar days of contract award and, within 90 days of enrollment, begin to verify employment eligibility of new hires using E-Verify. The Employer must verify those employees who are working in the United States, whether or not they are assigned to the contract. Once the Employer begins verifying new hires, such verification of new hires must be initiated within three business days after the hire date. Once enrolled in E-Verify as a Federal contractor, the Employer must begin verification of employees assigned to the contract within 90 calendar days after the date of enrollment or within 30 days of an employee's assignment to the contract, whichever date is later.

b. Employers enrolled in E-Verify as a Federal contractor for 90 days or more at the time of a contract award must use E-Verify to begin verification of employment eligibility for new hires of the Employer who are working in the United States, whether or not assigned to the contract, within three business days after the date of hire. If the Employer is enrolled in E-Verify as a Federal contractor for 90 calendar days or less at the time of contract award, the Employer must, within 90 days of enrollment, begin to use E-Verify to initiate verification of new hires of the contractor who are working in the United States, whether or not assigned to the contract. Such verification of new hires must be initiated within three business days after the date of hire. An Employer enrolled as a Federal contractor in E-Verify must begin verification of each employee assigned to the contract within 90 calendar days after date of contract award or within 30 days after assignment to the contract, whichever is later.

c. Federal contractors that are institutions of higher education (as defined at 20 U.S.C. 1001(a)), state or local governments, governments of Federally recognized Indian tribes, or sureties performing under a takeover agreement entered into with a Federal agency under a performance bond may choose to only verify new and existing employees assigned to the Federal contract. Such Federal contractors may, however, elect to verify all new hires, and/or all existing employees hired after November 6, 1986. Employers in this category must begin verification of employees assigned to the contract within 90 calendar days after the date of enrollment or within 30 days of an employee's assignment to the contract, whichever date is later.

d. Upon enrollment, Employers who are Federal contractors may elect to verify employment eligibility of all existing employees working in the United States who were hired after November 6, 1986, instead of verifying only those employees assigned to a covered Federal contract. After enrollment, Employers must elect to verify existing staff following DHS procedures and begin

E-Verify verification of all existing employees within 180 days after the election.

e. The Employer may use a previously completed Form I-9 as the basis for creating an E-Verify case for an employee assigned to a contract as long as:

i. That Form I-9 is complete (including the SSN) and complies with Article II.A.6,

ii. The employee's work authorization has not expired, and

iii. The Employer has reviewed the Form I-9 information either in person or in communications with the employee to ensure that the employee's Section 1, Form I-9 attestation has not changed (including, but not limited to, a lawful permanent resident alien having become a naturalized U.S. citizen).

f. The Employer shall complete a new Form I-9 consistent with Article II.A.6 or update the previous Form I-9 to provide the necessary information if:

i. The Employer cannot determine that Form I-9 complies with Article II.A.6,

ii. The employee's basis for work authorization as attested in Section 1 has expired or changed, or

iii. The Form I-9 contains no SSN or is otherwise incomplete.

Note: If Section 1 of Form I-9 is otherwise valid and up-to-date and the form otherwise complies with

Article II.C.5, but reflects documentation (such as a U.S. passport or Form I-551) that expired after completing Form I-9, the Employer shall not require the production of additional documentation, or use the photo screening tool described in Article II.A.5, subject to any additional or superseding instructions that may be provided on this subject in the E-Verify User Manual.

g. The Employer agrees not to require a second verification using E-Verify of any assigned employee who has previously been verified as a newly hired employee under this MOU or to authorize verification of any existing employee by any Employer that is not a Federal contractor based on this Article.

3. The Employer understands that if it is a Federal contractor, its compliance with this MOU is a performance requirement under the terms of the Federal contract or subcontract, and the Employer consents to the release of information relating to compliance with its verification responsibilities under this MOU to contracting officers or other officials authorized to review the Employer's compliance with Federal contracting requirements.

C. RESPONSIBILITIES OF SSA

1. SSA agrees to allow DHS to compare data provided by the Employer against SSA's database. SSA sends DHS confirmation that the data sent either matches or does not match the information in SSA's database.

2. SSA agrees to safeguard the information the Employer provides through E-Verify procedures. SSA also agrees to limit access to such information, as is appropriate by law, to individuals responsible for the verification of Social Security numbers or responsible for evaluation of E-Verify or such other persons or entities who may be authorized by SSA as governed by the Privacy Act (5 U.S.C. § 552a), the Social Security Act (42 U.S.C. 1306(a)), and SSA regulations (20 CFR Part 401).

3. SSA agrees to provide case results from its database within three Federal Government work days of the initial inquiry. E-Verify provides the information to the Employer.

4. SSA agrees to update SSA records as necessary if the employee who contests the SSA tentative nonconfirmation visits an SSA field office and provides the required evidence. If the employee visits an SSA field office within the eight Federal Government work days from the date of referral to SSA, SSA agrees to update SSA records, if appropriate, within the eight-day period unless SSA determines that more than eight days may be necessary. In such cases, SSA will provide additional instructions to the employee. If the employee does not visit SSA in the time allowed, E-Verify may provide a final nonconfirmation to the employer.

Note: If an Employer experiences technical problems, or has a policy question, the employer should contact E-Verify at 1-888-464-4218.

D. RESPONSIBILITIES OF DHS

1. DHS agrees to provide the Employer with selected data from DHS databases to enable the Employer to conduct, to the extent authorized by this MOU:

a. Automated verification checks on alien employees by electronic means, and

b. Photo verification checks (when available) on employees.

2. DHS agrees to assist the Employer with operational problems associated with the Employer's participation in E-Verify. DHS agrees to provide the Employer names, titles, addresses, and telephone numbers of DHS representatives to be contacted during the E-Verify process.

3. DHS agrees to provide to the Employer with access to E-Verify training materials as well as an E-Verify User Manual that contain instructions on E-Verify policies, procedures, and requirements for both SSA and DHS, including restrictions on the use of E-Verify.

4. DHS agrees to train Employers on all important changes made to E-Verify through the use of mandatory refresher tutorials and updates to the E-Verify User Manual. Even without changes to E-Verify, DHS reserves the right to require employers to take mandatory refresher tutorials.

5. DHS agrees to provide to the Employer a notice, which indicates the Employer's participation in E-Verify. DHS also agrees to provide to the Employer anti-discrimination notices issued by the Office of Special Counsel for Immigration-Related Unfair Employment Practices (OSC), Civil Rights Division, U.S. Department of Justice.

6. DHS agrees to issue each of the Employer's E-Verify users a unique user identification number and password that permits them to log in to E-Verify.

7. DHS agrees to safeguard the information the Employer provides, and to limit access to such information to individuals responsible for the verification process, for evaluation of E-Verify, or to such other persons or entities as may be authorized by applicable law. Information will be used only to verify the accuracy of Social Security numbers and employment eligibility, to enforce the INA and Federal criminal laws, and to administer Federal contracting requirements.

8. DHS agrees to provide a means of automated verification that provides (in conjunction with SSA verification procedures) confirmation or tentative nonconfirmation of employees' employment eligibility within three Federal Government work days of the initial inquiry.

9. DHS agrees to provide a means of secondary verification (including updating DHS records) for employees who contest DHS tentative nonconfirmations and photo mismatch tentative nonconfirmations. This provides final confirmation or nonconfirmation of the employees' employment eligibility within 10 Federal Government work days of the date of referral to DHS, unless DHS determines that more than 10 days may be necessary. In such cases, DHS will provide additional verification instructions.

ARTICLE III
REFERRAL OF INDIVIDUALS TO SSA AND DHS

A. REFERRAL TO SSA

1. If the Employer receives a tentative nonconfirmation issued by SSA, the Employer must print the notice as directed by E-Verify. The Employer must promptly notify employees in private of the finding and provide them with the notice and letter containing information specific to the employee's E-Verify case.

The Employer also agrees to provide both the English and the translated notice and letter for employees with limited English proficiency to employees. The Employer agrees to provide written referral instructions to employees and instruct affected employees to bring the English copy of the letter to the SSA. The Employer must allow employees to contest the finding, and not take adverse action against employees if they choose to contest the finding, while their case is still pending.

2. The Employer agrees to obtain the employee's response about whether he or she will contest the tentative nonconfirmation as soon as possible after the Employer receives the tentative nonconfirmation. Only the employee may determine whether he or she will contest the tentative nonconfirmation.

3. After a tentative nonconfirmation, the Employer will refer employees to SSA field offices only as directed by E-Verify. The Employer must record the case verification number, review the employee information submitted to E-Verify to identify any errors, and find out whether the employee contests the tentative nonconfirmation. The Employer will transmit the Social Security number, or any other corrected employee information that SSA requests, to SSA for verification again if this review indicates a need to do so.

4. The Employer will instruct the employee to visit an SSA office within eight Federal Government work days. SSA will electronically transmit the result of the referral to the Employer within 10 Federal Government work days of the referral unless it determines that more than 10 days is necessary.

5. While waiting for case results, the Employer agrees to check the E-Verify system regularly for case updates.

6. The Employer agrees not to ask the employee to obtain a printout from the Social Security Administration number database (the Numident) or other written verification of the SSN from the SSA.

B. REFERRAL TO DHS

1. If the Employer receives a tentative nonconfirmation issued by DHS, the Employer must promptly notify employees in private of the finding and provide them with the notice and letter containing information specific to the employee's E-Verify case. The Employer also agrees to provide both the English and the translated notice and letter for employees with limited English proficiency to employees. The Employer must allow employees to contest the finding, and not take adverse action against employees if they choose to contest the finding, while their case is still pending.

2. The Employer agrees to obtain the employee's response about whether he or she will contest the tentative nonconfirmation as soon as possible after the Employer receives the tentative nonconfirmation. Only the employee may determine whether he or she will contest the tentative nonconfirmation.

3. The Employer agrees to refer individuals to DHS only when the employee chooses to contest a tentative nonconfirmation.

4. If the employee contests a tentative nonconfirmation issued by DHS, the Employer will instruct the

employee to contact DHS through its toll-free hotline (as found on the referral letter) within eight Federal Government work days.

5. If the Employer finds a photo mismatch, the Employer must provide the photo mismatch tentative nonconfirmation notice and follow the instructions outlined in paragraph 1 of this section for tentative nonconfirmations, generally.

6. The Employer agrees that if an employee contests a tentative nonconfirmation based upon a photo mismatch, the Employer will send a copy of the employee's Form I-551, Form I-766, U.S. Passport, or passport card to DHS for review by:

a. Scanning and uploading the document, or

b. Sending a photocopy of the document by express mail (furnished and paid for by the employer).

7. The Employer understands that if it cannot determine whether there is a photo match/mismatch, the Employer must forward the employee's documentation to DHS as described in the preceding paragraph. The Employer agrees to resolve the case as specified by the DHS representative who will determine the photo match or mismatch.

8. DHS will electronically transmit the result of the referral to the Employer within 10 Federal Government work days of the referral unless it determines that more than 10 days is necessary.

9. While waiting for case results, the Employer agrees to check the E-Verify system regularly for case updates.

ARTICLE IV
SERVICE PROVISIONS

A. NO SERVICE FEES

1. SSA and DHS will not charge the Employer for verification services performed under this MOU. The Employer is responsible for providing equipment needed to make inquiries. To access E-Verify, an Employer will need a personal computer with Internet access.

ARTICLE V
MODIFICATION AND TERMINATION

A. MODIFICATION

1. This MOU is effective upon the signature of all parties and shall continue in effect for as long as the SSA and DHS operates the E-Verify program unless modified in writing by the mutual consent of all parties.

2. Any and all E-Verify system enhancements by DHS or SSA, including but not limited to E-Verify checking against additional data sources and instituting new verification policies or procedures, will be covered under this MOU and will not cause the need for a supplemental MOU that outlines these changes.

B. TERMINATION

1. The Employer may terminate this MOU and its participation in E-Verify at any time upon 30 days prior written notice to the other parties.

2. Notwithstanding Article V, part A of this MOU, DHS may terminate this MOU, and thereby the Employer's participation in E-Verify, with or without notice at any time if deemed necessary because of the requirements of law or policy, or upon a determination by SSA or DHS that there has been a breach of system integrity or security by the Employer, or a failure on the part of the Employer to comply with established E-Verify procedures and/or legal requirements. The Employer understands that if it is a Federal contractor, termination of this MOU by any party for any reason may negatively affect the performance of its contractual responsibilities. Similarly, the Employer understands that if it is in a state where E-Verify is mandatory, termination of this by any party MOU may negatively affect the Employer's business.

3. An Employer that is a Federal contractor may terminate this MOU when the Federal contract that requires its participation in E-Verify is terminated or completed. In such cases, the Federal contractor must provide written notice to DHS. If an Employer that is a Federal contractor fails to provide such notice, then that Employer will remain an E-Verify participant, will remain bound by the terms of this MOU that apply to non-Federal contractor participants, and will be required to use the E-Verify procedures to verify the employment eligibility of all newly hired employees.

4. The Employer agrees that E-Verify is not liable for any losses, financial or otherwise, if the Employer is terminated from E-Verify.

ARTICLE VI
PARTIES

A. Some or all SSA and DHS responsibilities under this MOU may be performed by contractor(s), and SSA and DHS may adjust verification responsibilities between each other as necessary. By separate agreement with DHS, SSA has agreed to perform its responsibilities as described in this MOU.

B. Nothing in this MOU is intended, or should be construed, to create any right or benefit, substantive or procedural, enforceable at law by any third party against the United States, its agencies, officers, or employees, or against the Employer, its agents, officers, or employees.

C. The Employer may not assign, directly or indirectly, whether by operation of law, change of control or merger, all or any part of its rights or obligations under this MOU without the prior written consent of DHS, which consent shall not be unreasonably withheld or delayed. Any attempt to sublicense, assign, or transfer any of the rights, duties, or obligations herein is void.

D. Each party shall be solely responsible for defending any claim or action against it arising out of or related to E-Verify or this MOU, whether civil or criminal, and for any liability wherefrom, including (but not limited to) any dispute between the Employer and any other person or entity regarding the applicability of Section 403(d) of IIRIRA to any action taken or allegedly taken by the Employer.

E. The Employer understands that its participation in E-Verify is not confidential information and may be disclosed as authorized or required by law and DHS or SSA policy, including but not limited to, Congressional oversight, E-Verify publicity and media inquiries, determinations of compliance with Federal contractual requirements, and responses to inquiries under the Freedom of Information Act (FOIA).

F. The individuals whose signatures appear below represent that they are authorized to enter into this MOU on behalf of the Employer and DHS respectively. The Employer understands that any inaccurate statement, representation, data or other information provided to DHS may subject the Employer, its subcontractors, its employees, or its representatives to: (1) prosecution for false statements pursuant to 18 U.S.C. 1001 and/or; (2) immediate termination of its MOU and/or; (3) possible debarment or suspension.

G. The foregoing constitutes the full agreement on this subject between DHS and the Employer.

To be accepted as an E-Verify participant, you should only sign the Employer's Section of the signature page. If you have any questions, contact E-Verify at 1-888-464-4218.

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Approved by:

Employer	
City of Blue Springs	
Name (Please Type or Print) Susan A Helman	**Title**
Signature Electronically Signed	**Date** 12/23/2008
Department of Homeland Security – Verification Division	
Name (Please Type or Print) USCIS Verification Division	**Title**
Signature Electronically Signed	**Date** 12/23/2008

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Information Required for the E-Verify Program Information relating to your Company:	
Company Name	City of Blue Springs
Company Facility Address	903 W. Main St. Blue Springs, MO 64015
Company Alternate Address	
County or Parish	JACKSON
Employer Identification Number	446000139
North American Industry Classification Systems Code	921
Parent Company	City of Blue Springs
Number of Employees	100 to 499
Number of Sites Verified for	1 site(s)

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Are you verifying for more than 1 site? If yes, please provide the number of sites verified for in each State:

MO 1

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Information relating to the Program Administrator(s) for your Company on policy questions or operational problems:

Name	Amy Willyard
Phone Number	8162280138
Fax	
Email	awillyard@bluespringsgov.com

Name	Ty Luchtel-Glende
Phone Number	8162280190
Fax	
Email	tluchtel-glende@bluespringsgov.com

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

This list represents the first 20 Program Administrators listed for this company.

EXHIBIT C, continued

BOX C – AFFIDAVIT ON FILE – CURRENT BUSINESS ENTITY STATUS

I certify that _____ (Business Entity Name) **MEETS** the definition of a business entity as defined in section 285.525, RSMo, pertaining to section 285.530, RSMO, and have enrolled and currently participates in the E-Verify federal work authorization program with respect to the employees hired after enrollment in the program who are proposed to work in connection with the services related to contract(s) with the Mid-America Regional Council (MARC). We have previously provided documentation to MARC that affirms enrollment and participation in the E-Verify federal work authorization program. The documentation that was previously provided included the following:

____ The E-Verify Employment Eligibility Verification page OR a page from the E-Verify Memorandum of Understanding (MOU) listing the contractor's name and the MOU signature page completed and signed by the contractor and the Department of homeland Security – Verification Division.

____ A current notarized Affidavit or Work Authorization (must be completed, signed, and notarized within the past twelve months).

Date of Previous E-Verify Documentation Submission: _____

Previous Bid/Contract Number for Which Precious E-Verify Documentation Submitted: _____
(if known)

_____	_____
Authorized Business Entity Representative's Name (Please Print)	Authorized Business Entity Representative's Signature
_____	_____
E-Verify MOU Company ID Number	E-Mail Address
_____	_____
Business Entity Name	Date

EXHIBIT D
ANTI-DISCRIMINATION AGAINST ISRAEL ACT CERTIFICATION

Statutory Requirement:

Section 34.600, RSMo, precludes entering into a contract with a company to acquire products and/or services "unless the contract includes a written certification that the company is not currently engaged in and shall not, for the duration of the contract, engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel."

Exceptions:

The statute provides two exceptions for this certification: 1) "contracts with a total potential value of less than one hundred thousand dollars"; or 2) "contractors with fewer than ten employees." Therefore, the following certification is required prior to any contract award.

Section 34.600, RSMo, defines the following terms:

> **Company** – any for-profit or not-for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, limited liability company, or other entity or business association, including all wholly-owned subsidiaries, majority-owned subsidiaries, parent companies, or affiliates of those entities or business associations.
>
> **Boycott Israel** and **Boycott of the State of Israel** – engaging in refusals to deal, terminating business activities, or other actions to discriminate against, inflict economic harm, or otherwise limit commercial relations specifically with the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel, that are all intended to support a boycott of the State of Israel. A company's statement that it is participating in boycotts of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel, or that it has taken the boycott action at the request, in compliance with, or in furtherance of calls for a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel shall be considered to be conclusive evidence that a company is participating in a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State Israel; or persons or entities doing business in the State of Israel; provided, however that a company that has made no such statement may still be considered to be participating in a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of

the State of Israel; or persons or entities doing business in the State of Israel if other factors warrant such a conclusion.

Certification:

The Contractor must therefore certify their current status by completing either Box A, Box B, or Box C of this Exhibit.

BOX A: To be completed by a contractor that does not meet the definition of "company" above, hereinafter referred to as "Non-Company."

BOX B: To be completed by a contractor that meets the definition of "Company" but has less than ten employees.

BOX C: To be completed by a contractor that meets the definition of "Company" and has ten or more employees.

BOX A – NON-COMPANY ENTITY

I certify that _____ (Entity Name) currently **DOES NOT MEET** the definition of a company as defined in section 34.600, RSMo, but that if awarded a contract and the entity's business status changes during the life of the contract to become a "company" as defined in section 34.600. RSMo, and the entity has ten or more employees, then, prior to the delivery of any services and/or supplies as a company, the entity agrees to comply with, complete, and return Box C to the Mid-America Regional Council at that time.

_____	_____
Authorized Representative's Name (please print)	Authorized Representative's Signature
_____	_____
Entity Name	Date

BOX B – COMPANY ENTITY WITH LESS THAN TEN EMPLOYEES

I certify that _____ (Company Name) **MEETS** the definition of a company as defined in section 34.600, RSMo, and currently has less than ten employees, but that if awarded a contract, and if the company increases the number of employees to ten or more during the life of the contract, then said company shall comply with, complete, and return Box C to the Mid-America Regional Council at that time.

_____ _____

Authorized Representative's Name (please print) Authorized Representative's Signature

_____ _____

Company Name Date

BOX C – COMPANY ENTITY WITH TEN OR MORE EMPLOYEES

I certify that _____ (Company Name) **MEETS** the definition of a company as defined in section 34.600, RSMo, has ten or more employees, and is not currently engaged in a boycott of goods or services from the State of Israel; companies dong business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel as defined in section 34.600, RSMo. I further certify that if the company is awarded a contract for the services and/or supplies requested herein, said company shall not engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel as defined in section 34.600, RSMo, for the duration of the contract.

_____ _____

Authorized Representative's Name (please print) Authorized Representative's Signature

_____ _____

Company Name Date

EXHIBIT E
BUSINESS ASSOCIATE AGREEMENT

BUSINESS ASSOCIATE AGREEMENT

This BUSINESS ASSOCIATE AGREEMENT ("**BAA**") is incorporated into and made part of this Contract #01770-CoBS-25 in existence as of Start Date July 1, 2025 or entered into in the future, by and between Mid-America Regional Council ("**MARC**") on behalf of itself and its subsidiaries and affiliates and City of Blue Springs, Missouri ("**Business Associate**") on behalf of itself and its subsidiaries and affiliates. This BAA replaces and supersedes any previous Business Associate Agreements entered into between the Parties.

Title II of the Health Insurance Portability and Accountability Act of 1996 ("**HIPAA**") (which includes the "**Privacy Rule**" and the "**Security Rule**"), and the Health Information Technology for Economic and Clinical Health Act of 2009 ("**HITECH Act**") impose certain obligations upon MARC to maintain the security and confidentiality of Protected Health Information ("**PHI**"). Specifically, the "**HIPAA Rules**" shall mean the Privacy, Security, Breach Notification, and Enforcement Rules at 45 CFR Part 160 and Part 164. The HIPAA Privacy Rule is the Standards for Privacy of Individually Identifiable Health Information at 45 CFR, part 160 and part 164, subparts A and E. The HIPAA Security Rule is the HIPAA Security Standards (45 C.F.R. Parts 160 and 164, Subpart C). The HIPAA Breach Notification Rule is the Notification in the Case of Breach of Unsecured Protected Health Information, as set forth at 45 CFR Part 164 Subpart D.

The Patient Protection and Affordable Care Act of 2010 ("**ACA**") as amended by the Health Care and Education Reconciliation Act of 2010 and implementing regulations found at 45 C.F.R. Parts 155, 156, and 157 ("Exchange Regulations") impose certain privacy and security requirements related to Personally Identifiable Information ("**PII**").

A. Confidentiality of Substance Use Disorder Patient Records Rule found at 42.C.F.R. Part 2 ("**Part 2 Rule**") imposes additional privacy and security requirements on "**Part 2 Programs**" and "**Lawful Holders**", including MARC, who receive information related to the diagnosis of an individual with a substance use disorder, having or having had a substance use disorder, or being or having been referred to treatment for a substance use disorder (herein called "**Part 2 Information**" for convenience).

All references to PHI throughout this BAA shall also apply to PII for purposes of compliance with the ACA and the Exchange Regulations and to Part 2 Information for purposes of compliance with the Part 2 Rule.

To perform under the Agreement, Business Associate may create, receive, maintain, or transmit PHI on behalf of MARC. As such, HIPAA and ACA require that MARC enter into a written agreement with Business Associate that includes specific provisions for the protection of PHI. MARC and Business Associate mutually agree to adopt this BAA to satisfy such obligation. The parties intend that this BAA only apply to Business Associate to the extent the services provided by Business Associate to MARC are covered by HIPAA, the HIPAA Rules, ACA, or the Exchange Rules. Business Associate recognizes and agrees that it is obligated by law to meet the applicable provisions of the HIPAA Rules and Exchange Rules related to PHI.

B. **Privacy of Protected Health Information (PHI)**

1. **Permitted Uses and Disclosures.** Business Associate is permitted, or required, to use or disclose PHI it creates or receives for, or from, MARC only as follows, consistent with the Privacy Rule and Exchange Rule:

a) **Functions and Activities on MARC's Behalf**. Business Associate is permitted to request the minimum necessary PHI from MARC or on MARC's behalf and to use and to disclose the minimum necessary PHI it creates or receives from or on behalf of MARC to perform its obligations under the Agreement.

b) **Business Associate's Operations; Data Aggregation**. Business Associate may *use* or *disclose* the minimum necessary PHI it creates or receives for or from MARC as necessary for data aggregation. Business Associate may *use* the minimum necessary PHI it creates or receives for or from MARC as necessary for Business Associate's proper management and administration or to carry out Business Associate's legal responsibilities. Business Associate may *disclose* the minimum necessary of such PHI to other third-parties as necessary for Business Associate's proper management and administration or to carry out Business Associate's legal responsibilities only if:

(i) The disclosure is required by law; or

(ii) Business Associate obtains reasonable assurance, evidenced by written agreement, from any other person or organization to which Business Associate will disclose such PHI that the person or organization will:

a. Hold such PHI in confidence and use or further disclose it only for the purpose for which Business Associate disclosed it to the person or organization or as required by law; and

b. Notify Business Associate (who will in turn promptly notify MARC) of any instance of which the person or organization becomes aware in which the confidentiality of such PHI was breached.

c) **Additional Limitations as to Part 2 Information.** To the extent Business Associate creates, receives, or maintains Part 2 Information for or from MARC, Business Associate will only use or disclose such Part 2 Information to perform obligations under the Agreement and in a manner permitted by the Part 2 Rule.

d) **Additional Limitations as to Reproductive Health Care Information.** To the extent that Business Associate is required by law to disclose PHI or requested to disclose PHI potentially related to Reproductive Health Care, Business Associate will immediately provide MARC with written notice and provide MARC with an opportunity to oppose any request for such PHI or to take whatever action MARC deems appropriate.

e) **De-identification.** Business Associate may use PHI to create information that is de-identified in accordance with 45 C.F.R. 164.514. Business Associate shall be responsible for ensuring such de-identification complies with all requirements of the HIPAA Rules and that such information cannot be re-identified. Further, Business Associate shall ensure the information does not identify or represent the information as pertaining to MARC. Any violation of this Section A.1.c) shall be considered an Unauthorized Use/Disclosure, defined below.

2. Minimum Necessary and Limited Data Set. Business Associate's use, disclosure or request of PHI shall utilize a Limited Data Set if practicable. Otherwise, Business Associate will, in its performance of the functions, activities, services, and operations specified in Section A.1 above, make reasonable efforts to use, to disclose, and to request of a Covered Entity only the minimum amount of PHI reasonably necessary to accomplish the intended purpose of the use, disclosure or request. In addition, Business Associate also agrees to implement and follow appropriate minimum necessary policies in the performance of its obligations under this BAA.

3. **Prohibition on Unauthorized Uses and Disclosures.** Business Associate will neither use nor disclose PHI it creates or receives for or from MARC or from another business associate of MARC, except as permitted or required by this BAA or as required by law or as otherwise permitted in writing by MARC.

4. **Sale of PHI.** Business Associate shall not directly or indirectly receive remuneration in exchange for PHI except where permitted by this BAA and consistent with applicable law.

5. **Marketing.** Business Associate shall not directly or indirectly receive payment for any use or disclosure of PHI for marketing purposes except where permitted by this BAA and consistent with applicable law.

6. **Information Safeguards.**

a) **Privacy of MARC's Clients' Protected Health Information.** Business Associate will develop, implement, maintain, and use appropriate administrative, technical, and physical safeguards to protect the privacy of MARC's Clients' PHI. The safeguards must reasonably protect MARC's Clients' PHI from any intentional or unintentional use or disclosure in violation of the Privacy Rule, 45 C.F.R. Part 164, Subpart E, the Exchange Rule and this BAA, and limit incidental uses or disclosures made pursuant to a use or disclosure otherwise permitted by this BAA.

b) **Security of MARC's Clients' Electronic Protected Health Information**. Business Associate will develop, implement, maintain, and use administrative, technical, and physical safeguards that protect the confidentiality, integrity, and availability of Electronic PHI that Business Associate creates, receives, maintains, or transmits on MARC's behalf as required by the Security Rule, 45 C.F.R. Part 164, Subpart C, the Exchange Rule and as required by the HITECH Act. Business Associate also shall develop and implement policies and procedures and meet the Security Rule documentation requirements, as of the compliance date for such obligations as applied to Business Associates.

c) **Evidence of Safeguards.** Business Associate will provide MARC evidence of its information safeguards through completion of a SOC2 audit or response to MARC's information security questionnaire.

7. **Subcontractors and Agents.** Business Associate will require any of its subcontractors and agents, to which Business Associate is permitted by this BAA or in writing by MARC to disclose any of the PHI Business Associate creates or receives for or from MARC, to provide reasonable assurance, evidenced by written agreement, that subcontractor or agent will comply with the same privacy and security obligations as Business Associate with respect to such PHI. In addition to this requirement, Business Associate may not re-disclose any Part 2 Information to a subcontractor unless: the third-party a) is involved in the provision of services to MARC; b) needs such Part 2 Information to provide the services for MARC; and c) only further discloses the Part 2 Information back to Business Associate or MARC.

C. **Compliance with Transaction Standards.** If Business Associate conducts in whole or part electronic Transactions on behalf of MARC for which Department of Health and Human Services ("**HHS**") has established Standards, Business Associate will comply, and will require any subcontractor or agent it involves with the conduct of such Transactions to comply, with each applicable requirement of the Transaction Rule, 45 C.F.R. Part 162. Business Associate will not enter into, or permit its subcontractors or agents to enter into, any Trading Partner Agreement in connection with the conduct of Standard Transactions on behalf of MARC that:

1. Changes the definition, data condition, or use of a data element or segment in a Standard Transaction;

2. Adds any data element or segment to the maximum defined data set;

3. Uses any code or data element that is marked "not used" in the Standard Transaction's implementation specification or is not in the Standard Transaction's implementation specification; or

4. Changes the meaning or intent of the Standard Transaction's implementation specification

D. Individual Rights.

The HIPAA regulations give individuals covered under MARC health benefits plans certain rights in the PHI that is maintained by MARC about those individuals. To the extent the services Business Associate provides to MARC affect MARC's ability to comply with its obligations related to individual rights, MARC requires Business Associate's cooperation in ensuring that the following rights are given to the individual:

1. Access. Business Associate will promptly upon MARC's request make available to MARC or, at MARC's direction, to the individual (or the individual's personal representative) for inspection and obtaining copies of any PHI about the individual which Business Associate created or received for or from MARC and that is in Business Associate's custody or control, consistent with the requirements of 45 C.F.R. § 164.524, so that MARC may meet its access obligations under 45 C.F.R. § 164.524. Business Associate shall make such information available in an electronic format where directed by MARC.

2. Amendment. Business Associate will, upon receipt of notice from MARC, promptly amend or permit MARC access to amend any portion of the PHI which Business Associate created or received for or from MARC, so that MARC may meet its amendment obligations under 45 C.F.R. § 164.526.

3. Disclosure Accounting. So that MARC may meet its disclosure accounting obligations under 45 C.F.R. § 164.528:

a) **Disclosure Tracking**. Business Associate will record the following data as required by the HIPAA Privacy Rule for each disclosure, except those listed under Section C.3(c) below as not requiring an accounting, that Business Associate makes to MARC or a third-party of PHI that Business Associate creates or receives for or from MARC: (i) the disclosure date; (ii) the name and (if known) address of the person or entity to whom Business Associate made the disclosure; (iii) a brief description of the PHI disclosed; and (iv) a brief statement of the purpose of the disclosure (items i-iv, collectively, the "disclosure information").

b) **Repetitive Disclosures**. For repetitive disclosures Business Associate makes to the same person or entity (including MARC) for a single purpose, Business Associate may provide: (i) the disclosure information for the first of these repetitive disclosures; (ii) the frequency, periodicity or number of these repetitive disclosures; and (iii) the date of the last of these repetitive disclosures. Business Associate will make this disclosure information available to MARC promptly upon MARC's request.

c) **Exceptions from Disclosure Tracking.** Business Associate need not record disclosure information or otherwise account for disclosures of PHI that this BAA or MARC in writing permits or requires: (i) for the purpose of MARC's payment activities, or health care operations, (except where such recording or accounting is required by the HITECH Act, and as of the effective dates for this provision of the HITECH Act); (ii) to the individual

who is the subject of the PHI disclosed or to that individual's personal representative; (iii) to another covered entity or business associate of another covered entity for the treatment, payment or healthcare operations of the receiving covered entity; (iv) incident to a use or disclosure permitted by the Privacy Rule; (v) pursuant to an authorization signed by the individual consistent with the requirements of the Privacy Rule; (vi) for notification for disaster relief purposes; (vii) for national security or intelligence purposes; (viii) to law enforcement officials or correctional institutions regarding inmates or other persons in lawful custody; or (ix) as part of a limited data set under 45 C.F.R. 164.514(e).

d) **Availability of Disclosure Information.** Unless otherwise provided by applicable law, Business Associate must have available for MARC the disclosure information required by Section C.3(a) above for the six (6) years preceding the date of MARC's request for the disclosure information. Business Associate will make the Disclosure Information available to MARC within ten (10) business days following MARC's request for such Disclosure Information or as necessary to comply with an individual's request for disclosure accounting.

E. Reporting.

1. Unauthorized Use or Disclosure. Business Associate will report to MARC any use or disclosure of PHI not permitted by this BAA or by written authorization from MARC ("Unauthorized Use/Disclosure"). An Unauthorized Use/Disclosure includes, but is not limited to, a "**Breach**" of "**Unsecured Protected Health Information**" as these terms are defined by the Breach Notification Regulation.

2. Security Incidents. Business Associate will provide notice to MARC of any Security Incidents that result in *actual or reasonably likely* unauthorized access, use, disclosure, modification or destruction of information or interference with Business Associate's system operations ("Successful Security Incidents") of which Business Associate becomes aware. A Successful Security Incident shall include, but is not limited to a Breach of Unsecured Protected Health Information as these terms are defined by the Breach Notification Regulations

For Security Incidents that *do not* result in unauthorized access, use, disclosure, modification or destruction of information or interference with Business Associate's system operations ("**Unsuccessful Security Incidents**"), each party agrees that this paragraph constitutes notice from Business Associate to MARCC of types of such Unsuccessful Security Incidents. The parties consider the following to be illustrative, but not inclusive, of Unsuccessful Security Incidents when they do not result in unauthorized access, use, disclosure, modification, or destruction of e-PHI or interference with an information system:

a) Pings on Business Associate's firewall;

b) Port scans;

c) Attempts to log on to a system or enter a database with an invalid password or username;

d) Denial-of-service attacks that do not result in a server being taken off-line; and

e) Malware (e.g., worms, viruses)

3. Content of Report. Any report made under this Section D shall be provided to MARC's Privacy Officer without unreasonable delay not to exceed three (3) business days from the Business Associate's discovery of the Unauthorized Use/Disclosure or Successful Security Incident (collectively "**Reportable Incident**") and shall include:

a) the identification (if known) of each individual whose Unsecured Protected Health Information has been, or is reasonably believed by Business Associate to have been, accessed, acquired, or disclosed during such Reportable Incident;

b) the nature of the non-permitted access, use or disclosure, including the date of the Reportable Incident and the date of discovery of the Reportable Incident;

c) the PHI accessed, used or disclosed in the Reportable Incident, to include the identification (if known) of each individual whose PHI has been, or is reasonably believed by Business Associate to have been, accessed, acquired or disclosed during such Reportable Incident (e.g., full name, social security number, date of birth, etc.);

d) who made the non-permitted or violating access, use or received the non-permitted or violating disclosure;

e) what corrective action Business Associate took or will take to prevent further non-permitted access, uses or disclosures;

f) what Business Associate did or will do to mitigate any harmful effect of the non-permitted access, use or disclosure; and

g) such other information, including a written report, as MARC may reasonably request.

4. **Delivery of Notice.** For purposes of notifying MARC of Reportable Incidents or other notices required under this BAA, notices shall be deemed given when properly addressed to a party's privacy contact, upon the date of receipt if hand-delivered or e-mailed, or three (3) business days after deposit in the U.S. mail if mailed by registered or certified mail, postage prepaid, or one (1) business day after deposit with a national overnight courier for next business day delivery, or upon the date of electronic confirmation of receipt of a facsimile transmission.

5. **Address for Notice to MARC** Notice of a Reportable Incident may be communicated to MARC as follows:

Contact Office:	Privacy Officer Carol Gonzales Mid-America Regional Council 600 Broadway Blvd, STE 200 Kansas City, MO 64105
Telephone:	816-701-8204
E-mail:	cgonzales@MARC.ORG

6. **Mitigation and Corrective Action.** Promptly upon learning of any Reportable Incident that is or may be a Breach as defined by the Breach Notification Regulation, and in addition to the reporting required by Section D, Business Associate will take steps to mitigate the Breach to the extent possible, including taking corrective action to attempt to cure the Breach as promptly as possible.

7. **Cooperation in Investigation.** Business Associate shall cooperate with MARC in investigating any Reportable Incident and in meeting MARC's obligations under the Breach Notification Regulation and any other federal or state security breach notification laws.

8. **Notifications Required by Law.** To the extent a Reportable Incident triggers an obligation of MARC to provide notification to individuals, media, regulatory agencies or other parties under the Breach Notification Regulations or other state or federal law ("**Notifications**"),

Business Associate will cooperate with MARC in the provision of such Notifications. Notwithstanding anything to the contrary in the Agreement, Business Associate will reimburse MARC for MARC's costs in preparing and providing Notifications, including, but not limited to, credit monitoring services, and/or other costs incurred by MARC deemed reasonably necessary by MARC to notify its members of a breach by Business Associate or its subcontractor.

F. **Termination of Primary Agreement.** The following provisions govern terminations related to Business Associate's breach of its privacy obligations under this BAA. The terms and conditions of the Agreement governing all other rights of termination shall remain in full force and effect.

1. **Right to Terminate for Breach.**

a) In the event MARC determines that Business Associate is in violation of any term of this BAA, MARC shall notify Business Associate of such violation. MARC may provide Business Associate opportunity to cure the violation. If Business Associate does not cure the violation to the extent necessary, in MARC's sole discretion, for MARC to comply with requirements of 45 C.F.R. 164.504(e)(1), MARC may terminate this BAA. To the extent Business Associate must create, receive, maintain, or transmit PHI in order to perform under the Agreement, termination of this BAA shall constitute a material breach of the Agreement.

b) In the event Business Associate determines that MARC is in violation of any term of this BAA, Business Associate shall notify MARC of such violation. Business Associate may provide MARC opportunity to cure the violation. If MARC does not cure the violation to the extent necessary, in Business Associate's sole discretion, for Business Associate to comply with requirements of 45 C.F.R. 164.504(e)(1), Business Associate may terminate this BAA. To the extent Business Associate must create, receive, maintain, or transmit PHI in order to perform under the Agreement, termination of this BAA shall constitute a material breach of the Agreement.

2. **Termination of BAA on Conclusion of Agreement.** This BAA will terminate upon termination or other conclusion of all underlying Agreements into which it has been incorporated by reference.

3. **Obligations upon Termination.**

a) **Return or Destruction.** Upon termination, cancellation, expiration or other conclusion of this BAA or the Agreement, Business Associate will, at MARC's instruction, either return all PHI to MARC (if feasible) or destroy all PHI, in whatever form or medium (including in any electronic medium under Business Associate's custody or control), that Business Associate created or received for or from MARC, including all copies of and any data or compilations derived from and allowing identification of any individual who is a subject of the PHI. Business Associate will complete such return or destruction as promptly as possible, but not later than thirty (30) days after the effective date of the termination, cancellation, expiration or other conclusion of the Agreement.

b) **When Return or Destruction is Not Feasible**. Business Associate will identify any PHI that Business Associate created or received for or from MARC that cannot feasibly be returned to MARC or destroyed, and, where MARC agrees, in its reasonable judgment, that such return or destruction is infeasible, will limit its further use or disclosure of that PHI to those purposes that make return or destruction of that PHI infeasible. If MARC does not agree, the above requirement to return or destroy PHI will apply. Within such thirty (30) days after the effective date of the termination, Business Associate will certify in writing to MARC that such return or destruction has been completed, will deliver to MARC the identification of any PHI for which return or

destruction is infeasible and, for that PHI, will certify that it will only use or disclose such PHI for those purposes that make return or destruction infeasible.

c) **Continuing Privacy and Security Obligation**. Business Associate's obligation to protect the privacy and safeguard the security of the PHI it created or received for or from MARC will be continuous and survive termination, cancellation, expiration or other conclusion of this BAA and the Agreement.

d) **Other Obligations and Rights**. All other obligations and rights given to Business Associate and MARC upon termination, cancellation, expiration or other conclusion of the Agreement will be those set out in the Agreement.

G. Obligations of MARC.

1. Notice of Privacy. MARC will maintain its current Notice of Privacy Practices available on its website at [insert URL].

2. Unauthorized Disclosures. MARC will not request that Business Associate use or disclose PHI in a manner not permitted by the HIPAA Rules.

3. Agreed Upon Restriction. In the event MARC agrees to a restriction requested by an individual under 45 C.F.R. 164.522 that affects Business Associate's use of PHI of that individual, MARC will notify Business Associate of such restriction.

H. Insurance and Indemnification.

1. Insurance. Business Associate shall maintain, at its own expense, insurance ("**Insurance**") covering the party for claims, losses, liabilities, judgments, settlements, lawsuits, regulatory actions, and other costs or damages arising out of its performance under this BAA, including any negligent or otherwise wrongful acts or omissions by Business Associate or any employee or agent thereof, including a subcontractor of Business Associate. This includes, but is not limited to: any breach of HIPAA, HITECH Act, the HIPAA Rules, ACA, the Exchange Rules or any other law or regulation governing confidentiality of PHI. The policy, or policies maintained by Business Associate pursuant to this BAA shall have a per-claim policy limit of not less than One (1) Million Dollars ($1,000,000) and any policy aggregate limit shall be no less than Three (3) Million Dollars ($3,000,000). Business Associate shall provide evidence of such insurance coverage to MARC upon request. No term of this BAA or the Agreement shall limit the ability of a party or its insurer to recover damages, fees, or other relief otherwise available at law related to the violation of a term of this BAA by the other party.

2. Indemnification in Agreement. A breach of the terms and conditions of this BAA shall be deemed a breach of the Agreement and a claim, fine, demand or cause of action of any character arising out of this BAA shall be deemed arising out of the Agreement for the purposes of the indemnification provisions of the Agreement.

2. Right to Tender or Undertake Defense. If MARC is named a party in any judicial, administrative or other proceeding arising out of or in connection with any non-permitted use or disclosure of MARC's PHI or other breach of this BAA by Business Associate or any subcontractor or agent under Business Associate's control, MARC will have the option at any time either (a) tender its defense to Business Associate, in which case Business Associate will provide qualified attorneys, consultants, and other appropriate professionals to represent MARC's interests at Business Associate's expense, subject to the written consent of MARC and its insurer (if applicable), such consent not to be unreasonably withheld or (b) undertake its own defense, choosing the attorneys, consultants, and other appropriate professionals to represent its interests, in which case Business Associate will be responsible for and pay the reasonable fees and expenses of such attorneys, consultants, and other professionals.

3. **Right to Control Resolution.** MARC will have the sole right and discretion to settle, compromise or otherwise resolve any and all claims, causes of actions, liabilities or damages against it, notwithstanding that MARC may have tendered its defense to Business Associate. Any such resolution will not relieve Business Associate its obligation to indemnify MARC under this Section G.

I. **General Provisions.**

1. **Definitions.** The terms "**Covered Entity**", "**Electronic Protected Health Information**", "**Protected Health Information (PHI)**", "**Standard**", "**Trading Partner Agreement**", and "**Transaction**" have the meanings set out in 45 Code of Federal Regulations § 160.103. The term "**Standard Transaction**" has the meaning set out in 45 C.F.R. § 162.103. The term "**Required by Law**" has the meaning set out in 45 C.F.R. § 164.103. The term "**Security Incident**" has the meaning set out in 45 C.F.R. § 164.304. The terms "**Health Care Operations**", "**Payment**" and "**Treatment**" have the meanings set out in 45 C.F.R. § 164.501. The term "**Use**" means, with respect to PHI, utilization, employment, examination, analysis or application within Business Associate. The terms "**Disclose**" and "**Disclosure**" mean, with respect to PHI, release, transfer, providing access to or divulging to a person or entity not within Business Associate. The term "**Reproductive Health Care**" has the meaning set out in 45 C.F.R. § 160.103. For purposes of this BAA, MARC's PHI encompasses MARC's Electronic Protected Health Information. Any other capitalized terms not identified here shall have the meaning as set forth in the HIPAA Rules.

2. **Amendment to BAA and Agreement.** Upon the effective date of any final regulation or amendment to final regulations promulgated by the U.S. Department of Health and Human Services with respect to the Privacy or Security of PHI or Standard Transactions, this BAA and the Agreement of which it is part will automatically amend such that the obligations they impose on Business Associate remain in compliance with these regulations.

3. **Inspection of Books and Records.** Business Associate will make its internal practices, books, policies, procedures and records, relating to its use and disclosure of the PHI it creates or receives for or from MARC, available to MARC and to the U.S. Department of Health and Human Services Office for Civil Rights to determine compliance with the Privacy Rule, the Security Rule, 45 C.F.R. Parts 160-164, or this BAA.

4. **Undertaking of Obligations.** If Business Associate undertakes to perform any obligation of MARC under the Privacy Rule, Business Associate shall comply with the obligations of the Privacy Rule that apply to MARC in the performance of such obligation.

J. **Conflicts.** The terms and conditions of this BAA will override and control any conflicting term or condition of the Agreement that addresses privacy and confidentiality of confidential medical information. All non-conflicting terms and conditions of the Agreement remain in full force and effect.

CONTACT INFORMATION FOR BUSINESS ASSOCIATE AGREEMENT

TO CONTACT MARC

Contact Office: Privacy Officer
Carol Gonzales
Mid-America Regional Council
600 Broadway Blvd, STE 200
Kansas City MO 64105
Telephone: 816-701-8204
E-mail: cgonzales@MARC.ORG

TO CONTACT BUSINESS ASSOCIATE

Contact Person: _____

Contact Office: _____

Street Address/ P.O. Box: _____

City, State, ZIP: _____

Telephone: _____

Fax: _____

E-mail: _____

Per Section D.5. of the Business Associate Agreement, please notify MARC when the above information changes, or upon reasonable request from MARC. Thank you.

EXHIBIT F
COMMUNITY CENTER ASSURANCES

The Mid-America Regional Council (MARC) is contracting with
for the administration of the _____ Senior Center(s).

1. The contractor assures that the senior center(s) will comply with all federal and state policies and regulations governing senior nutrition centers.

2. The contractor assures that the center(s) will comply with all applicable federal and state regulations for handicapped-accessible facilities including the entrance, restrooms, handicapped parking spaces, and adequate width of doors, hallways, and passages.

3. The contractor will comply with all equipment requirements for on-site food preparations kitchen or center(s) receiving bulk food, whichever is applicable.

4. The contractor assures that the center(s) will comply with all physical plant requirements including a minimum of 15 square feet per participant in the activity/dining area, a minimum of two rest rooms, and adequate off-street and/or on-street parking.

5. The contractor assures that the center(s) will comply with all applicable state, county, or city health and food service sanitation regulations.

6. The contractor assures the center(s) will comply with all applicable state and local fire and safety laws, including installation of an adequate number of fire extinguishers and smoke detectors according to recommendations of state or local fire authorities.

7. The contractor assures that the center(s) will comply with conditions referenced in the Policies & Procedures Manual, Programs Funded by Older Americans Act (OAA), including all revisions to the Manual as it may be revised from time to time following the execution of this Agreement, and the Manual for Senior Center Administration.

_____

(Date) (Authorized Contractor Representative)

6/23/25 Kristi Bohling-DaMetz

(Date) (MARC Director of Aging Services)

EXHIBIT G
CERTIFICATION REGARDING DEBARMENT AND SUSPENSION

This agency certifies to the best of its knowledge and belief that it and its principals:

A. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any Federal department agency;

B. Have not within a three-year period preceding this program year been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (Federal, State or local) transaction or contract under a public transaction; violation of Federal or State antitrust statutes or commission of embezzlement, theft, forgery, bribery falsification or destruction of records, making false statements, or receiving stolen property;

C. Are not presently indicted for or otherwise criminally or civilly charged by a government entity (Federal, State or local) with commission of any of the offenses enumerated in paragraph B of this certification; and

D. Have not within a three-year period preceding this program year had one or more public transaction (Federal, State or local) terminated for cause or default.

Where this agency is unable to certify to any of the statements in this certification, he/she shall attach an explanation to this certification.

_____
Typed Name & Title of Authorized Representative

_____ _____
Signature of Authorized Representative Date

EXHIBIT H
SINGLE AUDIT CERTIFICATION

CITY OF BLUE SPRINGS
903 W MAIN ST.
BLUE SPRINGS, MO 64015
(Organization's Mailing Address)

Organization's Fiscal Year:

OCTOBER 1, to SEPTEMBER 30

I, KAREN VAN WINKLE (Authorized Representative), hereby certify that the total expended from all federal awards from all funding sources during this agency's preceding fiscal year was $1,975,757. Amounts exceeding $750,000 require a single audit.

THEREFORE,

☒ We are required to have a single audit ($750,000 or more).

☐ We are not required to have a single audit (less than $750,000). However, we have included a copy of our independent auditor report and management letter with this certification.

☐ We are not required to have a single audit (for-profit organization). However, we have included a copy of our independent auditor report and management letter with this certification.

We understand that if we are required to have a single audit in accordance with Subpart F Audit Guidance – 2 CFR Part 200.501, we must submit the following information to MARC:

(1) A copy of the reporting package as defined in OMB Single Audit Requirements (2 CFR Part 200.501);
(2) Any management letter issued by the auditor; and
(3) Our corrective action plan addressing all findings and questioned costs pertaining to funding received from MARC.

We further understand this information must be submitted to MARC within thirty (30) days of receiving the Single Audit Report or nine months after the end of the audit period, whichever occurs earlier. We expect to complete the audit and have copies of the report(s) available by MARCH 26th.
(Date)

Karen Van Winkle
(Signature of Authorized Representative)

SENIOR DIRECTOR OF FINANCE
(Title of Authorized Representative)

KAREN VAN WINKLE
(Typed or Printed Name of Authorized Representative)

JUNE 25, 2025
(Date)

Introduced by Councilmember _____ BILL NO. 5332
(PF-05-25-9568)

ORDINANCE NO. _____

AN ORDINANCE APPROVING THE FINAL PLAT FOR SHADY GREEN FIRST PLAT FOR ASPHALTIC SURFACES, BLUE SPRINGS, JACKSON COUNTY, MISSOURI

WHEREAS, on May 8, 2025, the Applicant, Patrick Joyce of Kimley-Horn and Associates submitted a Planning Application on behalf of the property owner, Jake Robbins, for the Asphaltic Surfaces Final Plat known as Shady Green First Plat; and

WHEREAS, on June 23, 2025, the City Planning Commission held a regularly scheduled meeting for the Shady Green First Plat for Asphaltic Surfaces where the Commission voted in favor of the Final Plat and sent their recommendation of approval to the City Council; and

WHEREAS, on July 7, 2025, the City Council approved the Shady Green First Plat.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The following described tract of real estate is hereby declared subject to the Final Plat approved by this Ordinance. The site is legally described as:

ALL THAT PART OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 48 NORTH, RANGE 31 WEST IN THE CITY OF BLUE SPRINGS, JACKSON COUNTY, MISSOURI, BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE S01°57'17''W, ALONG THE WEST LINE OF SAID QUARTER SECTION, A DISTANCE OF 40.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF ROUTE 40 WESTBOUND LANE; THENCE S88°15'01''E, ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 804.24 FEET TO A POINT OF 40.00 FEET RIGHT OF ROUTE 40 WESTBOUND LANE CENTERLINE STATE 731+31.97 , SAID POINT BEING THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED TRACT OF LAND; THENCE CONTINUING S88°15'01''E, ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 275.45 FEET TO A POINT OF 40.00 FEET RIGHT OF ROUTE 40 WESTBOUND LANE CENTERLINE STATION 734+07.42; THENCE S26°00'38''W, A DISTANCE OF 331.82 FEET TO A POINT 65.00 FEET LEFT OF ROUTE 40 EASTBOUND LANE CENTERLINE STATION 732+47.75; THENCE WESTERLY ON A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF S84°04'40''W, A RADIUS OF 5664.58 FEET, AN ARC DISTANCE OF 251.47 FEET TO A POINT 65.00 FEET LEFT OF ROUTE 40 EASTBOUND LANE CENTERLINE STATION 729+93.39, SAID POINT ALSO BEING ON THE EASTERLY RIGHT OF WAY LINE OF SOUTHWEST CEMETERY ROAD; THENCE N01°50'28''E, ALONG SAID EASTERLY RIGH OF WAY LINE, A DISTANCE OF 242.54 FEET TO A POINT 128.00 FEET RIGHT OF ROUTE 40 WESTBOUND LANE CENTERLINE STATION 730+21.78; THENCE N53°08'11''E A DISTANCE OF 141.02 FEET TO THE POINT OF BEGINNING. THIS DESCRIPTION WAS PREPARED BY ROBERT G. YOUNG, PLS-2007000089 ON MAY 8, 2025

Section 2. The Final Plat of SHADY GREEN FIRST PLAT, BLUE SPRINGS, JACKSON COUNTY, MISSOURI, hereinbefore presented to the City Council and having found to be in compliance with the Unified Development Code (UDC), its amendments, and other ordinances of the City of Blue Springs, is hereby approved subject to the following conditions and those set out in the Planning Commission Staff Report for Case File Number (PF-05-25-9568) submitted to the Planning Commission at its June 23, 2025 meeting included the following conditions:

1. Approval by the Planning Commission based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC.
2. Prior to Building Permit issuance, the Final Plat must be recorded with Jackson County.
3. The recorded plat must be signed and sealed by a Professional Licensed Surveyor.
4. Proof of recorded documents is required prior to the issuance of building permits.

Section 3. That this Ordinance shall be in full force and effect from and after its passage and approval.

Section 4. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 24, 2025

SUBMITTED BY: Nic Hutchison **DEPARTMENT: City Development**

☒ Ordinance	☐ Resolution	☐ Presentation	☐ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Passage of a Bill approving a Final Plat for Eagles Ridge Estates PR-O 5th Plat located northwest of SW Newport Drive and west of SW 5th Street (PF-05-25-9568).

BACKGROUND/JUSTIFICATION

The applicant is requesting approval of a Final Plat with a Planned Residential Overlay (PR-O) for approximately 10.55 ± acres located northwest of SW Newport Drive and west of SW 5th Street, zoned SF-7/PR-O. The proposed plat includes thirty-two (32) single-family residential lots and one (1) tract designated for open space and a drainage basin.

The Eagles Ridge Estates PR-O 5th Plat is in substantial conformance with the approved Preliminary Plat.

Vehicular access will be provided through two connections to SW 5th Street: one via SW Nelson Drive and another at SW Chelmsford Drive. An Americans with Disabilities Act compliant five-foot sidewalk will be constructed along one side of the internal street.

The PR-O Final Plan (PROF-06-25-9610) was approved by the Planning Commission at a regular scheduled meeting on June 23, 2025. The Planning Commission recommended approval of the Final Plat for Eagles Ridge Estates PR-O 5th Plat.

FINANCIAL IMPACT

Contractor:	N/A

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
July 7, 2025	N/A

STAFF RECOMMENDATION

Staff recommends approval of the Final Plat with five (5) conditions:

1. Approval based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC, unless otherwise previously approved by the PR-O Concept Plan.
    a. Decrease the minimum corner side setback from 25-ft. to 15-ft.
2. Prior to the Final Plat being recorded the following must occur:
    a. The landscaping and amenities shall be financially guaranteed
    b. The sidewalk panels needing replaced adjacent to open space tracts shall be financially guaranteed.
3. Prior to Building Permit issuance, the Final Plat must be recorded with Jackson County.
4. Prior to Building Occupancy the following must occur:
    a. Landscape buffers and amenities shall be installed and pass a final inspection by Planning
    b. The sidewalk adjacent to open space tracts shall be installed and pass a final inspection by Public Works.
5. The following items shall be provided prior to the issuance of a Certificate of Occupancy for each lot:
    a. Sidewalk improvements adjacent to each lot.
    b. A minimum of 45 plant units and street tree shall be installed.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	Planning Commission
Date:	June 23, 2025
Action:	Recommended approval of the Final Plat with five conditions: 8 Aye, 0 No

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Staff Report with attachments; Site Location Map; Site Location Zoning Map; Final Plat; Application.
2. Bill approving a Final Plat for Eagles Ridge Estates PR-O 5th Plat.

REVIEWED BY:

Requesting Director: ***Nic Hutchison***	Budget: ***N/A***
Legal: ***James Newell***	City Administrator: ***Christine Cates***

PLANNING APPLICATION REVIEW STAFF REPORT

Meeting Dates:	Planning Commission: June 23, 2025 City Council: July 7, 2025 (Final Plat)
Project Name:	***Eagles Ridge Estates PR-O 5th Final Plan and Final Plat***
Site Location:	Generally located northwest of SW Newport Drive & west of SW 5th Street
Project Request:	**PROF-06-25-9610**; PRO Final Plan for thirty-two (32) single-family homes and one (1) open space tract **PF-05-25-9571**; Final Plat for thirty-two (32) lots and one (1) tract on 10.55 +/- acres

Applicant: Bryan Rahn | Blue Springs Safety Storage South, LLC
Property Owner: Blue Springs Safety Storage South, LLC
Staff Planner: Shantele Frie │ Associate Planner

Project Description: The applicant is requesting the approval of a Final Plat and a Planned Residential Overlay Final Plan for the property located northwest of SW Newport Drive and west of SW 5th Street. This property is approximately 10.55 +/- acres and is zoned SF-7/PR-O. The Final Plat consists of thirty-two (32) single-family residential lots and one (1) tract for the purpose of open space. The PR-O Final Plan complies with the previously approved PR-O Concept Plan including the previously approved modifications listed in the staff report.

Staff Recommendation: Staff recommend approval with conditions of the PR-O Final Plan and Final Plat applications. Conditions are identified at the end of the staff report.

Previous Actions:

Date	Review Body	Action
03/17/2003	City Council	Approved the Annexation request (A-6-2002) that included the Chapman Farms Development by Ord. No. 3554.
07/06/2005	City Council	Approved the Rezoning (R-6-2005) by Ord. No. 3888 and the PR-O Concept Plan (PRO-2-2005) for Eagles Ridge by Ord. No. 3889.
11/14/2005	Planning Commission	Approved the Preliminary Plat (05-10-04) for Eagles Ridge.
11/21/2005	City Council	Approved the Amended PR-O Concept Plan (PRO-4-2005) for Eagles Ridge by Ord. No. 3928.
09/26/2016	Planning Commission	Approved the Amended Preliminary Plat (PP-08-16-5438) for Eagles Ridge Estates PR-O & Eagles Ridge Villas PR-O.
10/03/2016	City Council	Approved the Amended PR-O Concept Plan (PROC-08-16-5437) for Eagles Ridge Estates PR-O & Eagles Ridge Villas PR-O by Ord. No. 4617.
10/09/2017	Planning Commission	Approved the Amended Preliminary Plat (PP-09-17-6007) for Eagles Ridge Estates PR-O & Eagles Ridge Villas PR-O.
10/16/2017	City Council	Approved the Amended PR-O Concept Plan (PROC-09-17-6008) for Eagles Ridge Estates PR-O & Eagles Ridge Villas PR-O by Ord. No. 4694.

09/13/2021	Planning Commission	Recommended approval of the Rezoning (08-21-7919) and PRO Concept Plan 5th Plat (PROC-08-21-7920) to City Council
09/13/2021	Planning Commission	Approved the Preliminary Plat for Eagles Ridge Estates 5th Plat
09/20/2021	City Council	Approved the Rezoning (RZ-08-21-7919) and PRO Concept Plan (PROC-08-21-7920) for Eagles Ridge PR-O 5th Plat

Future Applications: The PR-O Final Plan and Final Plat are being reviewed concurrently. The Final Plat must be approved and recorded at Jackson County prior to the issuance of building permits for the development.

Adjacent Properties:

Direction	Current Zoning	Current Land Use(s)
North:	"SF-7" (Single-Family) & "MF-14" (Moderate Density Multi-Family)	Undeveloped
South:	"SF-7/R-O" (Single-Family/Planned Residential Overlay)	Single-Family (Eagles Ridge Estates PR-O 2nd Plat)
East:	"SF-7/PD" (Single-Family/Planned Development)	Single-Family (Cambridge Park)
West:	"SF-7/PR-O" (Single-Family/Planned Residential Overlay)	Single-Family (Eagles Ridge Estates PR-O 3rd Plat)

FINAL PLAN & FINAL PLAT ANALYSIS

Platting is a process where a proposed division, or partition of land and property interests therein, is reviewed to ensure development patterns in compliance with long-range comprehensive plans; coordinating infrastructure with existing, future and potential capital improvements; and that all lots are buildable, served with adequate public facilities, and capable of meeting the zoning and development standards.

A final plan is a detailed plan for implementing the concept plan including technical information on building, site, open/civic space, and infrastructure development. A final plan may include the entire area covered in the concept plan or it may include one (1) or more phases of the approved concept plan. The plan shall include all necessary information to demonstrate that all applicable standards, requirements, and conditions of the concept plan have been met.

Preservation: The subject property consists of approximately 10.55 +/- acres of undeveloped open space and represents the final phase of the Eagles Ridge Estates subdivision. As part of the proposed development, infrastructure improvements will include the construction of a public street and a sidewalk along one side of the roadway.

Phasing: This proposal is the fifth phase of the Eagles Ridge Estates Planned Residential Overlay (PR-O) and includes thirty-two (32) single-family residential lots and one designated open space tract. This will be completed in one phase.

Streets &

Sidewalks: The development will provide vehicular access through two (2) points: one from SW 5th Street connecting to SW Nelson Drive, and the other from SW 5th Street at SW Chelmsford Drive.

In accordance with City requirements, 5-foot-wide sidewalks will be installed on one (1) side of the internal streets. These sidewalks will enhance pedestrian connectivity to the existing phases of the subdivision and nearby amenities.

A 5-foot-wide trail is proposed along MO-7 Highway, located behind Lots 151, 152, and 159 through 166, as well as Tract G. Additionally, an off-site trail segment is proposed along MO-7 Highway within Tract A of the Eagles Ridge Estates PR-O 1st Plat.

Traffic: A traffic impact study is not required for this project.

Stormwater: A stormwater management plan has been prepared by a professional engineer registered in the State of Missouri and submitted to Public Works for review. Stormwater detention has been provided through construction of a detention basin. A stormwater certification letter has been provided indicating the basin was constructed and will function in accordance with the stormwater design.

Sanitary Sewer: The existing sanitary sewer system has adequate capacity to accommodate flows generated by the proposed development. However, the developer is responsible for extending the sanitary sewer infrastructure within the site to provide service. An engineer or surveyor must verify that the sewer invert elevations are sufficient to allow for proper connection to the existing system.

Modifications Previously Approved: The base zoning district standards and regulations shall control development with a PR-O, unless modifications are specifically approved as part of the PR-O Concept Plan. The applicant has been previously approved for the following modification to the base zoning district regulations for the "SF-7" (Single-Family) zoning district:

- **Establish minimum lot standards that deviate from the "SF-7" zoning district standards, as outlined in the table under "Lot Development Standards."**
    - **Decrease the minimum Corner Side Setback from 25-ft. to 15-ft.**

Open Space & Landscape: The remaining 10.55 +/- acres of the original 153.3 +/- acre Eagles Ridge Estates Subdivision is proposed to include thirty-two (32) single-family residential lots and one (1) tract. The applicant is proposing a detention pond within Tract G; however, this area does not count toward the open space requirement for the overall subdivision. Open space requirements are being satisfied through previously approved community amenities. With the inclusion of the open space provided in the 5th Plat, the total open space for Eagles Ridge Estates amounts to approximately 20.5%, exceeding the minimum 15% required by Code.

The PR-O Final Plan meets the streetscape requirements outlined in UDC Section 404.220.P.1. The applicant has indicated that the required street trees—one (1) for every 50 feet of right-of-way frontage—will be installed by the builder as each lot is developed.

In addition, each lot is required to include forty-five (45) plant units, independent of street tree requirements. Landscaping must be installed, or a financial guarantee must be provided, prior to the issuance of a certificate of occupancy.

A decorative precast concrete panel fence and, where feasible, a berm will be installed along the rear Lots 151, 152, and 159 through 166, as well as along Tract G, adjacent to MO-7 HWY.

Land Use: The proposed land use of the property is "Detached Housing" which is defined as, "the use of a lot for only one (1) principal dwelling unit that is not connected to any other dwelling unit. Typical formats include estates, single-family houses." The proposed use is for the development of thirty-two (32) single-family homes.

Building Typology: The lot development standards for the development fall under the "SF-7" zoning district requirements. Through the PR-O Concept Plan process, the applicant has been previously approved for the following development standards for each single-family lot:

Standard		"SF-7" Requirement	Previously Approved & Proposed
Lot Size	Frontage Width	65-ft. min.	65-ft. min.
	Area	7,200-sf.	7,200-sf. min.
Setbacks	Front	25-ft. min.	25-ft. min.
	Side	8-ft. min.	8-ft. min.
	Corner Side	25-ft. min.	15-ft. min.*
	Rear	15-ft. min.	15-ft. min.
Height		35 feet max.	35-ft. max.
Design and Performance Standards		Building Coverage = 40% of lot area max.	40% max.

*Previously approved modification under the PR-O Concept Plan

Parking: Vehicular parking is required and proposed as follows:

Land Use	Required	Provided
Single-Family	2 spaces per dwelling unit (1 unit = 2 spaces)	>2 spaces provided

Architectural Character: The applicant intends to continue the current building style which includes a mix of ranch and two-story houses. The elevations provided match the approved PR-O Concept Plan by including a mix of siding and masonry on the façade.

Minimum Livable Floor Area: Per the 1996 UDC, Section 407.140, Minimum Livable Floor Area Standards, subdivisions are to be classified in a manner that minimizes the differences in dwelling sizes within and between adjacent residential developments. **The applicant is proposing a minimum livable floor area classification of 1,600-sf. for a true ranch and 1,800-sf. for all other floor plans, which matches the previous phases of Eagles Ridge Estates PR-O.**

Signage: Additional signage was not shown for this phase; however, if additional signage is required, an Administrative Sign Permit must be applied for.

Review Criteria: *A Final Plan shall be reviewed according to the following criteria:*

1. The final plan is in substantial compliance with the approved concept plan and planned development standards.

   STAFF RESPONSE: The final plan is in substantial compliance with the approved concept plan and planned residential overlay standards as requested with the PR-O Concept Plan.

2. Minor amendments may be approved administratively by the Director if they meet or exceed the approved concept plan. Amendments that do not meet the criteria for a minor amendment shall be reviewed by the designated approval body.

   STAFF RESPONSE: The applicant is not proposing any amendments to the previously approved PR-O Concept Plan.

Any modification that, in the sole discretion of the Director of Community Development, negatively affects or impacts use, investments, or design of public facilities beyond the particular project and site may not be considered a minor amendment. Any change that violates a condition of approval in the concept plan or alters the findings of any technical study that supports the approved concept plan, may not be considered a minor change.

Approval of a final plan authorizes the development of the property in accordance with the approved final plan. The authorization to develop in accordance with an approved final plan shall lapse and be of no further effect if all development shown on the final plan is not complete within the time frame established by the City Council at the time of final plan approval. Once approval lapses, the regulations of the base zoning district shall control.

Review Criteria: *A Final Plat shall be reviewed based on the following criteria:*

1. The layout and design of the final plat is in substantial compliance with the approved preliminary plat considering the number of lots or parcels; the block layout, street designs and access; the open space systems and civic design elements; the infrastructure systems; or other elements of coordinated developments.

   STAFF RESPONSE: The plat is in substantial compliance with the approved preliminary plat.

2. The construction plans meet all technical specifications.

   STAFF RESPONSE: The project was constructed per approved plans meeting all technical specifications.

3. The phasing and timing of public improvements ensures construction and performance guarantees.

   STAFF RESPONSE: “As Built” plans were submitted and reviewed for accuracy by city staff. It was determined that improvements meet city specifications.

4. Any deviations in the final plat brings the application in further compliance with the Comprehensive Plan and the purposes and intent of this Code.

   STAFF RESPONSE: There are no deviations in the final plat. The application is in compliance with the Comprehensive Plan and the purposes and intent of the UDC.

5. Covenants meeting the City's approval and containing all requirements of the UDC are approved by the City Attorney's office.

   STAFF RESPONSE: The City does not approve nor enforce private covenants and restrictions; however, the applicant has provided a copy of the Declaration of Restrictions.

6. The recommendations of professional staff.

   STAFF RESPONSE: Staff recommends approval of the Final Plat with the conditions as listed below.

Approval of a final plat shall not constitute acceptance of public improvements. Such acceptance will require separate, formal action of the City Council.

Staff Recommendation:

Staff recommends approval of the Planned Residential Overlay Final Plan application with the following conditions:

1. Approval by the Planning Commission based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC, unless previously approved by the PR-O Concept Plan.
   a. Decrease the minimum Corner Side Setback from 25-ft. to 15-ft.
2. Landscaping in the open space tract shall be financially guaranteed prior to the recording of the Final Plat.
3. The following items shall be provided prior to the issuance of a Certificate of Occupancy for each lot:
   a. Sidewalk improvements adjacent to applicable lots.
   b. A minimum of 45 plant units and street tree(s) shall be installed.

Staff recommends approval of the Final Plat application with the following conditions:

1. Approval based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC, unless previously approved by the PR-O Concept Plan.
   a. Decrease the minimum Corner Side Setback from 25-ft. to 15-ft.
2. Prior to the Final Plat being recorded the following must occur:
   a. The landscaping and amenities shall be financially guaranteed; and,
   b. The sidewalk panels needing replaced adjacent to open space tracts shall be financially guaranteed.
3. Prior to Building Permit issuance, the Final Plat must be recorded with Jackson County.
4. Prior to Building Occupancy, the following must occur:
   a. Landscape buffers and amenities shall be installed and pass a final inspection by Planning; and,
   b. The sidewalk adjacent to open space tracts shall be installed and pass a final inspection by Public Works.
5. The following items shall be provided prior to the issuance of a Certificate of Occupancy for each lot:
   a. Sidewalk improvements adjacent to each lot.
   b. A minimum of 45 plant units and street tree shall be installed.

Blue Springs, MO



Legend

- City Limits
- City Parcels
- County Parcels

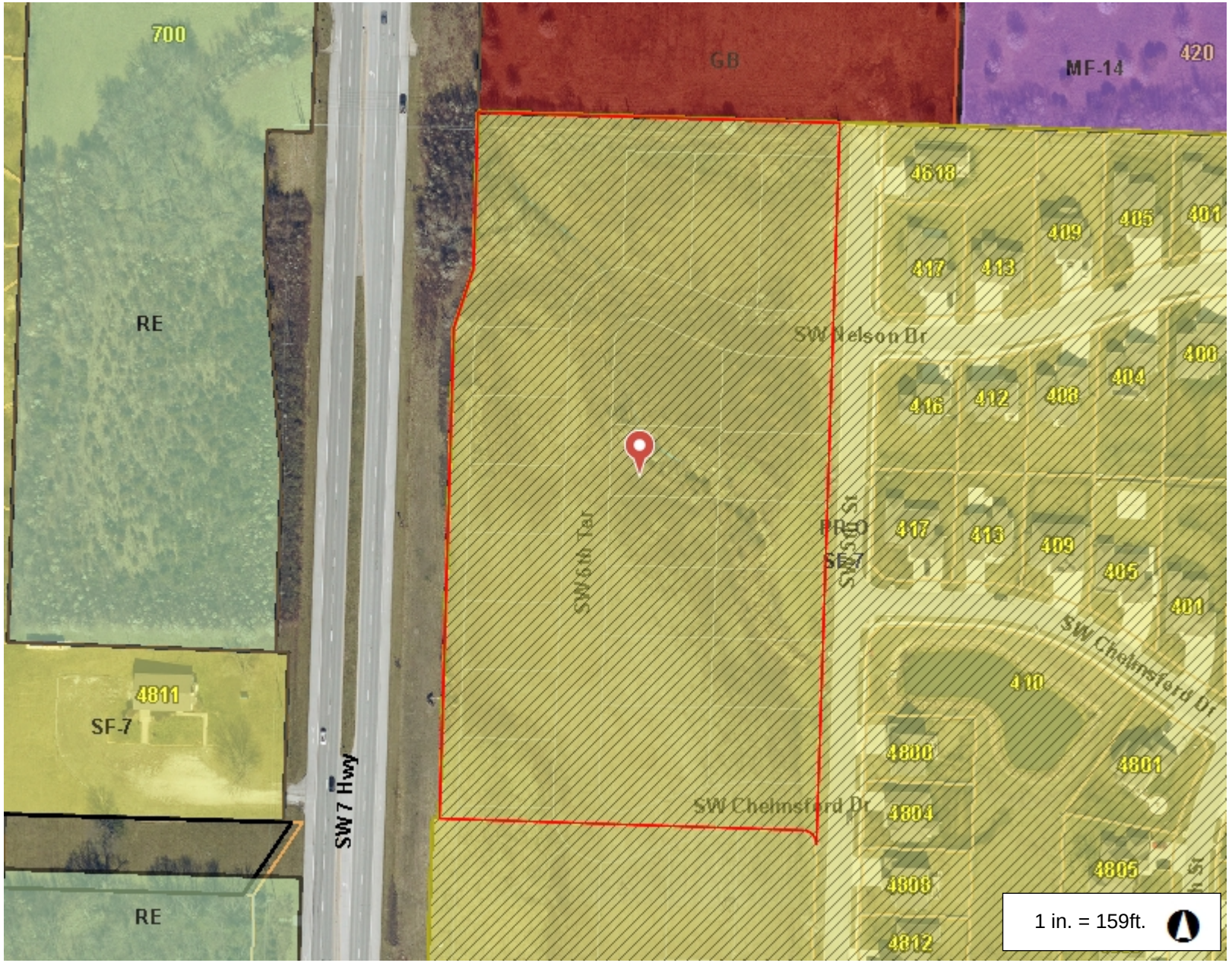
Notes

318.8 0 159.42 318.8 Feet

This Cadastral Map is for informational purposes only. It does not purport to represent a property boundary survey of the parcels shown and shall not be used for conveyances or the establishment of property boundaries.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Blue Springs, MO



SW 7 Hwy
Ryan Rd
Major Rd

Legend

Zoning Overlays

- ADP-O
- H-O
- PD
- PR-O
- PUD
- PUD/R-O
- R-O

Zoning Districts

- Agricultural
- Central Business
- Civic Service
- County - General Business
- County - Local Business
- County - Multi-Family
- County - Residential Estate
- County - Single Family
- Downtown Zoning - T3
- Downtown Zoning - T4
- Downtown Zoning - T5
- General Business
- Heavy Industrial
- Light Industrial
- Multi Family - 10
- Multi Family - 14
- Multi Family - 18

Notes

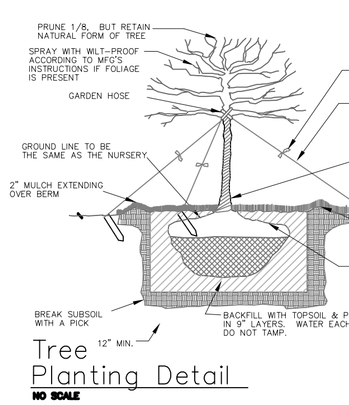
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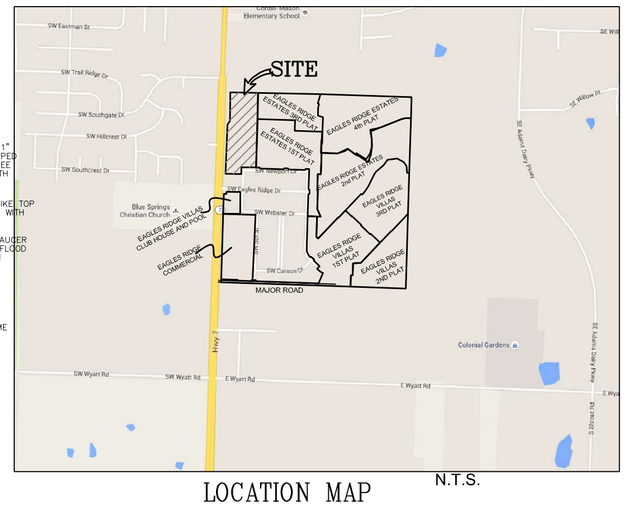
FINAL PLAN
"EAGLES RIDGE ESTATES PR-O 5TH PLAT"
LOTS 151 THRU 182
BLUE SPRINGS, JACKSON COUNTY MISSOURI





Tree Planting Detail

NO SCALE

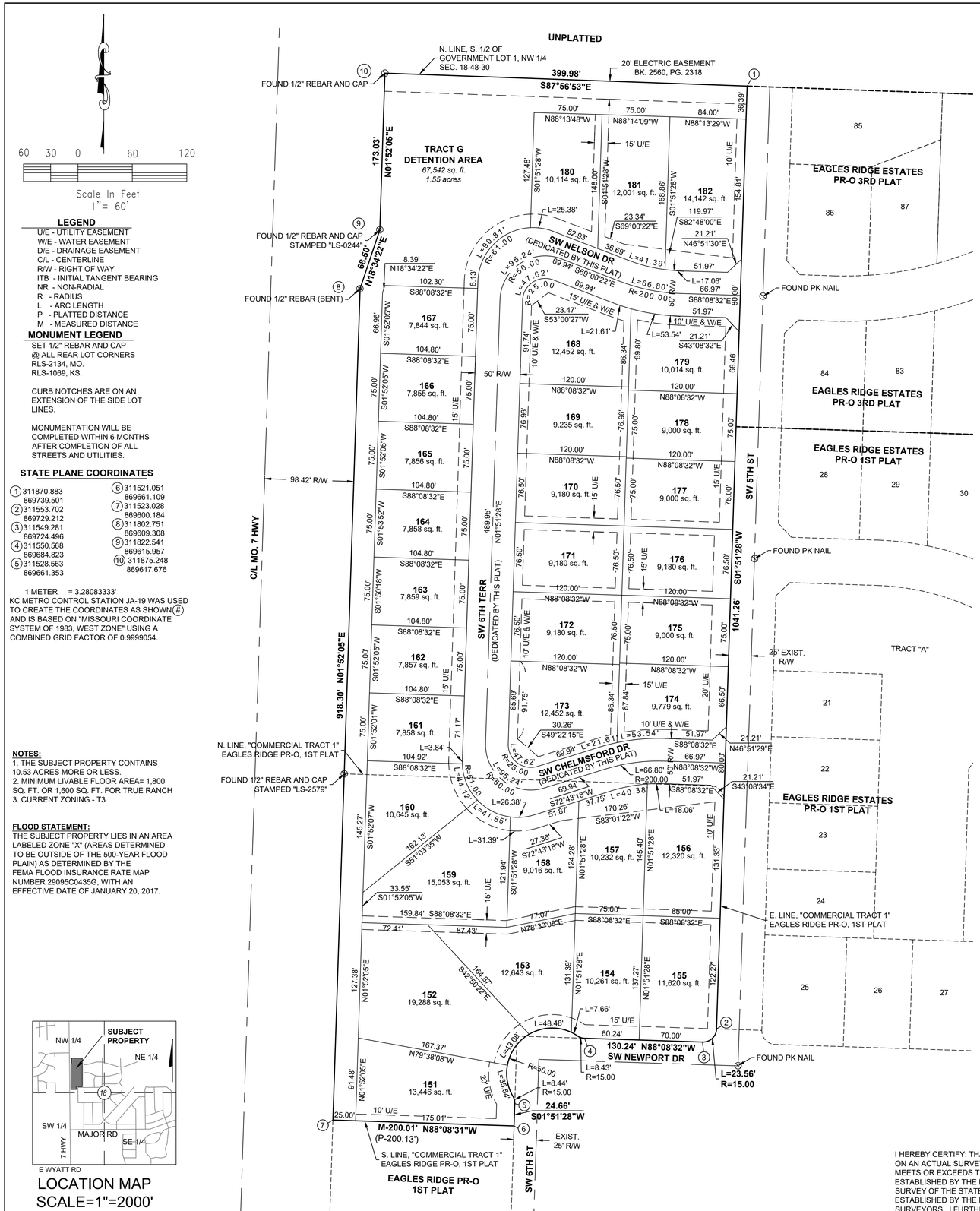

SITE
MAJOR ROAD
SW Eagles Ridge Estates Dr
SW Eagles Ridge Dr
SW Eagles Ridge Ct
SW Eagles Ridge Pl
SW Eagles Ridge Cir
SW Eagles Ridge Ln
SW Eagles Ridge Terr
SW Eagles Ridge Pass
SW Eagles Ridge Crossing
SW Eagles Ridge Estates Cir
SW Eagles Ridge Estates Ct
SW Eagles Ridge Estates Pl
SW Eagles Ridge Estates Ln
SW Eagles Ridge Estates Terr
SW Eagles Ridge Estates Pass
SW Eagles Ridge Estates Crossing
SW Eagles Ridge Estates Dr
SW Eagles Ridge Estates Pkwy
SW Eagles Ridge Estates Blvd
SW Eagles Ridge Estates Way
SW Eagles Ridge Estates Cove
SW Eagles Ridge Estates Run
SW Eagles Ridge Estates Trail
SW Eagles Ridge Estates Path
SW Eagles Ridge Estates Loop
SW Eagles Ridge Estates Circle
SW Eagles Ridge Estates Court
SW Eagles Ridge Estates Place
SW Eagles Ridge Estates Lane
SW Eagles Ridge Estates Terrace
SW Eagles Ridge Estates Passage
SW Eagles Ridge Estates Crossing
SW Eagles Ridge Estates Drive
SW Eagles Ridge Estates Parkway
SW Eagles Ridge Estates Boulevard

FINAL PLAT

EAGLES RIDGE ESTATES PR-O 5TH PLAT

LOTS 151 THRU 182 AND TRACT G

A PART OF THE S. 1/2 OF GOVERNMENT LOT 1 OF THE NW 1/4
OF SECTION 18, TOWNSHIP 48, RANGE 30,
BLUE SPRINGS, JACKSON COUNTY, MISSOURI



LEGEND

U/E - UTILITY EASEMENT
W/E - WATER EASEMENT
D/E - DRAINAGE EASEMENT
C/L - CENTERLINE
R/W - RIGHT OF WAY
ITB - INITIAL TANGENT BEARING
NR - NON-RADIAL
R - RADIUS
L - ARC LENGTH
P - PLATTED DISTANCE
M - MEASURED DISTANCE

MONUMENT LEGEND

SET 1/2" REBAR AND CAP @ ALL REAR LOT CORNERS RLS-2134, MO. RLS-1069, KS.

CURB NOTCHES ARE ON AN EXTENSION OF THE SIDE LOT LINES.

MONUMENTATION WILL BE COMPLETED WITHIN 6 MONTHS AFTER COMPLETION OF ALL STREETS AND UTILITIES.

STATE PLANE COORDINATES

1. 311870.883, 869739.501
2. 311553.702, 869729.212
3. 311549.281, 869724.496
4. 311550.568, 869684.823
5. 311528.563, 869661.353
6. 311521.051, 869661.109
7. 311523.028, 869600.184
8. 311802.751, 869609.308
9. 311822.541, 869615.957
10. 311875.248, 869617.676

1 METER = 3.28083333'
KC METRO CONTROL STATION JA-19 WAS USED TO CREATE THE COORDINATES AS SHOWN (#) AND IS BASED ON "MISSOURI COORDINATE SYSTEM OF 1983, WEST ZONE" USING A COMBINED GRID FACTOR OF 0.9999054.

NOTES:
1. THE SUBJECT PROPERTY CONTAINS 10.53 ACRES MORE OR LESS.
2. MINIMUM LIVABLE FLOOR AREA= 1,800 SQ. FT. OR 1,600 SQ. FT. FOR TRUE RANCH
3. CURRENT ZONING - T3

FLOOD STATEMENT:
THE SUBJECT PROPERTY LIES IN AN AREA LABELED ZONE "X" (AREAS DETERMINED TO BE OUTSIDE OF THE 500-YEAR FLOOD PLAIN) AS DETERMINED BY THE FEMA FLOOD INSURANCE RATE MAP NUMBER 29095C0435G, WITH AN EFFECTIVE DATE OF JANUARY 20, 2017.

LOCATION MAP
SCALE=1"=2000'
SECTION 18
TOWNSHIP 48 RANGE 30

PURPOSE STATEMENT:
THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE A 10.53 ACRE TRACT OF LAND INTO 32 SINGLE FAMILY LOTS AND 1 OPEN SPACE TRACT FOR A SUBDIVISION IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI.

PLAT DEDICATION:
THE UNDERSIGNED PROPRIETORS OF THE ABOVE DESCRIBED TRACT OF LAND HAS CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER SHOWN ON THE ACCOMPANYING PLAT, WHICH SUBDIVISION SHALL BE HEREAFTER KNOWN AS "EAGLES RIDGE ESTATES PR-O - 5TH PLAT".

DETENTION AREA:
AREAS DESIGNATED AS "DETENTION AREA" ARE HEREBY ESTABLISHED BY GRANT OF THE OWNERS AS A PERPETUAL RESTRICTIVE EASEMENT FOR THE PURPOSE OF PERMITTING FLOW, CONVEYANCE, STORAGE, AND DISCHARGE OF STORM WATER RUNOFF FROM THE VARIOUS LOTS WITHIN THIS SUBDIVISION AND FROM PROPERTIES OUTSIDE THIS SUBDIVISION. DRAINAGE FACILITIES CONSTRUCTED IN SAID DETENTION AREA SHALL BE IN ACCORDANCE WITH THE STANDARDS PRESCRIBED BY THE CITY OF BLUE SPRINGS AND PLANS AND SPECIFICATIONS APPROVED BY THE CITY ENGINEER. SAID DETENTION AREA SHALL BE MAINTAINED AS PERMANENT OPEN SPACE BY THE OWNERS OF THE LOT OR LOTS OVER WHICH THE EASEMENT IS LOCATED. OWNER SHALL MOW, REMOVE SILT, AND REMOVE ANY DEBRIS WITHIN THE DETENTION AREA. IN THE EVENT SAID LOT OWNERS SHOULD FAIL TO ADEQUATELY AND PROPERLY MAINTAIN SAID DETENTION AREA, THE CITY OF BLUE SPRINGS MAY ENTER UPON SAID AREA, PERFORM SUCH MAINTENANCE, AND THE COST OF PERFORMING SAID MAINTENANCE SHALL BE PAID BY SAID LOT OWNERS PROPORTIONATELY ON THE BASIS OF LOT OWNERSHIP. IN THE EVENT SAID OWNERS FAIL TO PAY THE COST OF SAID MAINTENANCE OR ANY PART THEREOF WITHIN THIRTY (30) DAYS AFTER COMPLETION OF SAID MAINTENANCE, SAID COST SHALL BE A LIEN AGAINST ALL LOTS IN THE SUBDIVISION FOR WHICH PROPORTIONATE PAYMENT HAS NOT BEEN MADE WHICH LIEN MAY BE FORECLOSED BY THE CITY OF BLUE SPRINGS. NO FENCE, WALL, PLANTING, BUILDING OR OTHER OBSTRUCTION MAY BE PLACED OR MAINTAINED IN SAID DETENTION AREA WITHOUT APPROVAL OF THE CITY ENGINEER OF THE CITY OF BLUE SPRINGS, AND THERE SHALL BE NO ALTERATION OF THE GRADES OR CONTOURS IN SAID DETENTION AREA WITHOUT APPROVAL OF THE CITY ENGINEER. SAID EASEMENT, OR ANY PART THEREOF, MAY BE TERMINATED, RELEASED AND CANCELED UPON RESOLUTION BEING ADOPTED BY THE BLUE SPRINGS CITY COUNCIL PROVIDING SUCH.

WATER UTILITY EASEMENT:
A WATER UTILITY EASEMENT, "W/E," IS HEREBY GRANTED TO THE PUBLIC WATER SUPPLY DISTRCT NO. 13 OF JACKSON COUNTY, MISSOURI, ITS SUCCESSORS AND/OR ASSIGNS, AS SHOWN ON THIS PLAT, TO LOCATE, CONSTRUCT, USE, MAINTAIN AND REPAIR WATER PIPELINE(S) AND APPURTENANCES INCLUDING A RIGHT OF ACCESS, ON, ALONG, AND IN ALL OF EASEMENT AS MAY BE NECESSARY TO ACCOMPLISH THE INTENDED PURPOSES OF THIS EASEMENT. UPON COMPLETION OF CONSTRUCTION, REPAIR, AND/OR MAINTENANCE, ALL FENCES, GATES, AND OTHER SURFACE AREAS AFFECTED BY OPERATIONS WILL BE RESTORED TO THEIR ORIGINAL OR BETTER CONDITION.

EASEMENT DEDICATION:
AN EASEMENT IS HEREBY GRANTED TO THE CITY OF BLUE SPRINGS, MISSOURI, FOR THE PURPOSE OF LOCATING, CONSTRUCTING, OPERATING, AND MAINTAINING FACILITIES FOR WATER, GAS, ELECTRICITY, SEWAGE, TELEPHONE, AND CABLE TELEVISION, INCLUDING BUT NOT LIMITED TO UNDERGROUND PIPES AND CONDUITS, POLES AND ANCHORS, PAD MOUNTED TRANSFORMERS, SERVICE PEDESTALS, ANY OR ALL OF THEM UPON, OVER, UNDER OR ALONG THE STRIPS OF LAND DESIGNATED UTILITY EASEMENT (ABBREVIATED "UTIL. ESMT." OR "U/E"), PROVIDED THAT THE EASEMENT GRANTED HEREIN IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS. WHERE OTHER EASEMENTS ARE DESIGNATED FOR A PARTICULAR PURPOSE SUCH AS "SANITARY SEWER EASEMENT" OR "DRAINAGE EASEMENT, OR D.E.", THE USE THEREOF SHALL BE LIMITED TO THAT PURPOSE ONLY.

AREAS DESIGNATED ON THE ACCOMPANYING PLAT AS "DRAINAGE EASEMENT" OR "D/E" ARE HEREBY RESERVED TO THE CITY FOR THE PURPOSE OF A NATURAL STORMWATER DRAINAGE EASEMENT OR FOR THE PURPOSE OF CONSTRUCTING, MAINTAINING, OPERATING, REMOVING, AND REPLACING STORMWATER DRAINAGE FACILITIES IN ACCORDANCE WITH PLANS AND SPECIFICATIONS APPROVED BY THE CITY ENGINEER OF THE CITY OF BLUE SPRINGS. NO FENCE, WALL, PLANTING, BUILDING, OR OTHER OBSTRUCTION MAY BE PLACED OR MAINTAINED IN SAID DRAINAGE EASEMENT HEREBY DEDICATED AND THERE SHALL BE NO ALTERATION OF THE GRADES OR CONTOURS IN SAID DEDICATED AREA WITHOUT THE APPROVAL OF SAID CITY ENGINEER OF THE CITY OF BLUE SPRINGS. NO OBSTRUCTIONS MAY BE PLACED IN SAID DRAINAGE EASEMENT WHICH WOULD PREVENT INGRESS AND EGRESS OR THE SAME BY MAINTENANCE VEHICLES OR WHICH WOULD PREVENT SAID VEHICLES TRAVELING ON SAID DRAINAGE EASEMENT FOR MAINTENANCE PURPOSES.

THE UNDERSIGNED PROPRIETOR OF SAID PROPERTY SHOWN ON THIS PLAT HEREBY CERTIFIES THAT ALL PRIOR EXISTING EASEMENT RIGHTS ON LAND TO BE DEDICATED FOR PUBLIC USE AND PUBLIC WAYS AND THOROUGHFARES RUNNING TO ANY PERSON, UTILITY OR CORPORATION HAVE BEEN ABSOLVED EXCEPT THAT SAME PERSON, UTILITY OR CORPORATION SHALL RETAIN WHATEVER EASEMENT RIGHTS THEY WOULD HAVE AS IF LOCATED IN A PUBLIC STREET.

STREET DEDICATION:
STREETS SHOWN HEREON AND NOT HERETOFORE DEDICATED FOR PUBLIC USE AS STREET RIGHT-OF-WAY ARE HEREBY DEDICATED.

LEGAL DESCRIPTION:
A PART OF THE SOUTH HALF OF GOVERNMENT LOT 1 OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 48, RANGE 30, IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF "EAGLES RIDGE ESTATES PR-O, 3RD PLAT," A SUBDIVISION IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY OF SW 5TH STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 01 DEGREES 51 MINUTES 28 SECONDS WEST, 1041.26 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 23.56 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SW NEWPORT DRIVE; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, THENCE NORTH 88 DEGREES 08 MINUTES 32 SECONDS WEST, 130.24 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 8.43 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE LEFT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 50.00 FEET, AND AN ARC LENGTH OF 134.76 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 8.44 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SW 6TH STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 01 DEGREES 51 MINUTES 28 SECONDS WEST, 24.66 FEET TO A POINT ON THE SOUTH LINE OF COMMERCIAL TRACT 1, LYING IN "EAGLES RIDGE PR-O, 1ST PLAT," A SUBDIVISION IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI ; THENCE ALONG SAID SOUTH LINE OF COMMERCIAL TRACT 1, NORTH 88 DEGREES 08 MINUTES 31 SECONDS WEST, 200.01 FEET (PLATTED=200.13 FEET) TO A POINT ON THE EASTERLY RIGHT-OF-WAY MISSOURI HIGHWAY NO. 7; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE FOR THE FOLLOWING THREE (3) COURSES: NORTH 01 DEGREES 52 MINUTES 05 SECONDS EAST, 918.30 FEET; THENCE NORTH 18 DEGREES 34 MINUTES 22 SECONDS EAST, 68.50 FEET; THENCE NORTH 01 DEGREES 52 MINUTES 05 SECONDS EAST, 173.03 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF GOVERNMENT LOT 1 IN THE NORTHWEST QUARTER OF SAID SECTION 18; THENCE ALONG SAID NORTH LINE, SOUTH 87 DEGREES 56 MINUTES 53 SECONDS EAST, 399.98 FEET TO THE POINT OF BEGINNING. CONTAINING 10.53 ACRES, MORE OR LESS.

ACKNOWLEDGEMENT:
IN WITNESS WHEREOF, BLUE SPRINGS SAFETY STORAGE SOUTH, LLC, A MISSOURI LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MEMBER THIS ___DAY OF ____, 20__.

_____
MEMBER - DAVID L. WARD

STATE OF _____)
)SS
COUNTY OF _____)

ON THIS ___ DAY OF _____, 20__, BEFORE ME APPEARED DAVID L. WARD, MEMBER OF BLUE SPRINGS SAFETY STORAGE SOUTH, LLC, A MISSOURI LIMITED LIABILITY COMPANY TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT; AND ACKNOWLEDGED THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT MY OFFICE IN _____, THE DAY AND YEAR LAST ABOVE WRITTEN.

SEAL

_____
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

MY TERM EXPIRES _____

CITY ACKNOWLEDGEMENT:
THIS IS TO CERTIFY THAT THE WITHIN PLAT OF "EAGLES RIDGE ESTATES PR-O - 5TH PLAT", WAS SUBMITTED TO AND APPROVED BY THE BLUE SPRINGS CITY COUNCIL THIS ___ DAY OF _____, 202_ BY ORDINANCE NO._____.

_____ _____
MAYOR - CHRIS LIEVSAY SENIOR DIRECTOR OF CITY DEVELOPMENT - MIKE MALLON

_____ _____
CITY ENGINEER - CITY CLERK - ERIN FORD

_____
PLANNING COMMISSION CHAIR - CHRIS HENNING

JACKSON COUNTY ASSESSMENT DEPARTMENT APPROVAL:

BY:_____.

DATE:_____.

I HEREBY CERTIFY: THAT THE PLAT OF "EAGLES RIDGE ESTATES PR-O - 5TH PLAT" SUBDIVISION IS BASED ON AN ACTUAL SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT SAID SURVEY MEETS OR EXCEEDS THE CURRENT MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS ESTABLISHED BY THE DEPARTMENT OF NATURAL RESOURCES, DIVISION OF GEOLOGY AND LAND SURVEY OF THE STATE OF MISSOURI, AND MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS, ESTABLISHED BY THE MISSOURI BOARD FOR ARCHITECTS, PROFESSIONAL ENGINEERS AND LAND SURVEYORS. I FURTHER CERTIFY THAT I HAVE COMPLIED WITH ALL STATUTES, ORDINANCES, AND REGULATIONS GOVERNING THE PRACTICE OF SURVEYING AND PLATTING OF SUBDIVISIONS TO THE BEST OF MY BELIEF.

SURVEYOR: ROGER A. BACKUES, PLS MO. NO. 2134

STATE OF MISSOURI
ROGER A. BACKUES
NUMBER LS-2134
6-18-2025
PROFESSIONAL SURVEYOR

DATE: JUNE 18, 2025

DEVELOPER
BLUE SPRINGS SAFETY STORAGE SOUTH
1120 NW EAGLE RIDGE BLVD
GRAIN VALLEY, MISSOURI 64029
PH. 816.229.8115

EAGLES RIDGE ESTATES PR-O - 5TH PLAT
BLUE SPRINGS, JACKSON COUNTY, MISSOURI

BOUNDARY & CONSTRUCTION SURVEYING, INC.
821 NE COLUMBUS STREET SUITE 100, LEE'S SUMMIT, MO. 64063
PH.# 816/554-9798, FAX # 816/554-0337

PROJECT NO. 24-277 | SHEET 1 OF 1

EAGLES RIDGE ESTATES PR-O 5TH PLAT, BLUE SPRINGS, MO

The City of Blue Springs Missouri

Planning Application

903 W Main Street, Blue Springs, MO | 816-228-0207
developmentsubmittals@bluespringsgov.com

OFFICE USE ONLY – *Updated 10-13-2020*
CASE #:
PC MEETING:
CC MEETING:
BOA MEETING:
NEWSPAPER:
NOTICE LETTERS:
PLANNER:

PROJECT LOCATION INFORMATION (*separate applications required if project boundaries differ*)

EAGLES RIDGE ESTATES PR-O 5th Plat
Project Name

SOUTH 7 HWY — SEE ATTACHED
Project Address (Parcel ID if No Address Assigned or Multiple Addresses) — Legal Description (attach as a separate page if too large)

Existing Zoning	Existing Land Use	Proposed Zoning	Proposed Land Use	Total Acreage	# of Proposed Lots
SF7	AG	SF-7 PR-O	SINGLE FAMILY	10.53	32+1 TRACT

APPLICATION (*check all that apply*)

LAND USE
- ☐ Conditional Use
- ☐ Rezoning
- ☐ General Development Plan

LAND SUBDIVISION
- ☐ Preliminary Plat
- ☒ Final Plat
- ☐ Administrative Plat

MASTER PLANS
- ☐ PD Concept Plan
- ☐ PD Final Plan
- ☐ PUD Concept Plan-Amended
- ☐ PUD Final Plan
- ☐ PRO Concept Plan-Amended
- ☐ PRO Final Plan
- ☐ Redevelopment Modification Plan

SITE DEVELOPMENT
- ☐ Appearance Review
- ☐ Site Plan/Design Review (SPDR)
- ☐ PD Final Plan / SPDR
- ☐ PUD Final Plan / SPDR
- ☐ Administrative SPDR

SIGNAGE
- ☐ Master Sign Plan
- ☐ Administrative Sign Plan
- ☐ Appeal for Minor Sign Adjustment

OTHERS
- ☐ Vacation
- ☐ Variance
- ☐ Alternative Dev. Standards

APPLICANT & PROPERTY OWNER INFORMATION

Name of Applicant	Company	Phone	Email Address
Bryan Rahn	BLUE SPRINGS SAFTY STORAGE	816-229-8115	bryan@countryclub-homes.com

Address	City	State	Zip Code
1120 NW EAGLE RIDGE BLVD	GRAIN VALLEY	MO	64029

I agree to allow the City of Blue Springs to copy and distribute all submitted project plans, materials, and information and post on the official City of Blue Springs web site as necessary for the project approval process, including public hearings. Furthermore, all submitted plans, materials, and information meet all UDC requirements unless specifically stated otherwise in an attached letter. Additionally, I agree that the Applicant and the Property Owner are jointly and severally liable to pay the City of Blue Springs all applicable fees and costs required for the project approval process.

X Bryan Rahn — Digitally signed by Bryan Rahn Date: 2023.12.20 07:19:56 -06'00' — 4-23-25
Applicant Signature — Date

Name of Property Owner	Phone	Email Address
BLUE SPRINGS SAFETY STORAGE	816-229-8115	BRYAN@COUNTRYCLUB-HOMES.COM

Address	City	State	Zip Code
1120 EAGLES RIDGE BLVD	GRAIN VALLEY	MO	64029

I declare, under penalty of perjury, that in applying for this application, I am the owner of this property and that the statements herein and all information herewith submitted are, to the best of my knowledge and belief, true and correct. In the event of corporate ownership, all Directors, Officers, Stockholders of each Corporation owning more than five percent (5%) of any class of stock is listed in an attached letter. With the signing and submittal of this application, I authorize the City of Blue Springs to enter onto the subject property to collect data and other information in order to accurately prepare reports or other documentation for review by City Council, Boards & Commissions, and City Staff. Additionally, I agree that the Applicant and the Property Owner are jointly and severally liable to pay the City of Blue Springs all applicable fees and costs required for the project approval process.

X Bryan Rahn — 4-23-25
Property Owner Signature — Date

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05/08/2025 9:51:55 AM

REQUIRED DOCUMENTS CHECKLIST FOR ALL APPLICATIONS			
	REQUIREMENT	**DESCRIPTION**	**NUMBER**
☒	**Project Location Information**	Complete 1st page of this Application	
☒	**Legal Description** *(digital copy required for public hearings only)*	One 8.5" x 11" copy & a digital copy in Microsoft Word format emailed to comdevlegal@bluespringsgov.com	
☐	**Plans Set Sealed by the Proper Entity Registered in the State of Missouri**	Full plans set folded & collated; See Guidebook for plans set requirements	Varies
		Reduced set of full plans set on 8.5" x 11"	1 set
☐	**Other Required Documents**	Other Required Documents such as Stormwater Study; Traffic Study; etc. on 8.5"x11"	2 sets
☒	**Application Specific Requirements Checklist**	Attach applicable pages from the Guidebook.	
☐	**Other Required Information**	See UDC Chapter 403 (Development Review Procedures) for any other required information. For Signage requirements, see Chapter 501 (Sign Code).	

PROJECT DESCRIPTION:

FINAL PLAT EAGLES RIDGE ESTATES PRO-5TH

Received
05/08/2025 9:51:57 AM

CONTACT INFORMATION SHEET

PROJECT LEAD

Name	Company Name		
BRYAN RAHN	BLUE SPRINGS SAFTY STORAGE		
Address	**City**	**State**	**Zip**
1120 NW EAGLE RIDGE BLVD	GRAIN VALLEY	MO	64029
Email	**Phone**	**Fax**	
BRYAN@COUNTRYCLUB-HOMES.COM	816-228-8115		

DEVELOPER

Name	Company Name		
TONY WARD	BLUE SPRINGS SAFTY STORAGE		
Address	**City**	**State**	**Zip**
1120 NW EAGLE RIDGE BLVD	GRAIN VALLEY	MO	64029
Email	**Phone**	**Fax**	
TONY@SAFTYMINISTORAGE.COM	816-228-8115		

ENGINEER

Name	Company Name		
ROBERT WALQUIST	QUIST ENGINEERING		
Address	**City**	**State**	**Zip**
821 NE COULUMBUS	LEE'S SUMMIT	MO	64034
Email	**Phone**	**Fax**	
RWALQUIST@QUISTENGINEERING.COM	816-550-5675		

ARCHITECT

Name	Company Name		
Address	**City**	**State**	**Zip**
Email	**Phone**	**Fax**	

SURVEYOR

Name	Company Name		
SAME AS ENGINEER			
Address	**City**	**State**	**Zip**
Email	**Phone**	**Fax**	

LANDSCAPE ARCHITECT

Name	Company Name		
Address	**City**	**State**	**Zip**
Email	**Phone**	**Fax**	

ATTORNEY

Name	Company Name		
CURT PETERSON	POLSINELLI PC		
Address	**City**	**State**	**Zip**
900 W 48TH PLACE SUITE 900	KANSAS CITY	MO	64112
Email	**Phone**	**Fax**	
CPETERSON@POLSINELLI.COM	913-234-7458		

OTHER CONTACT

Name	Company Name		
BAILEY PERRY	WARD DEVELOPMENT		
Address	**City**	**State**	**Zip**
1120 EAGLE RIDGE BLVD	GRAIN VALLEY	MO	64029
Email	**Phone**	**Fax**	
BAILEY@SAFETYMINISTORAGE.COM	816-229-8115		

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05/08/2025 9:51:57 AM

LEGAL DESCRIPTION:

A PART OF THE SOUTH HALF OF GOVERNMENT LOT 1 OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 48, RANGE 30, IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF "EAGLES RIDGE ESTATES PR-O, 3RD PLAT," A SUBDIVISION IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY OF SW 5TH STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 01 DEGREES 51 MINUTES 28 SECONDS WEST, 1041.26 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 23.56 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SW NEWPORT DRIVE; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, THENCE NORTH 88 DEGREES 08 MINUTES 32 SECONDS WEST, 130.24 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 8.43 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE LEFT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 50.00 FEET, AND AN ARC LENGTH OF 134.76 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 8.44 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SW 6TH STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 01 DEGREES 51 MINUTES 28 SECONDS WEST, 24.66 FEET TO A POINT ON THE SOUTH LINE OF COMMERCIAL TRACT 1, LYING IN "EAGLES RIDGE PR-O, 1ST PLAT," A SUBDIVISION IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI ; THENCE ALONG SAID SOUTH LINE OF COMMERCIAL TRACT 1, NORTH 88 DEGREES 08 MINUTES 31 SECONDS WEST, 200.01 FEET (PLATTED=200.13 FEET) TO A POINT ON THE EASTERLY RIGHT-OF-WAY MISSOURI HIGHWAY NO. 7; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE FOR THE FOLLOWING THREE (3) COURSES: NORTH 01 DEGREES 52 MINUTES 05 SECONDS EAST, 918.30 FEET; THENCE NORTH 18 DEGREES 34 MINUTES 22 SECONDS EAST, 68.50 FEET; THENCE NORTH 01 DEGREES 52 MINUTES 05 SECONDS EAST, 173.03 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF GOVERNMENT LOT 1 IN THE NORTHWEST QUARTER OF SAID SECTION 18; THENCE ALONG SAID NORTH LINE, SOUTH 87 DEGREES 56 MINUTES 53 SECONDS EAST, 399.98 FEET TO THE POINT OF BEGINNING. CONTAINING 10.53 ACRES, MORE OR LESS.

Introduced by Councilmember _____ BILL NO. 5333
(PF-05-25-9571)

ORDINANCE NO. _____

AN ORDINANCE APPROVING A FINAL PLAT FOR EAGLES RIDGE ESTATES PR-O 5TH PLAT LOTS 151 THRU 182 AND TRACT G, BLUE SPRINGS, JACKSON COUNTY, MISSOURI

WHEREAS, on April 23, 2025, the Applicant, Bryam Rahn of Blue Springs Safety Storage submitted a Planning Application for Eagles Ridge Estates PR-O 5th Plat; and

WHEREAS, on June 23, 2025, the City Planning Commission held a regularly scheduled meeting where the Planning Commission voted unanimously in favor of the Final Plat Eagles Ridge Estates PR-O 5th Plat Lots 151 Thru 182 and Tract G. The Planning Commission sent their recommendation of approval to the City Council; and

WHEREAS, on July 7, 2025, the City Council approved the Final Plat for Eagles Ridge Estates PR-O 5th Plat Lots 151 thru 182 and Tract G; and

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The following described tract of real estate is hereby declared subject to the Final Plat approved by this Ordinance. The site is legally described as:

A PART OF THE SOUTH HALF OF GOVERNMENT LOT 1 OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 48, RANGE 30, IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF "EAGLES RIDGE ESTATES PR-O, 3RD PLAT," A SUBDIVISION IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY OF SW 5TH STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 01 DEGREES 51 MINUTES 28 SECONDS WEST, 1041.26 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 23.56 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SW NEWPORT DRIVE; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, THENCE NORTH 88 DEGREES 08 MINUTES 32 SECONDS WEST, 130.24 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 8.43 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE LEFT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 50.00 FEET, AND AN ARC LENGTH OF 134.76 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, BEING TANGENT TO THE PREVIOUSLY DESCRIBED COURSE, HAVING A RADIUS OF 15.00 FEET, AND AN ARC LENGTH OF 8.44 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SW 6TH STREET; THENCE ALONG SAID

WESTERLY RIGHT-OF-WAY LINE, SOUTH 01 DEGREES 51 MINUTES 28 SECONDS WEST, 24.66 FEET TO A POINT ON THE SOUTH LINE OF COMMERCIAL TRACT 1, LYING IN "EAGLES RIDGE PR-O, 1ST PLAT," A SUBDIVISION IN BLUE SPRINGS, JACKSON COUNTY, MISSOURI ; THENCE ALONG SAID SOUTH LINE OF COMMERCIAL TRACT 1, NORTH 88 DEGREES 08 MINUTES 31 SECONDS WEST, 200.01 FEET (PLATTED=200.13 FEET) TO A POINT ON THE EASTERLY RIGHT-OF-WAY MISSOURI HIGHWAY NO. 7; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE FOR THE FOLLOWING THREE (3) COURSES: NORTH 01 DEGREES 52 MINUTES 05 SECONDS EAST, 918.30 FEET; THENCE NORTH 18 DEGREES 34 MINUTES 22 SECONDS EAST, 68.50 FEET; THENCE NORTH 01 DEGREES 52 MINUTES 05 SECONDS EAST, 173.03 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF GOVERNMENT LOT 1 IN THE NORTHWEST QUARTER OF SAID SECTION 18; THENCE ALONG SAID NORTH LINE, SOUTH 87 DEGREES 56 MINUTES 53 SECONDS EAST, 399.98 FEET TO THE POINT OF BEGINNING. CONTAINING 10.53 ACRES, MORE OR LESS.

Section 2. The FINAL PLAT EAGLES RIDGE ESTATES PR-O 5TH PLAT LOTS 151 THRU 182 AND TRACT G, BLUE SPRINGS, JACKSON COUNTY, MISSOURI, hereinbefore presented to the City Council and having been found to be in compliance with the Unified Development Code (UDC), its amendments, and other ordinances of the City of Blue Springs, is hereby approved subject to the following conditions and those set out in the Planning Commission Staff Report for Case File Number (PF-05-25-9571) submitted to the Planning Commission at it June 23, 2025 meeting included the following conditions:

1. Approval based on the representations of any drawings presented as part of this application does not waive any requirement or development standard contained in the UDC, except for the following modifications approved by the PR-O Concept Plan.
    a. Decrease the minimum corner side setback from 25-ft. to 15-ft.
2. Prior to the Final Plat being recorded the following must occur:
    a. The landscaping and amenities shall be financially guaranteed; and
    b. The sidewalk panels needing replaced adjacent to open space tracts shall be financially guaranteed.
3. Prior to the Building Permit issuance, the Final Plat must be recorded with Jackson County.
4. Prior to Building Occupancy, the following must occur:
    a. Landscape buffers and amenities shall be installed and pass a final inspection by Planning; and
    b. The sidewalk adjacent to open space tracts shall be installed and pass a final inspection by Public Works.
5. The following items shall be provided prior to the issuance of a Certificate of Occupancy for each lot:
    a. Sidewalk improvements adjacent to each lot.
    b. A minimum of 45 plant units and street tree shall be installed.

Section 3. That this Ordinance shall be in full force and effect from and after its passage and approval.

Section 4. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 9, 2025

SUBMITTED BY: George Schmitz **DEPARTMENT: Administration**

☒ Ordinance	☒ Resolution	☐ Presentation	☐ Public Hearing
☒ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Passage of a Bill amending Title VI Business and Occupation Chapter 600 Alcoholic Beverages Section 600.340 Consumption In Certain Public Places During Fall Fun Festival – Restrictions. of the Code of Ordinances, City of Blue Springs, Missouri to include the sale of "intoxicating liquor" in the designated beer garden area during the Fall Fun Festival. Following the passage of this Bill, adopt a Resolution approving a Memorandum of Understanding for lease of Blue Springs Downtown Public Area for Fall Fun Festival.

BACKGROUND/JUSTIFICATION

The current City Code Section 600.340. Consumption In Certain Public Places During Fall Fun Festival – Restrictions. relating to Section 600 Alcoholic Beverages states that: "One (1) beer garden area will be designated and enclosed within a fenced-in area during the annual Fall Fun Fest." Currently, the designated beer garden area allows for the consumption of "malt liquor" and wine as defined by subsection D and H of Section 600.340 of the City Code.

The Chamber of Commerce has expressed desire to include the sale of margaritas, classified as "intoxicating liquor" under the definition provided by Section 600.010. The sale of these intoxicating liquors will be permitted only within the designated beer garden area during the annual Fall Fun Fest alongside the sale of malt liquor and wine.

Staff recommends the approval of a Bill that would amend the City's Code to include the sale of intoxicating liquor in Section 600.340.

The proposed Memorandum of Understanding (MOU) grants the Blue Springs Chamber of Commerce exclusive use of the public areas within a certain area for operating the Fall Fun Festival. The MOU addresses various operating issues associated with conducting the festival including parking, vendor licensing, trash collection, security, public access, water service and use of public spaces for temporary structures. The MOU was reviewed by City departments to address various operational issues.

The MOU obligates the Chamber to obtain liability insurance and indemnify and hold the City harmless from claims associated with occupancy of the festival grounds. Additionally, the Chamber is responsible for any and all agreements, contracts, or arrangements with the carnival, as well as additional security personnel, trash and debris, accessibility, and cleaning of the festival area.

The City agrees to provide festival preparation, police protection, and water supply. Additionally, the City is responsible for providing safety inspections of vendor booths.

The MOU has been approved by the Chamber Board of Directors.

FINANCIAL IMPACT

Contractor:	Blue Springs Chamber of Commerce
Amount of Request/ Contract:	$3,000
Budget Year:	FY 2024-25
Revenue to be Received:	$3,000
Revenue Account No.	100-00000-429100

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Bill amending the City Code related to “intoxicating liquors”
2. Resolution with Memorandum of Understanding attached as Exhibit A

REVIEWED BY:

Requesting Director: ***George Schmitz***	Budget: ***Lori Turner***
Legal: ***Jennifer Baird***	City Administrator: ***Christine Cates***

Introduced by Councilmember _____ BILL NO. 5334

ORDINANCE NO. _____

AN ORDINANCE AMENDING TITLE VI BUSINESS AND OCCUPATION CHAPTER 600 ALCOHOLIC BEVERAGES SECTION 600.340 CONSUMPTION IN CERTAIN PUBLIC PLACES DURING FALL FUN FESTIVAL - RESTRICTIONS OF THE CODE OF ORDINANCES, CITY OF BLUE SPRINGS, MISSOURI

WHEREAS, Section 600.340.A designates the boundary lines of where the Fall Fun Fest "beer garden" will be located; and

WHEREAS, Section 600.340.C currently permits the sale of "malt liquor" and "wine" as defined in subsections (D) and (H) of Section 600.340 within the designated area of the Fall Fun Fest "beer garden"; and

WHEREAS, Section 600.340.G, Code of Ordinances, City of Blue Springs, Missouri, states that the City Council shall annually designate the dates of the Blue Springs Fall Fun Festival; and

WHEREAS, the Blue Springs Chamber of Commerce would like to expand the scope of the beverages offered at the beer garden to include the sale of margaritas, classified as "intoxicating liquor" under the definition provided by Section 600.010; and

WHEREAS, City Staff recommends amending the Code of Ordinances of the City of Blue Springs to include the sale of "intoxicating liquor" within the designated area of the annual Fall Fun Fest beer garden.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

NOTE: LANGUAGE TO BE ADDED IS <u>UNDERLINED</u>. LANGUAGE TO BE DELETED IS SHOWN AS ~~STRICKEN~~. Sections and Subsections not set out herein are not amended or changed.

Section 1. That Title VI Business and Occupation Chapter 600 Alcoholic Beverages, Section 600.340 of the Code of Ordinances, City of Blue Springs, Missouri, is hereby amended to read as follows:

Section 600.340 Consumption In Certain Public Places During Fall Fun Festival — Restrictions. [R.O. 1996 § 600.340; Ord. No. 4012 § 1, 12-18-2006; Ord. No. 4560 § 5, 8-3-2015]

A. It shall be unlawful for any person to drink, consume or have in their possession in any open container any intoxicating liquors or beer in or upon the streets, alleys or public places within an area bounded on the north by Vesper Street, the east by Eighth Street, the south by Walnut Street and the west by Fifteenth Street such that the boundary line shall be the outermost edge of the paved portion of said streets herein named, except that certain intoxicating liquors and

beer, as described by definition in this Chapter, may be drunk, consumed or be possessed in an open condition within the beer garden or the confines of rented booth space(s) as authorized under Section 390.045 and herein. If a business operating within the boundaries established above has a liquor license to sell intoxicating liquor by the drink at retail for consumption on the premises, the business owner may sell malt liquor, ~~and~~ wine, and intoxicating liquor as defined in this Section within the confines of the rented booth or other assigned areas, provided consent for such use has been obtained from the City or any entity authorized by the City to operate the Fall Fun Festival pursuant to Section 390.045 of this Code or other event authorized by the City Council.

B. The exceptions set forth in Subsection (A) above shall only apply from 6:00 A.M. on the day that the Fall Fun Festival begins until 6:00 P.M. on the day that such festival ends.

C. One (1) beer garden shall be located within the above described area during the Fall Fun Festival. It shall be enclosed within a fenced-in area. The consumption of "malt liquor" as defined in Subsection (D) ~~and~~ , "wine" as defined in Subsection (H), and "intoxicating liquor" as defined in Subsection (I) shall be allowed within the fenced-in area. No malt liquor or wine shall be removed for consumption elsewhere within the area described in Subsection (A).

D. "Malt liquor," for the purpose of this Section only, is defined as malt liquor containing in excess of three and two-tenths percent (3.2%) by weight, manufactured from pure hops or pure extraction of hops or pure barley or wholesome grain or cereals and wholesome yeast or pure water.

E. Nothing contained herein shall be deemed to restrict the consumption of intoxicating liquors inside the confines of any establishment properly licensed, on an annual basis, to serve or sell intoxicating beverages.

F. Any person violating any of the provisions of the foregoing Sections shall be deemed guilty of a misdemeanor and upon conviction shall be punished under Section 100.080 of this Code.

G. The dates for the Fall Fun Festival shall be designated annually by the City Council of the City by resolution, or if not so designated, then on or about the second weekend following Labor Day.

H. "Wine" for the purpose of this Section only, is defined as a combination of wine exclusively from grapes, berries and other fruits and vegetables and other liquids which contains no more than fourteen percent (14%) alcohol by weight.

I. "Intoxicating Liquor" for the purpose of this Section only, is defined as Alcohol for beverage purposes, including alcoholic, spirituous, vinous, fermented, malt, or other liquors, or combination of liquors, a part of which is spirituous, vinous, or fermented, and all preparations or mixtures for beverage purposes containing in excess of one-half of one percent (0.5%) by volume.

Section 2. That this Ordinance shall be in full force and effect from and after its passage and approval.

Section 3. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

Resolution No. 49-2025

A RESOLUTION APPROVING A MEMORANDUM OF UNDERSTANDING WITH THE BLUE SPRINGS CHAMBER OF COMMERCE FOR THE USE OF DOWNTOWN PUBLIC AREA AND STAFF IN SUPPORT OF THE ANNUAL FALL FUN FESTIVAL

WHEREAS, the Blue Springs Chamber of Commerce holds an annual event called Fall Fun Festival in downtown Blue Springs; and

WHEREAS, the dates for the 2025 Fall Fun Festival are designated as Friday, September 19, 2025, and continue through Sunday, September 21, 2025; and

WHEREAS, the City desires to partner with the Chamber of Commerce in providing this event to its citizens by granting use of public areas to operate the Fall Fun Festival.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The City Administrator is hereby authorized to enter into the Memorandum of Understanding with the Blue Springs Chamber of Commerce. A copy of the proposed Memorandum of Understanding is attached hereto as Exhibit "A" and is incorporated herein.

Section 2. City staff is directed to perform all tasks necessary to implement said Memorandum of Understanding.

Section 3. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

EXHIBIT A

Rev. 05/05/2025

CONTRACT NO.

MEMORANDUM OF UNDERSTANDING FOR LICENSE OF BLUE SPRINGS DOWNTOWN PUBLIC AREA FOR FALL FUN FESTIVAL

THIS MEMORANDUM OF UNDERSTANDING made and entered into this 7th day of July, 2025 by and between the **CITY OF BLUE SPRINGS, MISSOURI**, a municipal corporation, the "City", party of the first part, and the **BLUE SPRINGS CHAMBER OF COMMERCE**, 1000 W. Main St, Blue Springs, Missouri, a Missouri corporation, the "Chamber", party of the second part.

WITNESSETH: that the City Council of the City deems it to be in the best interests of the City and its citizens to promote City pride, commerce, and tourism through cooperation with the Chamber, in the production of the Fall Fun Festival, the "Festival". In order to further this purpose, the City hereby grants permission and authority to the Chamber, upon the terms and subject to the conditions of this contract, to use all of the public areas in and around the area generally known as the Downtown Blue Springs, which the City presently owns or controls, and contained within the boundaries as shown on the sketch attached hereto as Exhibit A, the "Festival Area", and made a part hereof by reference for the purpose of conducting the Festival from September 19 through September 21, 2025 inclusive.

All activities and operations under this contract shall be conducted in full compliance with the City's Municipal Code, and in the event of any conflict between this contract and the Municipal Code, the provisions of the Municipal Code shall prevail.

SECTION I. In consideration of the granting the use of the 'Festival ground," the Chamber, its employees, agents, contractors, vendors, exhibitors, and persons or organizations participating in the operation of the Festival hereby agree and covenant:

A. The Festival Area shall be used only for the purposes of Conducting the Festival, with the following restrictions:

1. Parking Lot - West of City Hall. To allow the public to conduct business in City Hall, the Chamber will post signs and provide security personnel to restrict the use of the parking lot west of City Hall by Festival participants prior to 5:00 PM on the Friday of the Festival opening.

   The Chamber shall provide 90 parking passes for the West lot of City Hall to be used any time during the festival.

2. City Hall Grounds. The Chamber shall not allow the display or use of anything heavier than a total of 5,400 pounds on the City Hall Grounds. Any item over 3,000 pounds per axle shall be prohibited from entering this area.

3. Former First Baptist Church Parking Lot located approximately at 15th and Main Street. This will be the designated site for the carnival grounds. The Chamber shall be responsible for securing and maintaining any and all agreements, contracts, or arrangements with the carnival and any and all providers necessary for the event. The Chamber acknowledges that the City shall have no responsibility, obligation, or liability for any services provided by the Carnival. The Chamber agrees to indemnify,

defend, and hold harmless the City, its officers, employees, and agents from any claims, damages, or liabilities arising out of or related to the Carnival.

Whereas the Former First Baptist Church Building was previously used as a temporary shelter site in case of inclement weather, it will now no longer be used as such. The Chamber will coordinate with the Blue Springs Police Department to establish new shelter sites as a part of the Safety Plan that they develop for the Fall Fun Fest. The site of the Former First Baptist Church will strictly be used for its parking lot and the staging of the Carnival grounds.

4. Public Streets and City Parking Lots. The City shall allow the Chamber use of the following public lots for festival attendees:

   a. Public Safety parking lot between Main and Walnut, and between 10th Street and 11th Street

   b. Parking lot on the Northwest corner of Main Street and 10th Street

   c. Street (City Hall) Parking lot on the Northeast corner of Main Street and 10th

   d. Vacant city lot on the North side Main Street, between 9th Street and 10th Street

   e. Parking lot on the Southwest corner of Main Street and 12th Street

   f. Two vacant city-owned lots at the Northwest corner of 10th Street and Walnut Street

   The Chamber will neither drill holes nor allow any of its contractors, vendors, or exhibitors to drill holes for anchoring or stabilizing any structure or device in any public street or City parking lot. If the installation or erection of any device, structure or exhibit requires the anchoring or stabilizing of such structure by the drilling of holes in the pavement of the public parking lots, such drilling, shall be done by the City or shall be approved by the City. The Chamber will cooperate with the City in the determination of the best location for the anchors. Additionally, the Chamber will pay an amount not to exceed $15.00 each for the material cost of installing the anchors. Drilling in concrete must be approved in advance on a site-by-site basis by City inspectors. There shall be no drilling in brick work.

5. After such devices, structures and exhibits are removed, the City' shall make the necessary repairs to the holes that were drilled and bill the Chamber on a cost of $10.00 per-hole for said repairs. This bill shall include only those holes drilled by Chamber for the current year. Said repairs are to be performed and the Chamber invoiced prior to the end of the calendar year.

6. Only the use of white chalk or paint location markings on asphalt is authorized. Vendor location markings must be visible until inspections are complete.

B. To provide for the conduct of the Festival, CHAMBER agrees that:

   1. Festival Safety. The Chamber shall provide necessary safety oversight from midnight to 8:00 a.m. each night of the Festival. The Chamber shall assure that

the carnival operator provides reasonable and adequate safety personnel, in quantity and during hours of operation, as specified by the Chief of Police.

2. Waste and Wastewater. Chamber shall provide for a system of disposal of waste and wastewater for the Festival Area acceptable to the City. The Chamber shall prohibit all vendors and exhibitors from disposing of waste or wastewater into the storm sewers.

3. Trash and Debris During Festival - Festival Area. The Chamber shall during the Festival, provide daily, enough dumpsters for depositing trash and debris resulting from the Festival and shall further provide for the removal of said trash and debris from said dumpsters daily. The Chamber shall provide, while the Festival is in operation, sufficient personnel for the removal of trash. Liners for the trash containers shall be provided by the Chamber. The Chamber shall deliver trash containers to the Festival Area prior to the Festival and remove them following the Festival.

4. Trash and Debris After Festival - Festival Area. Trash and debris, including material (screws and other forms of metal fasteners) left after the dismantling of any performance structure, in the Festival Area, including public parking lots and right-of- way, will be removed by noon on Monday following the Festival. The Chamber will be responsible for any damage to public or private property caused by the failure to comply with this provision of the Contract.

5. Electrical Service. The Chamber shall provide electrical service on the Festival Area, subject to the following terms and conditions:

    a. The installation of temporary' electrical service on, in, or adjacent to the sections of streets in the Festival Area will only be allowed during the period from Monday, September 1, 2025, through Tuesday, September 30, 2025.

    b. The Chamber and the City, through its Community Development Department conducting inspections, will work together to ensure the safe delivery of electrical service to the Festival Area.

6. Accessibility. The Chamber shall do all things necessary to assure handicap access to the Festival Area is maintained, including but not limited to providing Festival staff to monitor the lot. That the Chamber shall provide for handicapped parking in the municipal parking lot located west of City Hall. At least one ADA compliant restroom facility shall be made available at every bank of restrooms.

7. Emergency vehicle accessibility. The Chamber shall maintain booth spacing along streets to allow for clear access for emergency vehicles to enter the fairgrounds area.

8. City Sponsor. The Chamber shall include the name of the City as a sponsor in all media and promotional campaigns the same as any other sponsor. This may include but is not limited to; pre-program publicity; banners, in themeoriented signage, festival t-shirts, festival programs; and other advertisements.

9. Vendors and Exhibitors Rules and Regulations. All vendors and exhibitors will operate under the rules and regulations as set out in the vendor application including requirements for inspections, hours of operation, parking and vehicle restriction inside Festival Area as outlined. The application is hereto attached as Exhibit B. Vendors profiting by sales of items or services will be considered to be a regular vendor of the event and must register and pay the Chamber for booth space, electric, insurance and related costs per the vendor application.

10. Vendor Booth Inspections. The Chamber shall require all vendor booths be inspected by the City and/or Fire District for the purpose of conducting electrical, fire and other safety inspections of vendor booths.

11. Clean Up Carnival Site. The Chamber shall provide the personnel, equipment, and materials necessary to clean the carnival site after the carnival operator has removed all installations and prepared the lot for the street sweeper.

12. Post Festival Clean Up. The Chamber shall provide the personnel, equipment, and materials necessary to clean the Festival area at the conclusion of the Festival event. Final clean-up shall be complete by noon on Monday following the close of the Festival. For purposes of this agreement, satisfactory completion of post-festival cleanup shall mean the removal of trash and debris in City parking lots of the public right-of-way as defined in Sections I (B) (3) and (4). Such cleanup will also include a good-faith effort to remove grease and other food debris from the Festival Area and public right-of-way.

13. Emergency Management Plan. The Chamber shall maintain an Emergency Management Plan (the Plan) for the festival. The Plan shall be considered confidential information and shall not be disclosed to the public or any third party without prior written consent from both parties. The Plan shall be maintained in the offices of the City and Chamber and shall only be accessible to authorized personnel involved in the planning and execution of the event. The Chamber, City and Central Jackson County Fire Protection District staff shall agree upon the Plan prior to the Festival.

C. Compliance With Law:

1. Chamber, vendors, and exhibitors shall use and occupy the Festival Area in a safe and careful manner and shall comply with all applicable municipal, state, and federal laws and rules and regulations pertaining to the carnival, food establishments, exhibits, and temporary structures as prescribed by the City, its employees and agents including those laws or ordinances regarding sale of alcoholic beverages and distribution of pornographic materials. It shall be the responsibility of the Chamber to inspect all temporary installations, tents, other enclosures and structures for suitability and safety. The Chamber shall require any vendor or exhibitor to remove or correct any unsightly or hazardous structure or condition which is so deemed by the City.

2. The City shall have the power to immediately close or prevent the opening to the public of any vendor or exhibitor which may be in violation of federal or state law or City ordinance. The Chamber and its contractors, vendors and exhibitors agree to

abide by the decision of the City in this regard and shall not make any claim or bring any action against the City, or its agents or employees, regarding any such action taken by the City.

3. City Inspections During the Event. The Chamber agrees that the City shall have the right to designate certain of its employees or agents as inspectors, and Chamber agrees that such inspectors shall have the right at any time, and as often as the City may consider necessary, to inspect any property, and services being rendered, any riding devices, shows, displays, food establishments, or any activities of Chamber or the vendors, or exhibitors located on the Festival Area, and Chamber, vendors, or exhibitors located on the Festival Area shall give said inspectors free access to any space used or occupied by them or under their control for the purpose of such inspection and shall, upon request of such inspector, operate or demonstrate any machinery, mechanical devices, or electrical appliances owned, maintained, or in the possession of Chamber, vendors, or exhibitors located on the Festival Area, or demonstrate or operate any process or activities being carried on by Chamber, vendors, or exhibitors located on the Festival Area.

4. The Chamber may request inspection services at hours other than the City's normal business hours. City shall be reimbursed for such inspection services for actual personnel costs, with a minimum service charge of (1) hour.

5. Permits and Licenses. The Chamber shall require all contractors and subcontractors of the Chamber to obtain all necessary permits and licenses before providing contracted services at the Festival. The Chamber shall submit a list of all contractors and subcontractors to the Business Services Division of the Community Development Department thirty (30) days before the Festival. The City reserves the right to immediately cease the operations or prevent the operation of any contractor or subcontractor that has not obtained all necessary permits and licenses required by the City. The individual vendors will not be required to obtain business licenses through the City.

6. Parade. The Chamber shall obtain a permit from the Police Department for the parade.

7. All state required permits shall be obtained, and license fees shall be paid prior to use of any device, show, or display or food establishment specifically related to the carnival which are required to be obtained or secured. A city business license is not required.

8. Temporary Health Permits. Food service booths operating during the Festival will not be allowed to open until a Temporary Health Permit is obtained and a satisfactory inspection has been completed.

9. Alcoholic Beverages. The Chamber shall adhere to the Code of City regarding the permitting, sale and location of temporary vendors that sell alcoholic beverages.

These vendors must obtain all state and local licenses and shall be restricted to the sale of non-intoxicating or intoxicating beer by the drink, or malt liquor, light wine, and intoxicating liquor (margaritas) by the drink as provided for in the Code of the City. Signage must be present at all exits to the Beer Garden. The sale of margaritas is classified as “intoxicating liquor” as defined by Section 600.010 of the City Code and is included under the permitted intoxicating liquor by the drink at retail for consumption on the premises of the designated beer garden at the Fall Fun Festival.

D. Liabilities:

1. The Chamber shall secure from each vendor or exhibitor on the Festival Area, an agreement absolving the City of any liability for theft, loss, or damage to property of vendor or exhibitor on the Festival Area, irrespective of the cause thereof except for liability arising from any occurrence directly involving the gross negligence or intentional act of an employee or agent of the City. Each such agreement to release and waive all rights and claims against the City, and its agents and employees with respect to such theft, loss or damage shall also include release as to any liability for loss to an exhibit or other installation that results from shutdown by the City. Said agreement shall be substantially in the form included in the vendor application and attached hereto as Exhibit B.

2. If the Festival Area, or any portion thereof, during the term of this license, shall be damaged by the act, default or negligence of the Chamber, its employees or agents, vendors, exhibitors, or any occupants and users of the Festival Area. The Chamber shall pay to the City, upon demand, such sum as shall be necessary to restore the Festival Area to its previous condition. The Chamber hereby assumes full responsibility for the character, acts and conduct of all its employees or any person acting for and on behalf of the Chamber.

3. The Chamber shall obtain a Special Event policy for "General Liability and Liquor Liability" insurance coverage for the period of Thursday prior to the Festival through the Wednesday following the Festival with these minimum limits:

Bodily Injury & Property Damage	$1, 000, 000 combined single limit per occurrence; $2, 000,000 annual aggregate
Fire Damage Liability	$100,000

The Chamber shall indemnify and hold harmless the City, and its agents and employees, from and against any and all claims, actions, damages, liability and expense in connection with loss of life, personal injury, and/or damage to property arising from or out of any occurrence in, upon or at the Festival Area (except for any occurrence directly involving the gross negligence or intentional act of an employee or agent of the City), or arising out of the occupancy or use of the Festival Area or any part thereof by the Chamber, its employees or agents, vendors, exhibitors, or any other occupant or user thereof, or occasioned wholly or in part by any act or omission by the Chamber, its employees and agents, and

any other occupant or user of all or any part of the Festival Area, and their agents, servants, contractors and employees.

The Chamber, vendors, exhibitors, and those occupants and users of the Festival Area, upon receiving written notice thereof, agree to defend such action or proceeding at its own expense by counsel satisfactory to the City. For this contract, occupants and users shall be limited to those individuals or entities who participate in the Festival by virtue of a contract, license, or agreement with the Chamber. Said definition shall not include members of the public who attend the Festival or individuals who are otherwise on the Festival Area not as a result of any contract, license, or agreement with the Chamber.

4. The Chamber will name the City as an additional insured on all Chamber liability insurance policies. The Chamber will provide the City with a copy of the Chamber's Additional Insured - Owners, Lessee or Contractors' Endorsement for the dates of the festival.

5. Carnival Insurance. Chamber shall acquire and share with the City evidence that the carnival connected with the Festival has liability insurance. The insurance must be for the Monday prior to the Festival through Wednesday following the Festival. The public liability insurance must have the following coverage: For bodily injury to or death of any one person in the amount of not less than $1,000,000.00; For any one accident in the amount of $1,000,000.00; for damage to the property of another person in the amount of not less than $300,000.00 for any one accident.

E. Notices:

1. The Chamber shall notify all property owners and tenants within the Festival Area of the dates of the Fall Fun Festival.

2. The Chamber shall provide a listing including each vendor and their location on the festival map to the City Clerk and Fire District to assist with regulatory enforcement and public information. The listing should be sent at least one week priorto festival set-up. Updates will be provided to the City as changes are made up-to the festival dates.

SECTION II. For its part, the CITY agrees to contribute financial support and services as provided below:

A. Parks and Recreation. The City shall provide assistance to the Chamber for festival preparation, clean up during the festival, and after festival breakdown. The list of services is attached as Exhibit C.

B. Police Protection. The City's Police Department shall provide the police protection necessary to handle and govern the conduct of those attending the Festival and to maintain public order during festival hours. In addition, the Police Department shall provide the enforcement and traffic control for the festival parade.

C. The police protection to be provided shall be determined by the Chief of Police or their designee in consultation with the Chamber. The Chamber may hire additional

security personnel or off-duty police officers to assist the City in providing a safe and secure Festival.

D. Water Supply. The City shall provide a water supply to the Festival Area subject to the following terms and conditions:

1. The Chamber shall notify the City, in a timely fashion, of the number and location of temporary water supply stations and the date needed. These water supply stations are limited to fire hydrant locations within the limits of the event.

2. The Chamber shall be responsible for the reasonable and ordinary cost of water consumption in accordance with the City's rate schedule. The invoice shall be reduced by 5,000 gallons of water used by the Central Jackson County Fire Protection District for barricade use.

3. The Chamber shall be responsible for any damage to the City's water supply equipment assigned to them.

4. The City will invoice the Chamber within 30 days after the Festival for the charges under this subsection.

SECTION Ill. The City and the Chamber further agree to the following:

A. Payment. The Chamber agrees to compensate the City in the amount of three thousand dollars ($3,000) for the use of public property and services provided in accordance with this agreement.

B. Temporary Vendors. This contract also grants a right to the businesses located within the Festival Area to lease private property to temporary vendors for operation during the dates authorized by this contract. It will be the responsibility of the City to inspect and license for the period of the Festival these temporary vendors. The Chamber shall not be billed for these inspections or time.

C. Examination of Records. The Chamber shall, upon request of the City or the City's authorized representative, permit inspection of all books, records, or other information that the City deems necessary to determine the receipts and expenses and resulting profits or losses associated with Chamber's production ofthis and the previous five (5) Fall Fun Festivals. The City agrees that any financial or other information obtained during this inspection that does not relate to the Fall Fun Festival shall be kept confidential by the City.

SECTION IV. Termination.

The City and Chamber hereby agree that if the City fails to appropriate the funds necessary to provide the services as identified in the MOU during the fiscal year of the MOU, City shall not be required to provide such services and this MOU shall be terminated effective after the failure to appropriate the funds for that fiscal year.

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed as of the day and year first above written.

CITY OF BLUE SPRINGS, MISSOURI

Christine Cates, City Administrator

BLUE SPRINGS CHAMBER OF COMMERCE

By: Lara M Vermillion
Name: Lara M. Vermillion
Title: President

ATTEST:

Jennifer M. Baird
Jennifer Baird, City Attorney

Exhibit A

Fall Fun Fest Area Maps

Fall Fun Fest Area Map

Fall Fun Fest Area

Former First Baptist Church

Former First Baptist Church Area Map

Parking Lot - West of City Hall

Parking Lot - West of City Hall

City Hall Grounds

City Hall Grounds

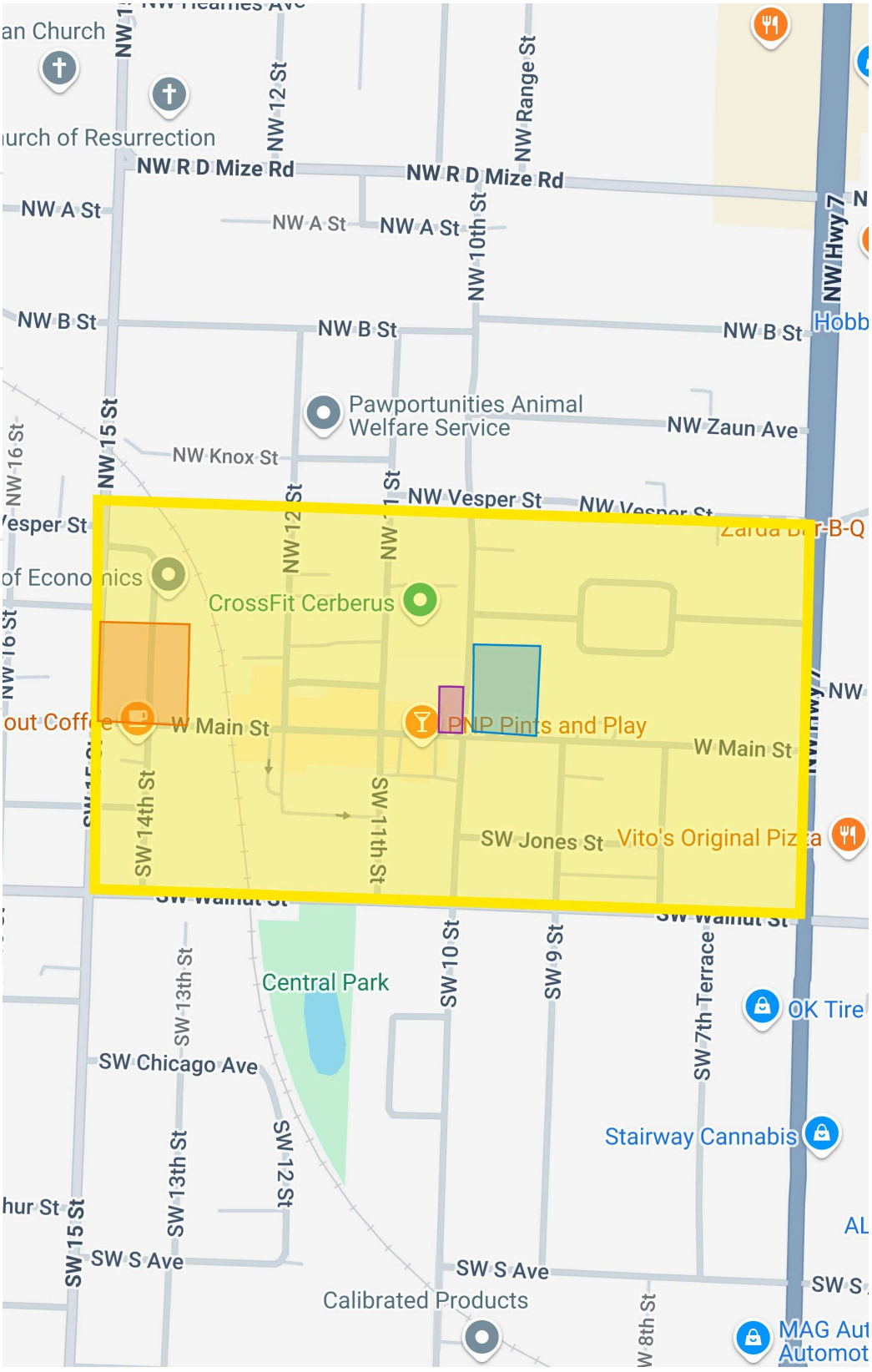


Exhibit B

BLUE SPRINGS FALL FUN FESTIVAL
VENDOR APPLICATION
SEPTEMBER 19 – 21 2025

BLUE SPRINGS Chamber of Commerce
Building Business. Growing Community.

Fall Fun Festival
Blue Springs, Missouri

This is an application for revocable license to use space at the 2025 Blue Springs Chamber of Commerce Fall Fun Festival to be held **September 19-21, 2025**. Please read the front and back of this contract before returning it to the Blue Springs Chamber of Commerce by email to: **rhall@bluespringschamber.com** or by mail to: 1000 W Main Street, Blue Springs, MO 64015. **YOU MUST SUBMIT PAYMENT WITH YOUR APPLICATION**. Checks are to be made payable to: **Blue Springs Chamber of Commerce**. If your application is not accepted, your fee will be refunded. Applications submitted after July 1st, 2025 will be subject to a $50 late entry fee.

This agreement is made and entered into by and between the Blue Springs Chamber of Commerce (the "Chamber") and

ORGANIZATION OR COMPANY ("the Vendor") _____ CONTACT PERSON ("the Vendor") _____ EMAIL ADDRESS _____

YES ☐ NO ☐

ADDRESS (or PO Box) _____ CITY _____ STATE _____ ZIP _____ CELL PHONE _____ OPT-IN FOR TXT ALERTS

Vendor Liability Insurance: All vendors are required to submit a certificate of insurance showing $1 million in liability coverage naming the Blue Springs Chamber of Commerce and the City of Blue Springs as additional insured. Certificates must be submitted no later than Friday, September 5, 2025. Failure to submit a valid certificate will result in forfeiture of space.

NO VENDOR WILL BE PLACED WITHOUT FULL PAYMENT AND A SIGNED CONTRACT

Booth Space Size: All booth spaces are 10' wide X 10' deep *and* 10' tall (unless otherwise approved by Festival Committee).
Vendor categories: For a more complete description of vendor categories, see the reverse of this contract, item 6, EXHIBIT CATEGORIES.

Vendor Categories

___	**Commercial** (ex. Home improvement, chiropractors, business services, etc.)	**$525**
___	**Food** (ex. Meal items)	**$575**
___	**Snacks, Sauces, Drinks** (including prepackaged items)	**$425**
___	**Market** (ex. Avon, jewelry, tumblers, t-shirts or other resale items)	**$425**
___	**Handmade Crafter** (Items made by the vendors hand using raw materials)	**$250**
___	**Other** _____	**Call**

Not For Profit Vendor Categories

___	**Non-Profit Selling*** (ex. Jewelry, clothing, promo items.)	**$425**
___	**Non-Profit Food*** (ex. Meal items,)	**$425**
___	**Non-Profit Snacks, Sauces, Drinks*** (including prepackaged items)	**$425**
___	**Non-Profit Information Only*** (No selling, providing info only)	**$325**
___	**Political Organizations** (Includes political causes, groups, or parties)	**$525**

* Vendors MUST submit proof of NP Status

ARE YOU A RETURNING VENDOR?

_____

(how many years?)

List all items being sold, displayed, or given away. Vendors may not add or change items not listed on the application without approval from the Festival Committee.

_____

_____

Requested location and/or booth number: _____

( ) Yes, a trailer/truck/ or food truck will be used. Indicate length AND height (including tongue). **Length** _____ **Height** _____

Electricity: Each booth space comes with 200 watts of electricity. **Vendors needing extra electricity MUST supply photos of plugs** in order to provide correct outlets. Vendors must supply their own lights and electrical cords (minimum of a 12 gauge, 50 ft. cord is required to reach power source). HALOGEN LAMPS **NOT** ALLOWED. Service up to 220v 50amp is available in limited booth locations. All additional electrical requests and fees must be submitted to the Chamber by July 1, 2025.

PLEASE NOTE: If you require additional electricity and do not list the correct amount when you submit your application, it is not guaranteed that the additional electricity will be available. If the additional electricity is available, you will be charged a *SAME-DAY SERVICE FEE of $150 + the cost of the additional electricity..*

Mark the appliances you will be using:

___ Fan
___ LED Lights
___ Phone Charger
___ Laptop Charger
___ Radio/Speaker
___ TV/Other AV
___ POS System
___ Refrigerator
___ Microwave
___ Crockpot/InstaPot
___ Blender/Mixer
___ Toaster
___ Air Fryer
___ Other _____
___ Other _____
___ Other _____

Check additional power needed:

___ 20 amps	$175
___ 40 amps	$225
___ 220v 30amp	$275
___ 220v 50amp	$300

Booth Fees: ____ @ $ _____ = $ _____

Electrical: ____ @ $ _____ = $ _____

$50 Late Entry Fee after July 1, 2025 = $ _____

Grease Management: Please use a solvent or heavy duty cleaner to scrub the areas in and around your space. A **CLEANING FEE OF $500** will be charged to your payment method on file if grease is tracked out of your space or if you do not clean your space at load-out.

Late Entry Fee: Applications received after July 1, 2025 will be subject to a $50 Late Entry Fee.

I, the undersigned authorized agent, dutifully swear that I have thoroughly read the rules and regulations on the reverse side and agree to comply. This agreement has been executed the day and year written below. **Application not valid without date and signature below.**

DATE_____ **SIGNATURE X**_____

Card# __ __ __ __ - __ __ __ __ - __ __ __ __ - __ __ __ __ **Exp. Date** _____/_____ **Security code:** _____

Signature_____

All checks made payable to: Blue Springs Chamber of Commerce
1000 W Main Street, Blue Springs, MO 64015 Phone: (816) 229-8558
Fax: (816) 229-1244 **A $35 fee will be charged for ALL returned checks.**
EMAIL: rhall@bluespringschamber.com

FOR OFFICE USE ONLY:

Payment received: _____ Date: _____ Int: ____

Tentative Booth Number(s)_____ Insurance: _____

No vendor will be placed without full payment. Insurance must be provided by Friday, September 5 or you will forfeit your space and no refund will be given.

1) DEFINITIONS
   2) Festival: The Blue Springs Fall Fun Festival
   3) Chamber: The Blue Springs Chamber of Commerce, the sponsoring organization of the festival.
   4) Festival Committee: The Blue Springs Fall Fun Festival Committee authorized by the Chamber to organize and manage the festival and to define/enforce Festival rules and regulations
   5) Vendor: The organization, person, or entity contracting with the Chamber to participate as a vendor at the festival and their agents, employees, and volunteers.
2) INTERPRETATION AND ENFORCEMENT OF RULES: Each Vendor shall comply with the following rules and regulations, in addition to complying with any and all statutes and ordinances of the State of Missouri, County of Jackson, and City of Blue Springs pertinent to the Vendors' participation in the festival, including, but not limited to, statutes and maintenance, and fire safety. The Chamber and the Festival Committee shall have the right to interpret the following rules and regulations; to amend or add such rules and regulations as in its discretion it might deem appropriate; and to enforce compliance with such rules and regulations. Any violation of these rules and regulations or of the referenced statutes and ordinances shall result in immediate forfeiture of all rights of participation in the festival and the return of any monies deposited to secure festival participation.
3) **LIABILITY INDEMNITY: Vendor covenants that it will protect, defend, hold harmless and indemnify the Chamber, Festival Board, and City of Blue Springs, their directors, officers, agents, employees, and volunteers from and against any and all expenses, claims, actions, liabilities, attorney's fees, damages, and losses of any kind whatsoever, actually or allegedly, resulting from or connected with the participation as a Vendor in the festival. The Chamber, Festival Committee, and City of Blue Springs shall <u>NOT</u> be liable for any loss or damage to any merchandise or personal property in or about Vendor's booth, regardless of the cause of such loss or damage.**
4) OBLIGATIONS : Vendors are required to follow all city, state and federal laws, as noted above, including the collection of appropriate sales tax. Sales tax jurisdiction information will be provided to Vendors prior to the first day of the Festival. Vendors must also be current in all sales tax obligations to the State of Missouri and/or the City of Blue Springs.
5) PAYMENT: **No Vendor will be given a booth assignment without full payment.** Payment can be made in person, via phone or mail. By signing this document, you are authorizing the Blue Springs Chamber of Commerce to charge your credit card. Before set up can begin, vendors who place phone orders MUST come to the Chamber office and sign the application and the credit card authorization located in the Payment Method box on the reverse of this application. Vendor spaces that are not paid for by the deadline will be forfeit and offered to the next vendor in line. Checks that are returned as unpaid or insufficient by the bank will incur a $35 returned check fee. Vendor fees + the returned check fee must be paid within 3 business days using cash or certified funds. **Applications received after July 1, 2025 will incur a $50 late entry fee** as noted on the front of this contract.
6) EXHIBIT CATEGORIES
   1) Commercial Vendor: Siding, construction, windows, window treatments, OR solicitation of business services incl. chiropractors, carpet, water filtration, etc.
   2) Market Vendor: Avon, Tupperware, jewelry, resell products (tumblers, t-shirts, etc.), or any product not personally made by you the vendor using raw, unfinished materials.
   3) Food Vendor: Food item that contains meat such as hamburgers, hot dogs, pizza, sausage, chicken, fish, tacos, etc.
   4) Snacks, Sauces, and Drinks: Food, drink, or dessert items that are not considered a meal. This includes prepackaged items such as sauces or seasonings.
   5) Handmade Crafters: Items that are handmade by the Vendor using raw unfinished materials. **This does not include items that are handmade but purchased for resale (jewelry, tumblers, t-shirts, etc.).** Photos must be submitted with application and identified with name and medium represented. Photographs will not be returned.
7) BOOTH SPACE: Booths are 10' deep x 10' wide. All booths have a 10 ft. height restriction unless otherwise approved by the Festival Committee. **Solicitation outside assigned booth spaces is not permitted by Vendors or booth staff**. This includes handing out flyers, coupons, and samples or collecting information for any purpose. If you are found in violation, you will be asked to cease. A second violation will result in forfeiture of your space without a refund. **Signatures for petitions of any kind MUST be solicited and collected inside the boundary of the Vendor's assigned space**.
8) HANDMADE CRAFTERS APPLICATION PROCESS : Applications from Handmade Craft Vendors will be reviewed and approved based on available space, and quality of merchandise that reflects diversity and a Festival atmosphere. Color photographs must accompany each signed contract. Photos must represent work vendor is going to exhibit at the Festival. Photographs and any samples sent in will not be returned. All booth spaces in this category may only contain items that are hand made by the vendor using raw, unfinished materials.
9) BOOTH SETUP/REMOVAL: Vendors will be sent an itinerary with specific instructions for load-in two weeks prior to the Festival.
10) BOOTH CONSTRUCTION/USE: The Festival Committee reserves the right to remove a booth from the Festival if the booth is constructed in an unsafe manner. Vendors will confine their operations to the booth and shall not tack or place advertising material or solicit business outside their booth. In the event a trailer is used as a booth, it must fit, including tongue, within booth space. Motor homes may not be used in booth space without prior consent of the Festival Committee.
11) SUBLEASING: Subleasing of all, or any, of the assigned booth space by the Vendor is strictly prohibited. Vendor cannot permit another party to exhibit, promote in any manner, or take orders in the booth.
12) SOUND RESTRICTIONS: The Festival Committee reserves the right to monitor and regulate the level of sound from all booths. After two (2) warnings about offensive sound, the Festival Committee shall have the right to disconnect power from the booth or request the offending Vendor vacate the booth space.
13) EXCLUSIVE PRODUCT RIGHTS: Exclusives have been granted to some companies and all Vendors must honor their rights. For those Vendors selling WATER and ICE, only water products and ice products provided by festival contractors shall be purchased for resale. Vendors who chose to sell products with exclusivity rights, agree to sell at the price set by the Festival Committee. Vendors are not required to sell water or ice products.
14) CLEANUP: Vendor booths must be kept clean. All refuse, rubbish, and garbage must be deposited in containers provided. Vendors are PROHIBITED from disposing of trash or cardboard in any dumpster that is not clearly marked for Vendor use. Any grease or charcoal not disposed of properly will result in a $500 fine and will jeopardize Vendor's participation in future festivals. Vendor's containers are to be emptied and contents disposed of at regular intervals each day. ALL FOOD VENDORS: Please use a solvent or heavy duty cleaner to scrub the areas in and around your space. **A CLEANING FEE OF $500** will be charged to your payment method on file if grease is tracked out of your space or if you do not clean your space at load-out.
15) FESTIVAL SCHEDULE: Friday, September 19, 2025 from 12:00 p.m. – 10:00 p.m., Saturday, September 20, 10:00 a.m. – 10:00 p.m., and Sunday, September 21, 2024,10:00 a.m. – 4:00 p.m. Booths are to be manned at all hours of operation. In the event a Vendor sells out of its product, booth spaces must remain open for display and must be staffed until Festival closes. You may choose to open or remain closed during parade times on Saturday. Vendors who choose to close early will jeopardize their participation in future festivals.
16) ACCESS TO THE FESTIVAL GROUNDS: Each Vendor shall be provided **ONE** Vendor Barricade Pass (regardless of the number of booth spaces purchased) to allow entry of vehicle through the barricaded boundaries of the Festival only before and after the hours of operation. All vehicles must be outside barricades at listed times, prior to Festival opening. Police and Festival Safety may limit access earlier if crowd conditions warrant. Parking is not reserved or provided to Vendors.
17) CANCELLATION : Vendor shall notify the Chamber in writing of intent to cancel this contract no later than June 1, 2025 to receive a full refund, or by August 1, 2025 to receive a 50% refund. Cancellations after August 1, 2025 are not eligible for a refund.
18) ELECTRICITY: Vendors are provided 200 watts per space. Vendor shall indicate on face of contract if additional power needed. Vendors requiring more than the 200watts provided must pay at time of booth contracting. If Vendor uses more power than contracted for, Vendor must reduce its power demand to contract limits. If Vendor does not reduce power usage, the power will be disconnected from the booth space. PLEASE NOTE: Generators are <u>not allowed.</u>
19) MERCHANDISE: At no time shall Vendor display or sell items deemed obscene, dangerous, or unlawful. Expressly prohibited are items including, but not limited to, the following: drug paraphernalia and related items, knives or other items with a blade, throwing stars, guns, toy guns, water guns, and brass knuckles. The Festival Committee will notify Vendor of violation and permit removal of said items from the grounds. Failure of Vendor to do so will result in forfeiture of Vendor's rights and privileges of this contract. Additionally, no Vendor shall be permitted to sell raffle tickets. Festival personnel may evaluate each display and reserves the right to remove, without refund, any Vendor in violation of any rule. Vendor Contract must have all items listed – no other items will be allowed in the booth space without approval of Festival Committee.
20) ANIMAL/PETS: Vendors are prohibited from bringing animals on Festival grounds unless approved by the Festival Committee. If you bring an animal to your booth space, you will be asked to remove it. If you choose not to comply, you will be asked to vacate the booth space with no refund.
21) This contract is expressly contingent insofar only as the Chamber is concerned upon its ability to obtain permission from the City of Blue Springs to conduct the 2025 Festival. In the event this contingency is not met prior to the opening of the festival, then this contract shall be null and void and the monies deposited shall be returned to Vendor.
22) Smoking or vaping is prohibited on festival grounds.
23) COMMUNICATION: Vendor understands and agrees to receive emailed communication from the Blue Springs Chamber and Festival Committee related to payments and their participation as a vendor in the Festival.

<u>Rules are subject to change at any time. The most up to date rules and regulations can be found on the festival website, www.bluespringsfallfestival.com</u>

Notes:	Gate	2025 #	BB Done	Vendor Name	# of Years
	2/17/2025			**Hague Quality Water of KC**	
	2/13/2025		x	Window Nation	1
	1/30/2025		x	Hollis-tic Health and Healing Center	15+
	3/19/2025		x	Continental Siding	3
	9/22/2024		x	Dog Training Elite	2
	4/4/2025		x	Essential Chiropractic	6
	4/4/2025		x	Royal Signs	4
	4/21/2025		x	JellyLeaf	0
	4/21/2025		x	Moore Water & Air	Returning
	4/21/2025		x	LeafFilter Gutter Protection	9
	4/21/2025		x	KC Senior Solutions/Optum	7
	3/25/2025		x	Lake City Outdoor	
	2/14/2025		x	Kindle Concessions	16
	4/15/2025		x	Boss Dogs	4
	2/8/2025		x	Ain't Yo Momma Kitchen	
	4/21/2025		x	Greek to Me	20
	3/24/2025		x	Ollie's	30+
	10/2/2024		x	GPS Investments Inc.	20
	10/2/2024		x	Terry Lottie	24
	3/1/2025		x	Essential Henna	4
	3/5/2025		x	Special Needs Art Project	2
	2/15/2025		x	Thug Technique	3
	3/12/2025		x	Phillori Phigures	3
	2/17/2025		x	By Jill Stewart	2
	3/19/2025		x	Henna Hands	1
	2/13/2025		x	Accents by Kim	3
	2/1/2025		x	Keepsake Caricatures	20
	9/22/2024		x	The Turquoise Orchid	2
	3/31/2025		x	Dainty Chains KC	3
	4/4/2025		x	Tiffani Link Designs LLC	2
	4/4/2025		x	Whipped Scoops	3
	4/15/2025		x	Artemis Design	3
	4/15/2025		x	TnA Designs	4
	4/15/2025		x	Beautiful Day Farms	7
	2/5/2025		xx	Restored Faith 3D, LLC	5
	2/11/2025		x	Route 54 Apparel & More	
	2/6/2025		x	Big River Alpacas	
	3/1/2025		x	Emmi Monique Boutique	
	4/21/2025		x	Kathryn Henson	
	4/21/2025		x	The High Low Craft Co.	
	2/5/2025		x	Jasmine's Designs	4
	3/30/2025		x	Crazy Cute Boutique	5
	9/22/2024		x	Damsel in Defense	9

4/15/2025	x	CTC at Fort Osage		3
4/4/2025	x	You Matter Movement		0
2/11/2025	x	Sugar Daddy Lemonade		28
3/17/2025	x	Just Nuts		9
2/4/2025	x	Ron's Kettle Korn		15+
2/25/2025	x	Miller's Gourmet Popcorn		3
2/11/2025	x	Keck's Root Beer		25+
1/30/2025	x	Main Squeeze Lemonade Co.		1
9/22/2024	x	DJ & God Were Nuts For You		6
9/22/2024	x	Hootchie Cootchie BBQ Sauce		5
3/30/2025	x	Nomad Coffeed Tea LLC		7
3/30/2025	x	Sweet Kickin Salsa LLC		5
2/14/2025	x	Kona Ice		5
4/21/2025	x	KC Popppers	20+	
4/21/2025	x	KC Popppers	20+	
4/7/2025	x	Scentsy Wickless Candles		
4/30/2025	x	Jackosn County Republican Party	10+	
2/10/2025	x	Beauty in Art LLC		1
5/5/2025	x	Tillie & Co Boutique		1
3/20/2025	x	Taste of Aloha LLC		
9/22/2024	x	Hot Mess Brands		3
5/12/2025	x	Hunter Rose Design		
4/10/2025	x	Bytch'n Stches		8
5/27/2025	x	Missouri Right to Life-Western Region		20
5/27/2025	x	Herrera Kirby/Sunbelt		3
5/5/2025	x	Hongwei Enterprise LLC		4
6/2/2025	x	Jericho Home Improvements		2
6/2/2025	x	KC Flags		4
6/2/2025	x	Texas Sweet Tea		
6/4/2025		East Forty Brewing		7
6/3/2025		Midwest Specialty Foods/Daniel's Bar-B		5
5/27/2025		Cooter Brand BBQ		
6/10/2025		PhengHergarden		3
6/10/2025		Four Seasons Home Products		10
6/10/2025		Timothy Lutheran Church		42
6/10/2025		Creativity with Tracey LLC		4

EXHIBIT C

BLUE SPRINGS
PARKS & RECREATION

Parks & Buildings

Two weeks before Fest:

- Check Festival area for weeds and debris.
  - Ask Public Works to sweep street.
  - Trim trees in fest area that hang down onto booths, etc,
  - Spray weeds around the festival area, sidewalks, curbs, landscape beds, etc.
- Check streetlights and signs.
  - Municipal Lot
  - 12th St. lot
  - Main Street
  - 11th street

Monday before Fest

- Deliver electrical boxes to designated spots set forth by the contractor.
- Unlock electrical panels in municipal lot and 12th St. lot.
- Have City Hall and Public Safety mowed (contractor)
- Install snow fence around Lumber Yard property.

Wednesday before Fest

- Turn off irrigation to Public Safety and City Hall
- Haul 70 picnic tables to Beer Garden area to disperse on Friday.

Thursday before Fest

- Haul bleachers to Fest area. Bleachers are brought to Fest area from Pink Hill Park baseball fields.
  - Place 3 (4 row bleachers) on south side of Main St. by Community Stage
- Haul Show wagon to Main St.

Friday of Fest

- Set Show wagon on Main Street
  - Place at 8th and Main blocking street, leaving intersection clear.
  - Arrange 3 bleachers in front of stage.
- Move signposts into intersections of 10th, 11th, and 12th St.
- Place tables in correct positions.
  - 6 tables to 11th & Main north
  - 4 to Blue Springs Optical lot, 9th and Main
  - 60 in Beer Garden
- Cover sidewalk trash containers with trash bags.
- Park a trash truck on West side of beer garden for trash
- Setup stage for parade West of railroad tracks on North side of road

Saturday of Fest

- Sweep streets with Bobcat sweeper.
- Pick up any debris in Beer Garden

EXHIBIT C

- Move signposts and barrels to side of street for parade.

Sunday of Fest

- AM
  - Sweep streets with Bobcat sweeper.
  - Pick up any debris, check sidewalks behind booths.
  - Consolidate tables and bleachers in Beer Garden.
  - Move displaced trash containers.
- PM – Shut Down
  - Take down parade stage on Main St.
  - Shut down Show wagon, move to parallel with Main St.
  - Move Main St. bleachers to curb.
  - Remove signposts to Chamber lot.
  - Move table from 11th St. and 9th St. to Municipal Lot.
  - Move all electrical to Chamber Lot.
  - Sweep streets (Public Works)
  - Sweep Municipal lot.
  - Final check of area, remove any leftover items.

Monday after Fest

- Move electrical boxes to storage.
- Move bleachers to original positions.
- Move tables back to original positions.
- Move any supplies back to proper place.
- Scan the area for cleanliness.
- Turn on irrigation at City Hall and Public Safety.
- Move Show Wagon to Storage.

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 12, 2025 **CONTRACT NO.**

SUBMITTED BY: Justin Stuart **DEPARTMENT: Parks and Recreation**

☒ Ordinance	☐ Resolution	☐ Presentation	☐ Public Hearing
☒ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Approval of a contract with Mid-America Regional Council (MARC) for reimbursement to continue meal preparation for congregate meals, homebound meals, and meal delivery for homebound recipients, as well as continuing to provide site transportation via OATS Inc to and from Vesper Hall. This contract will also include evidence-based programming and the administration of Vesper Hall. This contract is not to exceed $250,250.

BACKGROUND/JUSTIFICATION

Historically, MARC has contracted with the City of Blue Springs to allow hot meals to be served to congregate recipients at Vesper Hall, and to homebound residents in Blue Springs. Additionally, this contract included transportation to and from Vesper Hall Monday-Friday.

All food is purchased by the City of Blue Springs and MARC reimburses the City at a rate of $6.56 per home-delivered meal, not to exceed $40,000, and $6.45 per congregate meal served, not to exceed $124,310. The City will also receive reimbursements from MARC per rider on the Oats bus at $6.50/one-way trip per person and $4.00 per meal delivered. Vesper Hall regularly offers evidenced based programming as part of its yearly programming. MARC will reimburse Vesper $10,000 for these programs based upon the number of participants who complete the program. MARC will also reimburse the City $33,000 for the administration of Vesper Hall.

FINANCIAL IMPACT

Contractor:	Mid-American Regional Council
Amount of Request/ Contract:	$256,250
Amount Budgeted:	$250,250
Budget Year:	FY 2025-26
Account Balance:	$250,250 Date: 7/1/2025
Revenue to be Received:	$250,250
Revenue Account No.	100-00000-420120 MARC–CENTER - $33,000 100-00000-42012 MARC–MEALS - $164,310 100-00000-420120 MARC–TRNSPT - $25,000 100-00000-420120 MARC-TRN PER - $17,940 100-00000-420120 MARC-EVIDENC - $10,000

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
July 1, 2025	June 30, 2026
Years and Months Contract in effect	**Number of times renewable**
12 months	N/A

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Bill with contract attached as Exhibit "A"

REVIEWED BY:

Requesting Director: ***Justin Stuart***	Budget: ***Lori Turner***
Legal: ***Jennifer Baird***	City Administrator: ***Christine Cates***

SUPPORTING DOCUMENTS:
(FOR CONTRACT ITEMS ONLY)

Document	Attached	If not attached, explain
Secretary of State:	☐	N/A
Certificate of Insurance:	☐	N/A
E-Verify Affidavits:	☐	N/A
E-Verify proof of enrollment:	☐	N/A
Bond:	☐	N/A
Anti-Discrimination Against Israel Act Certification (contract over $100,000)	☐	N/A
Wage Order, by reference	☐	Wage Order Number:
IRS Form W-9:	☐	N/A
Bid/RFP/RFQ: (submit all)	☐	N/A
Bid/RFP/RFQ Tabulation:	☐	N/A
Bid Waiver: (less than three bids)	☐	
Contractor address and email:	☐	600 Broadway Blvd # 200 Kansas City, MO 64105 tboston@marc.org
Project Exemption Certificate needed:	☐	
Other:	☐	

Introduced by Councilmember _____ BILL NO. 5335

ORDINANCE NO. ____

AN ORDINANCE APPROVING A CONTRACT BETWEEN THE CITY OF BLUE SPRINGS AND MID-AMERICA REGIONAL COUNCIL FOR CONGREGATE AND HOMEBOUND MEAL PREPARATION, SITE TRANSPORTATION VIA OATS INC, AND THE ADMINISTRATION OF VESPER HALL

WHEREAS, the City of Blue Springs has contracted with the Mid-America Regional Council (MARC) to allow for hot meals to be served to congregate recipients at Vesper Hall in addition to homebound residents in Blue Springs; and,

WHEREAS, food is purchased by the City of Blue Springs and MARC will reimburse the City at a rate of $6.56 per homebound meal prepared and $6.45 per congregate meal prepared; and,

WHEREAS, this contract also includes site transportation to and from Vesper Hall Monday through Friday; and,

WHEREAS, the City will be reimbursed $6.50 per one-way rider and for $4.00 per meal delivered; and,

WHEREAS, this contract also includes a $33,000 grant for the administration of Vesper Hall; and,

WHEREAS, This contract also includes $10,000 reimbursement for evidence-based programming.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The City Administrator is hereby authorized to enter into a contract between the City of Blue Springs and Mid-America Regional Council for congregate and homebound meal preparation, site transportation via OATS Inc, administration of Vesper Hall, and reimbursement for yearly programming in the amount of $250,250.00. A copy of the Contract is attached hereto as Exhibit “A” and is incorporated herein.

Section 2. City staff is directed to perform all necessary tasks to implement said contract.

Section 3. This Ordinance shall be in full force and effect from and after its passage and approval.

Section 4. Scrivener’s Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

EXHIBIT A

AMENDMENT COMMUNITY CENTER SERVICES AGREEMENT
Contract #01770-CoBS-25

This Second Amendment to the Agreement (the "Amendment"), by and between the City of Blue Springs (hereinafter referred to as Contractor), with offices located at 903 West Main, Blue Springs, Missouri, and Mid-America Regional Council (hereinafter referred to as MARC), with offices located at 600 Broadway, Suite 200, Kansas City, Missouri, is effective this 1st Day of July, 2025.

WITNESSETH:

WHEREAS, MARC and Contractor are parties to that certain Agreement dated as of July 1, 2024 (the "Agreement"); and that First Amendment, dated as of May 12, 2025; and

WHEREAS, MARC and Contractor wish to amend certain terms and provisions of the Agreement as set forth herein;

NOW, THEREFORE, in consideration of the representations, warranties, covenants and agreements set forth in the Agreement and this Amendment and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree as follows:

1. **Definitions**. All capitalized terms used in this Amendment and not otherwise defined herein shall herein have the meaning ascribed to such terms in the Agreement.

2. **Amendment**. Paragraph 2 of the Agreement is hereby deleted in its entirety and replaced with the following:

TIME OF PERFORMANCE

A. Term - Contractor shall begin performing the Services as of July 1, 2024 and shall work diligently to perform the various components of this agreement to the satisfaction of MARC, in accordance with the terms provided herein, by June 30, 2026.

B. Extension of Term - The time frame for the provision of the services under this Agreement may be extended at MARC's sole discretion.

3. **Amendment**. Paragraph 3 of the Agreement is hereby deleted in its entirety and replaced with the following:

COMPENSATION

A. Maximum Obligation - Contractor and MARC expressly understand and agree that in no event will the total compensation paid under this agreement exceed individual amounts for each type of service, as listed below, which shall constitute full and complete compensation for Contractor's services hereunder:

Subrecipient Name: City of Blue Springs, Missouri
Subrecient's Unique Entity ID (UEI): XMN7P7URLFB7
Service: Community Center Services - SFY 2025, SFY 2026 **Amended: 7/1/25**

	SFY '25		SFY '26		SFY 2025-26
ADMINISTRATION Direct Service Costs:	MARC REIMBURSED COSTS SFY 2025	CONTRACTOR CONTRIBUTED COSTS SFY 2025	MARC REIMBURSED COSTS SFY 2026	CONTRACTOR CONTRIBUTED COSTS SFY 2026	TOTAL SERVICE COSTS
Personnel/Fringe	$33,000	$102,749	$33,000	$102,749	$271,498
Travel	$0	$0	$0	$0	$0
Rent/Utilities/Telephone	$0	$16,142	$0	$16,142	$32,284
Supplies	$0	$28,005	$0	$28,005	$56,010
Total Community Center Services Administratin Cost	**$33,000**	**$146,896**	**$33,000**	**$146,896**	**$359,792**

Transportation Services	UNIT RATE	ANNUAL UNITS	AVERAGE MONTHLY UNITS	ANNUAL AMOUNT
SFY '25 Site Transportation - Persons	$6.50	2,760	230	$17,940.00
SFY '25 ST-Meals	$4.00	7,500	583	$30,000.00
SFY '26 Site Transportation - Persons	$6.50	2,760	230	$17,940.00
SFY '26 ST-Meals	$4.00	6,250	521	$25,000.00

On-Site Meal Preparation TYPE OF MEAL	UNIT RATE	ESTIMATED ANNUAL MEALS SERVED	AVERAGE MONTHLY UNITS	ESTIMATED ANNUAL AMOUNT
Congregate Meals, SFY '25	$6.45	18,570	1,548	$119,777
Home Delivered Meals, SFY '25	$6.56	6,992	583	$45,868
Congregate Meals, SFY '26	$6.45	19,273	1,606	$124,310
Home Delivered Meals, SFY '26	$6.56	6,098	508	$40,000

Evidence-Based Disease Prevention/Health Promotion Programs		
July 1, 2024 - June 30, 2026	Each Year:	$10,000

These services include the delivery of group-based disease prevention and health promotion courses. These courses are licensed by entities approved by the Administration for Community Living and/or the Missouri Department of Health and Senior Services and are known to improve health and other outcomes among participants. Awards include the following compensation rates, specific to evidence-based programs:

Evidence-based DPHP program facilitataion at $25-$200/completer

Evidence-based DPHP program training at $200-$600 Leader Training

For audit purposes, all voluntary contributions collected through the provision of any of these services will be considered federal funds.

Total SFY '25 Contractual Commitment: **Not to exceed $256,585**
Total SFY '26 Contractual Commitment: **Not to exceed $250,250**

Contractor, as a federal subrecipient, is responsible for a minimum of 25% match of the total cost of these programs in the form of in-kind contributions. Subrecipient proposed no indirect costs. Therefore, **indirect costs will be considered unallowable.** Where appropriate, Contractor shall be held fiscally responsible for noncompliance resulting in losses of perishable goods, and/or excessive trip/wait time as determined by MARC.

B. **Method and Time of Payment** – Payment shall be made in the following manner:

Contractor shall submit monthly invoices, including appropriate documentation, to MARC **no later than the fifth business day following the end of each month. No payment will be made for any invoice for prior months without approval of MARC. Should any unforeseen reason develop that would cause Contractor to miss this ultimate deadline, there must be proactive communication from Contractor to MARC to that effect in advance.**

MARC shall reimburse Contractor within thirty (30) calendar days after the receipt of each invoice. Contractor shall maintain complete records of all costs incurred under this agreement. All such records shall be maintained on a generally accepted accounting basis for a minimum period of five (5) years after final payment is made under this Agreement and shall be clearly identifiable and readily accessible to authorized representatives of MARC for inspection and audit.

4. **Amendment**. Paragraph 17 of the Agreement, regarding Contributions and Project Income, is hereby deleted in its entirety and replaced with the following:

The Older Americans Act allows and encourages the collection of voluntary contributions from service recipients. No eligible client is to be denied a service because of an inability or unwillingness to contribute. Any project income collected by the contractor must be forwarded to MARC with the monthly report, identifying the service for which it was received. It will then be used to expand the service for which it was received.

5. **Amendment**. Paragraph 18 of the Agreement, regarding Federal and State Terms and Conditions, is hereby deleted in its entirety and replaced with the following:

A. This Agreement shall be subject to all applicable Federal Terms and Conditions provided in **Exhibit B** attached hereto and incorporated herein by reference.

B. Contractor shall be responsible for ensuring compliance with the Immigration Reform Act of 1986 and all laws regulating immigration and the verification of eligibility for employment of persons. All Contractors and sub-contractors with contract amounts in excess of $5,000 on public projects in Missouri are required to verify the employment eligibility status of employees through the

E-Verify federal program administered by the Department of Homeland Security, U.S. Citizenship and Immigration Services (**Exhibit C**). Compliance with any such requirements is required under this Agreement and any subcontracts permitted hereunder. Contractor shall indemnify, defend and hold harmless MARC against any expense incurred including imposition of fines which results from violation of such laws. Contractor affirmatively states that it is not knowingly in violation of R.S. Mo. 285.530.1 and shall not henceforth be in such violation. Contractor further agrees to execute a sworn affidavit, under the penalty of perjury attesting to the fact that the Contractor's employees are lawfully present in the United States. Failure of Contractor to comply with this requirement shall be grounds for termination for default.

C. Section 34.600, RSMo, precludes MARC from entering into a contract with a company to acquire products and/or services "unless the contract includes a written certification that the company is not currently engaged in and shall not, for the duration of the contract, engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel." (**Exhibit D**)

D. On August 21, 1996, the Health Insurance Portability and Accountability Act of 1996 (HIPAA), Public Law 104-191, was enacted. The Department of Health and Human Services developed privacy regulations governing individually identifiable health information, which were published in final form August 14, 2002. These regulations, known as The Privacy Rule, as well as all Administrative Simplification rules, apply to the "covered entities", meaning health plans, health care clearinghouses, and to any health care provider who transmits health information in electronic form in connection with transactions for which the Secretary of HHS has adopted standards under HIPAA. All MARC subrecipients/contractors providing any MARC Older Americans Act program is considered to be "business associates" of MARC and are therefore required to comply with these adopted standards under HIPAA. Consequently, **Exhibit E** (Business Associate Provisions) is attached and incorporated into this Agreement.

6. **Amendment**. **Exhibit F** (Community Center Assurances); **Exhibit G** (Certification Regarding Debarment and Suspension); **Exhibit H** (Single Audit Certification); are all hereby added to this Agreement, requiring Contractor to comply with each and signed by the designated authorized representative.

7. **Governing Law**. This Amendment shall be interpreted under and governed by the laws of the State of Missouri. Whenever there is no applicable state statute or decisional precedent governing the interpretation of this Amendment, the federal common law shall govern.

8. **Controlling Agreement**. To the extent that the terms and conditions of this Amendment conflict with the terms and conditions of the Agreement, this Amendment and the Agreement shall be deemed to conform to the terms and conditions of this Amendment.

9. **Binding Effect**. All the covenants, terms and conditions set forth in this Amendment shall be binding upon and shall inure to the benefit of all the parties hereto and their respective heirs, legal representatives, successors and assigns.

IN WITNESS WHEREOF, the parties hereto have signed this Amendment effective as of the date first above written.

Mid-America Regional Council

By: _____
David A. Warm
Executive Director

Date: 6/24/2025

City of Blue Springs, Missouri

By: _____

Printed Name: _____

Title: _____

Date: _____

Approved as to form:

Jennifer M. Baird
Jennifer Baird, City Attorney

EXHIBIT A

DETAIL OF FEDERAL FINANCIAL ASSISTANCE FUNDING
By Program and Code of Federal Domestic Assistance (CFDA) Number
State Fiscal Years 2026 Funding Allocation
As Passed to the Missouri Department of Health and Senior Services, which in Turn is Passed through to MARC

Federal Awarding Agency: Department of Health and Human Services – Administration for Community Living (ACL)

Federal Award Name: Older Americans Act Title III

Part III-B: Supportive Services; CFDA #93.044; $ 5,885
CFDA Title – Special Programs for the Aging Title III, Part B, Grants for Supportive Services and Senior Centers
Federal Awards – TBA

Part III-C1: Congregate Meals; CFDA #93.045 $ 130,154
CFDA Title – Special Programs for the Aging Title III, Part C, Nutrition Services
Federal Awards – TBA

Part III-C2: Home Delivered Meals; CFDA #93.045 $ 65,154
CFDA Title – Special Programs for the Aging Title III, Part C, Nutrition Services
Federal Awards – TBA

Part III-D: Preventive Health; CFDA #93.043 $ 10,000
CFDA Title – Special Programs for the Aging Title III, Part D, Disease Prevention and Health Promotion Services
Federal Awards – TBA

Federal Award Name: Older Americans Act Section 311 - Nutrition
Nutrition Services Incentive Program: CFDA #93.053 $16,982
CFDA Title – Nutrition Incentive Program
Federal Awards – TBA

Other HHS-Funded Programs:

Federal Agency Name: Department of Health and Human Services/ Administration for Children and Families (ACF)

Federal Award Name: Social Services Block Grant
Social Services Block Grant: CFDA #93.667 $ 9,977
CFDA Title – Social Services Block Grant

Total Amount of Federal Awards Obligated by this Action: $ tba

Total Amount of Federal Awards Obligated to Subrecipient Under this Agreement: $238,152

EXHIBIT B
Federal Terms and Conditions

1) NONDISCRIMINATION (49 CFR Part 21): During the performance of this Agreement, the Contractor, for itself, its assignees, and successors in interest, agrees as follows:

A. Contractor shall comply with the regulations relative to nondiscrimination in federally assisted programs of the United States Department of Commerce, as they may be amended from time to time (hereinafter referred to as the "Regulations"), which are hereby incorporated by reference and made a part of this Agreement.

B. Contractor, with regard to the Services performed by it during the term of this Agreement, shall not discriminate on the grounds of age, race, color, sex or national origin in the selection or retention of Contractors, including procurement of materials and leases of equipment. Contractor shall not participate, either directly or indirectly, in the discrimination prohibited by Section 21.5 of the Regulations, including employment practices when the Agreement covers a program set forth in Appendix "B" of the Regulations.

C. In all solicitations, whether by competitive bidding or negotiation, made by the Contractor for services to be performed under a subcontract, including procurement of materials or leases of equipment, each potential subcontractor or supplier shall be notified by the Contractor of the Contractor's obligations under this Agreement and the Regulations relative to nondiscrimination on the grounds of age, race, color, sex or national origin.

D. The Contractor shall provide all information and reports required under the Regulations or directives issued pursuant thereto, and shall permit access to its books, records, accounts, and other sources of information, and its facilities as may be determined by MARC to be pertinent to ascertain compliance with such Regulations, orders and instructions. Where any information is required, or such information is in the exclusive possession of another that fails or refuses to furnish this information, the Contractor shall so certify to MARC, and shall set forth what efforts it has made to obtain the information.

E. In the event of the Contractor's noncompliance with the nondiscrimination provisions of this Agreement, MARC shall impose such contract sanctions as it may determine to be appropriate, including, but not limited to: (i) Withholding of payments to the Contractor under the Agreement until the Contractor complies; and/or (ii) Cancellation, termination, or suspension of the Agreement, in whole or in part.

F. The Contractor shall include the provisions of Paragraphs A through E above in every subcontract, including procurement of materials and leases of equipment, unless exempt by the Regulations or directives issued pursuant thereto. The Contractor shall take such action with respect to any subcontract or procurement as MARC may direct as a means of enforcing such provisions, including sanctions for noncompliance; provided, however, that in the event the Contractor becomes involved in or is threatened with litigation with a subcontractor or supplier as a result of such direction, the Contractor may request MARC to enter into such litigation to protect the interests of MARC.

2) AMERICANS WITH DISABILITIES ACT: Contractor shall comply with applicable provisions of the Americans with Disabilities Act of 1991, as amended. In particular, Contractor shall assist MARC in compliance by including appropriate language in all public documents and reports notifying persons with disabilities of MARC's policy of providing accommodations (i.e. interpreter, large print, reader and hearing assistance) to persons who need such assistance to participate in the Project.

3) AFFIRMATIVE ACTION IN EMPLOYMENT: The Contractor shall comply with the provisions of Section 503 of the Rehabilitation Act of 1973, as amended (the "Act"), and agrees as follows:

A. The Contractor will not discriminate against any employee or applicant for employment because of physical or mental handicap in regard to any position for which the employee or applicant for employment is qualified. The Contractor agrees to take affirmative action to employ, advance in employment and otherwise treat qualified handicapped individuals without discrimination based upon their physical or mental handicap in all employment practices such as the following: employment, upgrading, demotion or transfer, recruitment, advertising, layoff or termination, rates of pay or other form of compensation, and selection for training, including apprenticeship.

B. The Contractor agrees to comply with the rules, regulations, and relevant orders of the Secretary of Labor pursuant to the Act.

C. In the event of the Contractor's noncompliance with the requirements of this clause, actions for noncompliance may be taken in accordance with the rules, regulations, and relevant orders of the Secretary of Labor pursuant to the Act.

D. The Contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices in a form to be prescribed by the director, provided by or through the contracting officer. Such notices shall state the Sub-recipient's obligation under the law to take affirmative action to employ and advance in employment qualified handicapped employees and applicants for employment, and the rights of applicants and employees.

E. The Contractor will notify each labor union or representative of workers with which it has a collective bargaining agreement or other contract understanding, that the Contractor is bound by the terms of the Act and is committed to take affirmative action to employ and advance in employment physically and mentally disabled individuals.

F. The Contractor will include the provisions of Paragraphs A through E above in every subcontract or purchase order of $2,500.00 or more unless exempted by rules, regulations or orders of the Secretary issued pursuant to the Act, so that such provisions will be binding on each subcontractor or vendor. The Contractor will take such action with respect to any subcontract or purchase order as the director of the Office of Federal Contract Compliance Programs may direct to enforce such provisions, including action for noncompliance (41 CFR 60-741.4.4).

4) <u>EQUAL EMPLOYMENT OPPORTUNITY (41 CFR Part 60-1.4(b))</u>: During the performance of this Agreement, the Contractor agrees as follows:

A. The Contractor will not discriminate against any employee or applicant for employment because of race, color, religion, sex or national origin. The Contractor will take affirmative action to ensure that applicants are employed, and that employees are treated during employment without regard to their race, color, religion, sex or national origin. Such action shall include, but not be limited to, the following: employment, upgrading, demotion or transfer, recruitment or recruitment advertising, layoff or termination, rates of pay or other forms of compensation, and selection for training, including apprenticeship. The Contractor agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.

B. The Contractor will, in all solicitations or advertisements for employees placed by or on behalf of the Sub-recipient, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex or national origin.

C. The Contractor will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided advising the said labor union or workers' representatives of the Contractor's commitments under this Section, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

D. The Contractor shall comply with all provisions of Executive Order 11246 of September 24, 1965, and by rules, regulations, and relevant orders of the Secretary of Labor.

E. The Contractor will furnish all information and reports required by Executive Order 11246 of September 24, 1965, and by rules, regulations, and orders of the Secretary of Labor, or pursuant thereto, and will permit access to its books, records, and accounts by MARC and the Secretary of Labor for purposes of investigation to ascertain compliance with such rules, regulations, and orders.

F. In the event of the Contractor's noncompliance with the nondiscrimination clauses of this Agreement or with any of the said rules, regulations, or orders, this Agreement may be canceled, terminated or suspended in whole or in part and the Contractor may be declared ineligible for further government contracts or federally assisted construction contracts in accordance with procedures authorized in Executive Order 11246 of September 24, 1965, and such other sanctions as may be imposed and remedies invoked as provided in Executive Order 11246 of September 24, 1965, or by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

G. The Contractor will include the portion of the sentence immediately preceding Paragraph A and the provisions of Paragraphs A through G in every subcontract or purchase order unless exempted by rules, regulations, or orders of the Secretary of Labor issued pursuant to Section 204 of Executive Order

11246 of September 24, 1965, so that such provisions will be binding upon each subcontractor or vendor. The Subcontractor will take such action with respect to any subcontract or purchase order as MARC may direct as a means of enforcing such provision, including sanctions for noncompliance, provided, however, that in the event the Subcontractor becomes involved in, or is threatened with, litigation with a subcontractor or vendor as a result of such direction by the administering agency the Contractor may request MARC to enter into such litigation to protect the interests of MARC.

5) PROHIBITION AGAINST SUBSTANCE ABUSE: The Contractor shall comply with the requirements of the Omnibus Drug Initiative Act of 1988 (Public Law 100-690), as amended, and certify to MARC that it will provide a drug-free workplace.

6) LOBBYING: The Contractor hereby certifies that the federal funds provided under the terms of this Agreement will not be paid, by or on behalf of the Contractor, to any person to influence an officer or employee of any federal agency or federal elected official. The Contractor will provide full disclosure of any non-federal resources expended to lobby any federal official in connection with the Project.

7) COPELAND "ANTI-KICKBACK" ACT: All contracts and subgrants for construction or repair will include provision for compliance with the Copeland "Anti-Kickback" Act (18 U.S.C. 874) as supplemented in DOL regulations (29 CFR Part 3).

8) DAVIS-BACON ACT: All construction endeavors of the AAA in excess of $2,000 will include provision for compliance with the Davis-Bacon Act (40 U.S.C. section 3141 et seq.)

9) CONTRACT WORK HOURS AND SAFETY STANDARDS ACT: All construction endeavors of the AAA in excess of $2,000, and in excess of $2,500 for other contracts involving employment of mechanics or laborers, will include provision for compliance with Sections 103 and 107 of the Contract Work Hours and Safety Standards Act (40 U.S.C. 327-330) as supplemented by DOL Regulations (29 CFR part 5).

10) CLEAN AIR ACT/CLEAN WATER ACT/EPA REGULATIONS: Contractor shall comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act, under section 306 (42 U.S.C. 1857 (h)), section 508 of the Clean Water Act (42 U.S.C. 1368), Executive Order 11738, and Environmental Protection Agency regulations (40 CFR Part 15).

11) WINDSOR V. UNITED STATES: Contractor will comply with the requirement to provide services to married same-sex couples.

12) EMPLOYEE WHISTLEBLOWER PROTECTIONS: Contractor shall comply with the provisions of 41 U.S.C. 4712 that states an employee of a contractor, subcontractor, grantee, or subgrantee may not be discharged, demoted or otherwise discriminated against as a reprisal for "whistleblowing". In addition, whistleblower protections cannot be waived by any agreement, policy, form, or condition of employment.

13) TARGET POPULATION: (OAA Section 306 (a)(4)(A)(i)(I)) Contractor shall target its services to low-income minority individuals, older rural individuals, and older individuals with limited English proficiency. Persons aged 60 or over who are frail, homebound by reason of illness or incapacitation disability, or otherwise isolated, shall be given priority in the delivery of services. (45 CFR 1321.69(a)).

14) BOSTOCK v CLAYTON COUNTY: Contractor shall ensure employees are protected against discrimination because of their sexual orientation or gender identity.

EXHIBIT C
E-Verify

BUSINESS ENTITY CERTIFICATION, ENROLLMENT DOCUMENTATION, AND AFFIDAVIT OF WORK AUTHORIZATION

BUSINESS ENTITY CERTIFICATION:
The contractor must certify their current business status by completing either Box A or Box B or Box C on this Exhibit.

BOX A:	To be completed by a non-business entity as defined below.
BOX B:	To be completed by a business entity who has not yet completed and submitted documentation pertaining to the federal work authorization program as described at http://www.uscis.gov/e-verify.
BOX C:	To be completed by a business entity who has current work authorization documentation on file with a Missouri state agency including Division of Purchasing.

Business entity, as defined in section 285.525, RSMo pertaining to section 285.530, RSMo is any person or group of persons performing or engaging in any activity, enterprise, profession, or occupation for gain, benefit, advantage, or livelihood. The term "**business entity**" shall include but not be limited to self-employed individuals, partnerships, corporations, contractors, and subcontractors. The term "**business entity**" shall include any business entity that possesses a business permit, license, or tax certificate issued by the state, any business entity that is exempt by law from obtaining such a business permit, and any business entity that is operating unlawfully without such a business permit. The term "**business entity**" shall not include a self-employed individual with no employees or entities utilizing the services of direct sellers as defined in subdivision (17) of subsection 12 of section 288.034, RSMo.

Note: Regarding governmental entities, business entity includes Missouri schools, Missouri universities, out of state agencies, out of state schools, out of state universities, and political subdivisions. A business entity does not include Missouri state agencies and federal government entities.

EXHIBIT C, continued

Box A CURRENTLY NOT A BUSINESS ENTITY

I certify that City of Blue Springs (Company/Individual Name) **DOES NOT CURRENTLY MEET** the definition of a business entity, as defined in section 285.525, RSMo pertaining to section 285.530, RSMo as stated above, because: (check the applicable business status that applies below)

- ☐ I am a self-employed individual with no employees; **OR**
- ☐ The company that I represent utilizes the services of direct sellers as defined in subdivision (17) of subsection 12 of section 288.034, RSMo.

I certify that I am not an alien unlawfully present in the United States and City of Blue Springs (Company/Individual Name) is awarded a contract for the services requested herein under **Contract #01770-CoBS-25** (Contract Number) and if the business status changes during the life of the contract to become a business entity as defined in section 285.525, RSMo pertaining to section 285.530, RSMo then, prior to the performance of any services as a business entity, City of Blue Springs (Company/Individual Name) agrees to complete Box B, comply with the requirements stated in Box B and provide the Mid-America Regional Council with all documentation required in Box B of this exhibit.

Amy Willyard	Amy Willyard
Authorized Representative's Name (Please Print)	Authorized Representative's Signature
City of Blue Springs	6/25/25
Company Name (if applicable)	Date

EXHIBIT C, continued

(Complete the following if you DO NOT have the E-Verify documentation and a current Affidavit of Work Authorization already on file with the State of Missouri. If completing Box B, do not complete Box C.)

BOX B – CURRENT BUSINESS ENTITY STATUS

I certify that City of Blue Springs (Business Entity Name) **MEETS** the definition of a business entity as defined in section 285.525, RSMo pertaining to section 285.530, RSMo as stated above.

Amy Willyard
Authorized Business Entity Representative's Name
(Please Print)

Amy Willyard
Authorized Business Entity
Representative's Signature

City of Blue Springs
Business Entity Name

6/25/25
Date

As a business entity, the contractor must perform/provide the following. The contractor should check each to verify completion/submission:

☒ Enroll and participate in the E-Verify federal work authorization program (Website: https://www.e-verify.gov; Phone: 888-464-4218) with respect to employees hired after enrollment in the program who are proposed to work in connection with the services required herein; AND

☒ Provide documentation affirming said company's/individual's enrollment and participation in the E-Verify federal work authorization program. Documentation shall include a page from the E-Verify Memorandum of Understanding (MOU) listing the contractor's name and the MOU signature page completed and signed, at minimum, by the contractor and the Department of Homeland Security – Verification Division; (if the signature page of the of the MOU lists the contractor's name, then no additional pages of the MOU must be submitted); AND

☒ Submit a completed, notarized Affidavit of Work Authorization provided on the next page of this Exhibit.

AFFIDAVIT OF WORK AUTHORIZATION

The contractor who meets section 285.525, RSMo definition of a business entity must complete and return the following Affidavit of Work Authorization.

Comes now Amy Willyard (Name of Business Entity Authorized Representative) as Human Resources Director (Position/Title) first being duly sworn on my oath, affirm City of Blue Springs (Business Entity Name) is enrolled and will continue to participate in the E-Verify federal work authorization program with respect to employees hired after enrollment in the program who are proposed to work in connection with the services related to **Contract #01770-CoBS-25** (Contract Number) for the duration of the contract, in accordance with subsection 2 of section 285.530, RSMo. I also affirm that City of Blue Springs (Business Entity Name) does not and will not knowingly employ a person who is an unauthorized alien in connection with the contracted services related to **Contract #01770-CoBS-25** (Contract Number) for the duration of the contract, if awarded.

In Affirmation thereof, the facts stated above are true and correct. (The undersigned understands that false statements made in this filing are subject to the penalties provided under section 575.040, RSMo.)

Amy Willyard
Authorized Representative's Signature

Amy Willyard
Printed Name

Director Human Resources
Title

6/25/2025
Date

Subscribed and sworn to before me this 25 (DAY) of June, 2025 (MONTH, YEAR). I am commissioned as a notary public within the County of Jackson (NAME OF COUNTY), State of Missouri (NAME OF STATE), and my commission expires on 06-20-2027 (DATE)

Christ O'Dwyer
Signature of Notary

6/25/2025
Date

CHRISTINE O'DWYER
Notary Public, Notary Seal
State of Missouri
Jackson County
Commission # 23182162
My Commission Expires 06-20-2027

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

THE E-VERIFY MEMORANDUM OF UNDERSTANDING FOR EMPLOYERS

ARTICLE I PURPOSE AND AUTHORITY

The parties to this agreement are the Department of Homeland Security (DHS) and City of Blue Springs (Employer). The purpose of this agreement is to set forth terms and conditions which the Employer will follow while participating in E-Verify.

E-Verify is a program that electronically confirms an employee's eligibility to work in the United States after completion of Form I-9, Employment Eligibility Verification (Form I-9). This Memorandum of Understanding (MOU) explains certain features of the E-Verify program and describes specific responsibilities of the Employer, the Social Security Administration (SSA), and DHS.

Authority for the E-Verify program is found in Title IV, Subtitle A, of the Illegal Immigration Reform and Immigrant Responsibility Act of 1996 (IIRIRA), Pub. L. 104-208, 110 Stat. 3009, as amended (8 U.S.C. § 1324a note). The Federal Acquisition Regulation (FAR) Subpart 22.18, "Employment Eligibility Verification" and Executive Order 12989, as amended, provide authority for Federal contractors and subcontractors (Federal contractor) to use E-Verify to verify the employment eligibility of certain employees working on Federal contracts.

ARTICLE II RESPONSIBILITIES

A. RESPONSIBILITIES OF THE EMPLOYER

1. The Employer agrees to display the following notices supplied by DHS in a prominent place that is clearly visible to prospective employees and all employees who are to be verified through the system:

   a. Notice of E-Verify Participation

   b. Notice of Right to Work

2. The Employer agrees to provide to the SSA and DHS the names, titles, addresses, and telephone numbers of the Employer representatives to be contacted about E-Verify. The Employer also agrees to keep such information current by providing updated information to SSA and DHS whenever the representatives' contact information changes.

3. The Employer agrees to grant E-Verify access only to current employees who need E-Verify access. Employers must promptly terminate an employee's E-Verify access if the employer is separated from the company or no longer needs access to E-Verify.

4. The Employer agrees to become familiar with and comply with the most recent version of the E-Verify User Manual.

5. The Employer agrees that any Employer Representative who will create E-Verify cases will complete the E-Verify Tutorial before that individual creates any cases.

a. The Employer agrees that all Employer representatives will take the refresher tutorials when prompted by E-Verify in order to continue using E-Verify. Failure to complete a refresher tutorial will prevent the Employer Representative from continued use of E-Verify.

6. The Employer agrees to comply with current Form I-9 procedures, with two exceptions:

a. If an employee presents a "List B" identity document, the Employer agrees to only accept "List B" documents that contain a photo. (List B documents identified in 8 C.F.R. § 274a.2(b)(1)(B)) can be presented during the Form I-9 process to establish identity.) If an employee objects to the photo requirement for religious reasons, the Employer should contact E-Verify at 888-464-4218.

b. If an employee presents a DHS Form I-551 (Permanent Resident Card), Form I-766 (Employment Authorization Document), or U.S. Passport or Passport Card to complete Form I-9, the Employer agrees to make a photocopy of the document and to retain the photocopy with the employee's Form I-9. The Employer will use the photocopy to verify the photo and to assist DHS with its review of photo mismatches that employees contest. DHS may in the future designate other documents that activate the photo screening tool.

Note: Subject only to the exceptions noted previously in this paragraph, employees still retain the right to present any List A, or List B and List C, document(s) to complete the Form I-9.

7. The Employer agrees to record the case verification number on the employee's Form I-9 or to print the screen containing the case verification number and attach it to the employee's Form I-9.

8. The Employer agrees that, although it participates in E-Verify, the Employer has a responsibility to complete, retain, and make available for inspection Forms I-9 that relate to its employees, or from other requirements of applicable regulations or laws, including the obligation to comply with the anti-discrimination requirements of section 274B of the INA with respect to Form I-9 procedures.

a. The following modified requirements are the only exceptions to an Employer's obligation to not employ unauthorized workers and comply with the anti-discrimination provision of the INA: (1) List B identity documents must have photos, as described in paragraph 6 above; (2) When an Employer confirms the identity and employment eligibility of newly hired employee using E-Verify procedures, the Employer establishes a rebuttable presumption that it has not violated section 274A(a)(1)(A) of the Immigration and Nationality Act (INA) with respect to the hiring of that employee; (3) If the Employer receives a final nonconfirmation for an employee, but continues to employ that person, the Employer must notify DHS and the Employer is subject to a civil money penalty between $550 and $1,100 for each failure to notify DHS of continued employment following a final nonconfirmation; (4) If the Employer continues to employ an employee after receiving a final nonconfirmation, then the Employer is subject to a rebuttable presumption that it has knowingly

employed an unauthorized alien in violation of section 274A(a)(1)(A); and (5) no E-Verify participant is civilly or criminally liable under any law for any action taken in good faith based on information provided through the E-Verify.

b. DHS reserves the right to conduct Form I-9 compliance inspections, as well as any other enforcement or compliance activity authorized by law, including site visits, to ensure proper use of E-Verify.

9. The Employer is strictly prohibited from creating an E-Verify case before the employee has been hired, meaning that a firm offer of employment was extended and accepted and Form I-9 was completed. The Employer agrees to create an E-Verify case for new employees within three Employer business days after each employee has been hired (after both Sections 1 and 2 of Form I-9 have been completed), and to complete as many steps of the E-Verify process as are necessary according to the E-Verify User Manual. If E-Verify is temporarily unavailable, the three-day time period will be extended until it is again operational in order to accommodate the Employer's attempting, in good faith, to make inquiries during the period of unavailability.

10. The Employer agrees not to use E-Verify for pre-employment screening of job applicants, in support of any unlawful employment practice, or for any other use that this MOU or the E-Verify User Manual does not authorize.

11. The Employer must use E-Verify for all new employees. The Employer will not verify selectively and will not verify employees hired before the effective date of this MOU. Employers who are Federal contractors may qualify for exceptions to this requirement as described in Article II.B of this MOU.

12. The Employer agrees to follow appropriate procedures (see Article III below) regarding tentative nonconfirmations. The Employer must promptly notify employees in private of the finding and provide them with the notice and letter containing information specific to the employee's E-Verify case. The Employer agrees to provide both the English and the translated notice and letter for employees with limited English proficiency to employees. The Employer agrees to provide written referral instructions to employees and instruct affected employees to bring the English copy of the letter to the SSA. The Employer must allow employees to contest the finding, and not take adverse action against employees if they choose to contest the finding, while their case is still pending. Further, when employees contest a tentative nonconfirmation based upon a photo mismatch, the Employer must take additional steps
(see Article III.B. below) to contact DHS with information necessary to resolve the challenge.

13. The Employer agrees not to take any adverse action against an employee based upon the employee's perceived employment eligibility status while SSA or DHS is processing the verification request unless the Employer obtains knowledge (as defined in 8 C.F.R. § 274a.1(l)) that the employee is not work authorized. The Employer understands that an initial inability of the SSA or DHS automated verification system to verify work authorization, a tentative nonconfirmation, a case in continuance
(indicating the need for additional time for the government to resolve a case), or the finding of a photo mismatch, does not establish, and should not be interpreted as, evidence that the employee is not work authorized. In any of such cases, the employee must be provided a full and fair opportunity to contest the finding, and if he or she does so, the employee may not be terminated or suffer any adverse employment consequences based upon the employee's perceived employment eligibility status

(including denying, reducing, or extending work hours, delaying or preventing training, requiring an employee to work in poorer conditions, withholding pay, refusing to assign the employee to a Federal contract or other assignment, or otherwise assuming that he or she is unauthorized to work) until and unless secondary verification by SSA or DHS has been completed and a final nonconfirmation has been issued. If the employee does not choose to contest a tentative nonconfirmation or a photo mismatch or if a secondary verification is completed and a final nonconfirmation is issued, then the Employer can find the employee is not work authorized and terminate the employee's employment. Employers or employees with questions about a final nonconfirmation may call E-Verify at 1-888-464-4218 (customer service) or 1-888-897-7781 (worker hotline).

14. The Employer agrees to comply with Title VII of the Civil Rights Act of 1964 and section 274B of the INA as applicable by not discriminating unlawfully against any individual in hiring, firing, employment eligibility verification, or recruitment or referral practices because of his or her national origin or citizenship status, or by committing discriminatory documentary practices. The Employer understands that such illegal practices can include selective verification or use of E-Verify except as provided in part D below, or discharging or refusing to hire employees because they appear or sound "foreign" or have received tentative nonconfirmations. The Employer further understands that any violation of the immigration-related unfair employment practices provisions in section 274B of the INA could subject the Employer to civil penalties, back pay awards, and other sanctions, and violations of Title VII could subject the Employer to back pay awards, compensatory and punitive damages. Violations of either section 274B of the INA or Title VII may also lead to the termination of its participation in E-Verify. If the Employer has any questions relating to the anti-discrimination provision, it should contact OSC at 1-800-255-8155 or 1-800-237-2515 (TDD).

15. The Employer agrees that it will use the information it receives from E-Verify only to confirm the employment eligibility of employees as authorized by this MOU. The Employer agrees that it will safeguard this information, and means of access to it (such as PINS and passwords), to ensure that it is not used for any other purpose and as necessary to protect its confidentiality, including ensuring that it is not disseminated to any person other than employees of the Employer who are authorized to perform the Employer's responsibilities under this MOU, except for such dissemination as may be authorized in advance by SSA or DHS for legitimate purposes.

16. The Employer agrees to notify DHS immediately in the event of a breach of personal information. Breaches are defined as loss of control or unauthorized access to E-Verify personal data. All suspected or confirmed breaches should be reported by calling 1-888-464-4218 or via email at E-Verify@uscis.dhs.gov. Please use "Privacy Incident – Password" in the subject line of your email when sending a breach report to E-Verify.

17. The Employer acknowledges that the information it receives from SSA is governed by the Privacy Act (5 U.S.C. § 552a(i)(1) and (3)) and the Social Security Act (42 U.S.C. 1306(a)). Any person who obtains this information under false pretenses or uses it for any purpose other than as provided for in this MOU may be subject to criminal penalties.

18. The Employer agrees to cooperate with DHS and SSA in their compliance monitoring and evaluation of E-Verify, which includes permitting DHS, SSA, their contractors and other agents, upon

reasonable notice, to review Forms I-9 and other employment records and to interview it and its employees regarding the Employer's use of E-Verify, and to respond in a prompt and accurate manner to DHS requests for information relating to their participation in E-Verify.

19. The Employer shall not make any false or unauthorized claims or references about its participation in E-Verify on its website, in advertising materials, or other media. The Employer shall not describe its services as federally-approved, federally-certified, or federally-recognized, or use language with a similar intent on its website or other materials provided to the public. Entering into this MOU does not mean that E-Verify endorses or authorizes your E-Verify services and any claim to that effect is false.

20. The Employer shall not state in its website or other public documents that any language used therein has been provided or approved by DHS, USCIS or the Verification Division, without first obtaining the prior written consent of DHS.

21. The Employer agrees that E-Verify trademarks and logos may be used only under license by DHS/USCIS (see M-795 (Web)) and, other than pursuant to the specific terms of such license, may not be used in any manner that might imply that the Employer's services, products, websites, or publications are sponsored by, endorsed by, licensed by, or affiliated with DHS, USCIS, or E-Verify.

22. The Employer understands that if it uses E-Verify procedures for any purpose other than as authorized by this MOU, the Employer may be subject to appropriate legal action and termination of its participation in E-Verify according to this MOU.

B. RESPONSIBILITIES OF FEDERAL CONTRACTORS

1. If the Employer is a Federal contractor with the FAR E-Verify clause subject to the employment verification terms in Subpart 22.18 of the FAR, it will become familiar with and comply with the most current version of the E-Verify User Manual for Federal Contractors as well as the E-Verify Supplemental Guide for Federal Contractors.

2. In addition to the responsibilities of every employer outlined in this MOU, the Employer understands that if it is a Federal contractor subject to the employment verification terms in Subpart 22.18 of the FAR it must verify the employment eligibility of any "employee assigned to the contract" (as defined in FAR 22.1801). Once an employee has been verified through E-Verify by the Employer, the Employer may not create a second case for the employee through E-Verify.

a. An Employer that is not enrolled in E-Verify as a Federal contractor at the time of a contract award must enroll as a Federal contractor in the E-Verify program within 30 calendar days of contract award and, within 90 days of enrollment, begin to verify employment eligibility of new hires using E-Verify. The Employer must verify those employees who are working in the United States, whether or not they are assigned to the contract. Once the Employer begins verifying new hires, such verification of new hires must be initiated within three business days after the hire date. Once enrolled in E-Verify as a Federal contractor, the Employer must begin verification of employees assigned to the contract within 90 calendar days after the date of enrollment or within 30 days of an employee's assignment to the contract, whichever date is later.

b. Employers enrolled in E-Verify as a Federal contractor for 90 days or more at the time of a contract award must use E-Verify to begin verification of employment eligibility for new hires of the Employer who are working in the United States, whether or not assigned to the contract, within three business days after the date of hire. If the Employer is enrolled in E-Verify as a Federal contractor for 90 calendar days or less at the time of contract award, the Employer must, within 90 days of enrollment, begin to use E-Verify to initiate verification of new hires of the contractor who are working in the United States, whether or not assigned to the contract. Such verification of new hires must be initiated within three business days after the date of hire. An Employer enrolled as a Federal contractor in E-Verify must begin verification of each employee assigned to the contract within 90 calendar days after date of contract award or within 30 days after assignment to the contract, whichever is later.

c. Federal contractors that are institutions of higher education (as defined at 20 U.S.C. 1001(a)), state or local governments, governments of Federally recognized Indian tribes, or sureties performing under a takeover agreement entered into with a Federal agency under a performance bond may choose to only verify new and existing employees assigned to the Federal contract. Such Federal contractors may, however, elect to verify all new hires, and/or all existing employees hired after November 6, 1986. Employers in this category must begin verification of employees assigned to the contract within 90 calendar days after the date of enrollment or within 30 days of an employee's assignment to the contract, whichever date is later.

d. Upon enrollment, Employers who are Federal contractors may elect to verify employment eligibility of all existing employees working in the United States who were hired after November 6, 1986, instead of verifying only those employees assigned to a covered Federal contract. After enrollment, Employers must elect to verify existing staff following DHS procedures and begin

E-Verify verification of all existing employees within 180 days after the election.

e. The Employer may use a previously completed Form I-9 as the basis for creating an E-Verify case for an employee assigned to a contract as long as:

i. That Form I-9 is complete (including the SSN) and complies with Article II.A.6,

ii. The employee's work authorization has not expired, and

iii. The Employer has reviewed the Form I-9 information either in person or in communications with the employee to ensure that the employee's Section 1, Form I-9 attestation has not changed (including, but not limited to, a lawful permanent resident alien having become a naturalized U.S. citizen).

f. The Employer shall complete a new Form I-9 consistent with Article II.A.6 or update the previous Form I-9 to provide the necessary information if:

i. The Employer cannot determine that Form I-9 complies with Article II.A.6,

ii. The employee's basis for work authorization as attested in Section 1 has expired or changed, or

iii. The Form I-9 contains no SSN or is otherwise incomplete.

Note: If Section 1 of Form I-9 is otherwise valid and up-to-date and the form otherwise complies with

Article II.C.5, but reflects documentation (such as a U.S. passport or Form I-551) that expired after completing Form I-9, the Employer shall not require the production of additional documentation, or use the photo screening tool described in Article II.A.5, subject to any additional or superseding instructions that may be provided on this subject in the E-Verify User Manual.

g. The Employer agrees not to require a second verification using E-Verify of any assigned employee who has previously been verified as a newly hired employee under this MOU or to authorize verification of any existing employee by any Employer that is not a Federal contractor based on this Article.

3. The Employer understands that if it is a Federal contractor, its compliance with this MOU is a performance requirement under the terms of the Federal contract or subcontract, and the Employer consents to the release of information relating to compliance with its verification responsibilities under this MOU to contracting officers or other officials authorized to review the Employer's compliance with Federal contracting requirements.

C. RESPONSIBILITIES OF SSA

1. SSA agrees to allow DHS to compare data provided by the Employer against SSA's database. SSA sends DHS confirmation that the data sent either matches or does not match the information in SSA's database.

2. SSA agrees to safeguard the information the Employer provides through E-Verify procedures. SSA also agrees to limit access to such information, as is appropriate by law, to individuals responsible for the verification of Social Security numbers or responsible for evaluation of E-Verify or such other persons or entities who may be authorized by SSA as governed by the Privacy Act (5 U.S.C. § 552a), the Social Security Act (42 U.S.C. 1306(a)), and SSA regulations (20 CFR Part 401).

3. SSA agrees to provide case results from its database within three Federal Government work days of the initial inquiry. E-Verify provides the information to the Employer.

4. SSA agrees to update SSA records as necessary if the employee who contests the SSA tentative nonconfirmation visits an SSA field office and provides the required evidence. If the employee visits an SSA field office within the eight Federal Government work days from the date of referral to SSA, SSA agrees to update SSA records, if appropriate, within the eight-day period unless SSA determines that more than eight days may be necessary. In such cases, SSA will provide additional instructions to the employee. If the employee does not visit SSA in the time allowed, E-Verify may provide a final nonconfirmation to the employer.

Note: If an Employer experiences technical problems, or has a policy question, the employer should contact E-Verify at 1-888-464-4218.

D. RESPONSIBILITIES OF DHS

1. DHS agrees to provide the Employer with selected data from DHS databases to enable the Employer to conduct, to the extent authorized by this MOU:

a. Automated verification checks on alien employees by electronic means, and

b. Photo verification checks (when available) on employees.

2. DHS agrees to assist the Employer with operational problems associated with the Employer's participation in E-Verify. DHS agrees to provide the Employer names, titles, addresses, and telephone numbers of DHS representatives to be contacted during the E-Verify process.

3. DHS agrees to provide to the Employer with access to E-Verify training materials as well as an E-Verify User Manual that contain instructions on E-Verify policies, procedures, and requirements for both SSA and DHS, including restrictions on the use of E-Verify.

4. DHS agrees to train Employers on all important changes made to E-Verify through the use of mandatory refresher tutorials and updates to the E-Verify User Manual. Even without changes to E-Verify, DHS reserves the right to require employers to take mandatory refresher tutorials.

5. DHS agrees to provide to the Employer a notice, which indicates the Employer's participation in E-Verify. DHS also agrees to provide to the Employer anti-discrimination notices issued by the Office of Special Counsel for Immigration-Related Unfair Employment Practices (OSC), Civil Rights Division, U.S. Department of Justice.

6. DHS agrees to issue each of the Employer's E-Verify users a unique user identification number and password that permits them to log in to E-Verify.

7. DHS agrees to safeguard the information the Employer provides, and to limit access to such information to individuals responsible for the verification process, for evaluation of E-Verify, or to such other persons or entities as may be authorized by applicable law. Information will be used only to verify the accuracy of Social Security numbers and employment eligibility, to enforce the INA and Federal criminal laws, and to administer Federal contracting requirements.

8. DHS agrees to provide a means of automated verification that provides (in conjunction with SSA verification procedures) confirmation or tentative nonconfirmation of employees' employment eligibility within three Federal Government work days of the initial inquiry.

9. DHS agrees to provide a means of secondary verification (including updating DHS records) for employees who contest DHS tentative nonconfirmations and photo mismatch tentative nonconfirmations. This provides final confirmation or nonconfirmation of the employees' employment eligibility within 10 Federal Government work days of the date of referral to DHS, unless DHS determines that more than 10 days may be necessary. In such cases, DHS will provide additional verification instructions.

ARTICLE III
REFERRAL OF INDIVIDUALS TO SSA AND DHS

A. REFERRAL TO SSA

1. If the Employer receives a tentative nonconfirmation issued by SSA, the Employer must print the notice as directed by E-Verify. The Employer must promptly notify employees in private of the finding and provide them with the notice and letter containing information specific to the employee's E-Verify case.

The Employer also agrees to provide both the English and the translated notice and letter for employees with limited English proficiency to employees. The Employer agrees to provide written referral instructions to employees and instruct affected employees to bring the English copy of the letter to the SSA. The Employer must allow employees to contest the finding, and not take adverse action against employees if they choose to contest the finding, while their case is still pending.

2. The Employer agrees to obtain the employee's response about whether he or she will contest the tentative nonconfirmation as soon as possible after the Employer receives the tentative nonconfirmation. Only the employee may determine whether he or she will contest the tentative nonconfirmation.

3. After a tentative nonconfirmation, the Employer will refer employees to SSA field offices only as directed by E-Verify. The Employer must record the case verification number, review the employee information submitted to E-Verify to identify any errors, and find out whether the employee contests the tentative nonconfirmation. The Employer will transmit the Social Security number, or any other corrected employee information that SSA requests, to SSA for verification again if this review indicates a need to do so.

4. The Employer will instruct the employee to visit an SSA office within eight Federal Government work days. SSA will electronically transmit the result of the referral to the Employer within 10 Federal Government work days of the referral unless it determines that more than 10 days is necessary.

5. While waiting for case results, the Employer agrees to check the E-Verify system regularly for case updates.

6. The Employer agrees not to ask the employee to obtain a printout from the Social Security Administration number database (the Numident) or other written verification of the SSN from the SSA.

B. REFERRAL TO DHS

1. If the Employer receives a tentative nonconfirmation issued by DHS, the Employer must promptly notify employees in private of the finding and provide them with the notice and letter containing information specific to the employee's E-Verify case. The Employer also agrees to provide both the English and the translated notice and letter for employees with limited English proficiency to employees. The Employer must allow employees to contest the finding, and not take adverse action against employees if they choose to contest the finding, while their case is still pending.

2. The Employer agrees to obtain the employee's response about whether he or she will contest the tentative nonconfirmation as soon as possible after the Employer receives the tentative nonconfirmation. Only the employee may determine whether he or she will contest the tentative nonconfirmation.

3. The Employer agrees to refer individuals to DHS only when the employee chooses to contest a tentative nonconfirmation.

4. If the employee contests a tentative nonconfirmation issued by DHS, the Employer will instruct the

employee to contact DHS through its toll-free hotline (as found on the referral letter) within eight Federal Government work days.

5. If the Employer finds a photo mismatch, the Employer must provide the photo mismatch tentative nonconfirmation notice and follow the instructions outlined in paragraph 1 of this section for tentative nonconfirmations, generally.

6. The Employer agrees that if an employee contests a tentative nonconfirmation based upon a photo mismatch, the Employer will send a copy of the employee's Form I-551, Form I-766, U.S. Passport, or passport card to DHS for review by:

a. Scanning and uploading the document, or

b. Sending a photocopy of the document by express mail (furnished and paid for by the employer).

7. The Employer understands that if it cannot determine whether there is a photo match/mismatch, the Employer must forward the employee's documentation to DHS as described in the preceding paragraph. The Employer agrees to resolve the case as specified by the DHS representative who will determine the photo match or mismatch.

8. DHS will electronically transmit the result of the referral to the Employer within 10 Federal Government work days of the referral unless it determines that more than 10 days is necessary.

9. While waiting for case results, the Employer agrees to check the E-Verify system regularly for case updates.

ARTICLE IV
SERVICE PROVISIONS

A. NO SERVICE FEES

1. SSA and DHS will not charge the Employer for verification services performed under this MOU. The Employer is responsible for providing equipment needed to make inquiries. To access E-Verify, an Employer will need a personal computer with Internet access.

ARTICLE V
MODIFICATION AND TERMINATION

A. MODIFICATION

1. This MOU is effective upon the signature of all parties and shall continue in effect for as long as the SSA and DHS operates the E-Verify program unless modified in writing by the mutual consent of all parties.

2. Any and all E-Verify system enhancements by DHS or SSA, including but not limited to E-Verify checking against additional data sources and instituting new verification policies or procedures, will be covered under this MOU and will not cause the need for a supplemental MOU that outlines these changes.

B. TERMINATION

1. The Employer may terminate this MOU and its participation in E-Verify at any time upon 30 days prior written notice to the other parties.

2. Notwithstanding Article V, part A of this MOU, DHS may terminate this MOU, and thereby the Employer's participation in E-Verify, with or without notice at any time if deemed necessary because of the requirements of law or policy, or upon a determination by SSA or DHS that there has been a breach of system integrity or security by the Employer, or a failure on the part of the Employer to comply with established E-Verify procedures and/or legal requirements. The Employer understands that if it is a Federal contractor, termination of this MOU by any party for any reason may negatively affect the performance of its contractual responsibilities. Similarly, the Employer understands that if it is in a state where E-Verify is mandatory, termination of this by any party MOU may negatively affect the Employer's business.

3. An Employer that is a Federal contractor may terminate this MOU when the Federal contract that requires its participation in E-Verify is terminated or completed. In such cases, the Federal contractor must provide written notice to DHS. If an Employer that is a Federal contractor fails to provide such notice, then that Employer will remain an E-Verify participant, will remain bound by the terms of this MOU that apply to non-Federal contractor participants, and will be required to use the E-Verify procedures to verify the employment eligibility of all newly hired employees.

4. The Employer agrees that E-Verify is not liable for any losses, financial or otherwise, if the Employer is terminated from E-Verify.

ARTICLE VI
PARTIES

A. Some or all SSA and DHS responsibilities under this MOU may be performed by contractor(s), and SSA and DHS may adjust verification responsibilities between each other as necessary. By separate agreement with DHS, SSA has agreed to perform its responsibilities as described in this MOU.

B. Nothing in this MOU is intended, or should be construed, to create any right or benefit, substantive or procedural, enforceable at law by any third party against the United States, its agencies, officers, or employees, or against the Employer, its agents, officers, or employees.

C. The Employer may not assign, directly or indirectly, whether by operation of law, change of control or merger, all or any part of its rights or obligations under this MOU without the prior written consent of DHS, which consent shall not be unreasonably withheld or delayed. Any attempt to sublicense, assign, or transfer any of the rights, duties, or obligations herein is void.

D. Each party shall be solely responsible for defending any claim or action against it arising out of or related to E-Verify or this MOU, whether civil or criminal, and for any liability wherefrom, including (but not limited to) any dispute between the Employer and any other person or entity regarding the applicability of Section 403(d) of IIRIRA to any action taken or allegedly taken by the Employer.

E. The Employer understands that its participation in E-Verify is not confidential information and may be disclosed as authorized or required by law and DHS or SSA policy, including but not limited to, Congressional oversight, E-Verify publicity and media inquiries, determinations of compliance with Federal contractual requirements, and responses to inquiries under the Freedom of Information Act (FOIA).

F. The individuals whose signatures appear below represent that they are authorized to enter into this MOU on behalf of the Employer and DHS respectively. The Employer understands that any inaccurate statement, representation, data or other information provided to DHS may subject the Employer, its subcontractors, its employees, or its representatives to: (1) prosecution for false statements pursuant to 18 U.S.C. 1001 and/or; (2) immediate termination of its MOU and/or; (3) possible debarment or suspension.

G. The foregoing constitutes the full agreement on this subject between DHS and the Employer.

To be accepted as an E-Verify participant, you should only sign the Employer's Section of the signature page. If you have any questions, contact E-Verify at 1-888-464-4218.

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Approved by:

Employer	
City of Blue Springs	
Name (Please Type or Print) Susan A Helman	**Title**
Signature Electronically Signed	**Date** 12/23/2008
Department of Homeland Security – Verification Division	
Name (Please Type or Print) USCIS Verification Division	**Title**
Signature Electronically Signed	**Date** 12/23/2008

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Information Required for the E-Verify Program Information relating to your Company:	
Company Name	City of Blue Springs
Company Facility Address	903 W. Main St. Blue Springs, MO 64015
Company Alternate Address	
County or Parish	JACKSON
Employer Identification Number	446000139
North American Industry Classification Systems Code	921
Parent Company	City of Blue Springs
Number of Employees	100 to 499
Number of Sites Verified for	1 site(s)

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Are you verifying for more than 1 site? If yes, please provide the number of sites verified for in each State:

MO 1

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

Information relating to the Program Administrator(s) for your Company on policy questions or operational problems:

Name	Amy Willyard
Phone Number	8162280138
Fax	
Email	awillyard@bluespringsgov.com

Name	Ty Luchtel-Glende
Phone Number	8162280190
Fax	
Email	tluchtel-glende@bluespringsgov.com

E-Verify

E-VERIFY IS A SERVICE OF DHS AND SSA

Company ID Number: 173645

This list represents the first 20 Program Administrators listed for this company.

EXHIBIT C, continued

BOX C – AFFIDAVIT ON FILE – CURRENT BUSINESS ENTITY STATUS

I certify that _____ (Business Entity Name) **MEETS** the definition of a business entity as defined in section 285.525, RSMo, pertaining to section 285.530, RSMO, and have enrolled and currently participates in the E-Verify federal work authorization program with respect to the employees hired after enrollment in the program who are proposed to work in connection with the services related to contract(s) with the Mid-America Regional Council (MARC). We have previously provided documentation to MARC that affirms enrollment and participation in the E-Verify federal work authorization program. The documentation that was previously provided included the following:

____ The E-Verify Employment Eligibility Verification page OR a page from the E-Verify Memorandum of Understanding (MOU) listing the contractor's name and the MOU signature page completed and signed by the contractor and the Department of homeland Security – Verification Division.

____ A current notarized Affidavit or Work Authorization (must be completed, signed, and notarized within the past twelve months).

Date of Previous E-Verify Documentation Submission: _____

Previous Bid/Contract Number for Which Precious E-Verify Documentation Submitted: _____
(if known)

_____	_____
Authorized Business Entity Representative's Name (Please Print)	Authorized Business Entity Representative's Signature
_____	_____
E-Verify MOU Company ID Number	E-Mail Address
_____	_____
Business Entity Name	Date

EXHIBIT D
ANTI-DISCRIMINATION AGAINST ISRAEL ACT CERTIFICATION

Statutory Requirement:

Section 34.600, RSMo, precludes entering into a contract with a company to acquire products and/or services "unless the contract includes a written certification that the company is not currently engaged in and shall not, for the duration of the contract, engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel."

Exceptions:

The statute provides two exceptions for this certification: 1) "contracts with a total potential value of less than one hundred thousand dollars"; or 2) "contractors with fewer than ten employees." Therefore, the following certification is required prior to any contract award.

Section 34.600, RSMo, defines the following terms:

> **Company** – any for-profit or not-for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, limited liability company, or other entity or business association, including all wholly-owned subsidiaries, majority-owned subsidiaries, parent companies, or affiliates of those entities or business associations.
>
> **Boycott Israel** and **Boycott of the State of Israel** – engaging in refusals to deal, terminating business activities, or other actions to discriminate against, inflict economic harm, or otherwise limit commercial relations specifically with the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel, that are all intended to support a boycott of the State of Israel. A company's statement that it is participating in boycotts of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel, or that it has taken the boycott action at the request, in compliance with, or in furtherance of calls for a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel shall be considered to be conclusive evidence that a company is participating in a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State Israel; or persons or entities doing business in the State of Israel; provided, however that a company that has made no such statement may still be considered to be participating in a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of

the State of Israel; or persons or entities doing business in the State of Israel if other factors warrant such a conclusion.

Certification:

The Contractor must therefore certify their current status by completing either Box A, Box B, or Box C of this Exhibit.

BOX A: To be completed by a contractor that does not meet the definition of "company" above, hereinafter referred to as "Non-Company."

BOX B: To be completed by a contractor that meets the definition of "Company" but has less than ten employees.

BOX C: To be completed by a contractor that meets the definition of "Company" and has ten or more employees.

BOX A – NON-COMPANY ENTITY

I certify that _____ (Entity Name) currently **DOES NOT MEET** the definition of a company as defined in section 34.600, RSMo, but that if awarded a contract and the entity's business status changes during the life of the contract to become a "company" as defined in section 34.600. RSMo, and the entity has ten or more employees, then, prior to the delivery of any services and/or supplies as a company, the entity agrees to comply with, complete, and return Box C to the Mid-America Regional Council at that time.

_____	_____
Authorized Representative's Name (please print)	Authorized Representative's Signature
_____	_____
Entity Name	Date

BOX B – COMPANY ENTITY WITH LESS THAN TEN EMPLOYEES

I certify that _____ (Company Name) **MEETS** the definition of a company as defined in section 34.600, RSMo, and currently has less than ten employees, but that if awarded a contract, and if the company increases the number of employees to ten or more during the life of the contract, then said company shall comply with, complete, and return Box C to the Mid-America Regional Council at that time.

_____ _____

Authorized Representative's Name (please print) Authorized Representative's Signature

_____ _____

Company Name Date

BOX C – COMPANY ENTITY WITH TEN OR MORE EMPLOYEES

I certify that _____ (Company Name) **MEETS** the definition of a company as defined in section 34.600, RSMo, has ten or more employees, and is not currently engaged in a boycott of goods or services from the State of Israel; companies dong business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel as defined in section 34.600, RSMo. I further certify that if the company is awarded a contract for the services and/or supplies requested herein, said company shall not engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel as defined in section 34.600, RSMo, for the duration of the contract.

_____ _____

Authorized Representative's Name (please print) Authorized Representative's Signature

_____ _____

Company Name Date

EXHIBIT E
BUSINESS ASSOCIATE AGREEMENT

BUSINESS ASSOCIATE AGREEMENT

This BUSINESS ASSOCIATE AGREEMENT ("**BAA**") is incorporated into and made part of this Contract #01770-CoBS-25 in existence as of Start Date July 1, 2025 or entered into in the future, by and between Mid-America Regional Council ("**MARC**") on behalf of itself and its subsidiaries and affiliates and City of Blue Springs, Missouri ("**Business Associate**") on behalf of itself and its subsidiaries and affiliates. This BAA replaces and supersedes any previous Business Associate Agreements entered into between the Parties.

Title II of the Health Insurance Portability and Accountability Act of 1996 ("**HIPAA**") (which includes the "**Privacy Rule**" and the "**Security Rule**"), and the Health Information Technology for Economic and Clinical Health Act of 2009 ("**HITECH Act**") impose certain obligations upon MARC to maintain the security and confidentiality of Protected Health Information ("**PHI**"). Specifically, the "**HIPAA Rules**" shall mean the Privacy, Security, Breach Notification, and Enforcement Rules at 45 CFR Part 160 and Part 164. The HIPAA Privacy Rule is the Standards for Privacy of Individually Identifiable Health Information at 45 CFR, part 160 and part 164, subparts A and E. The HIPAA Security Rule is the HIPAA Security Standards (45 C.F.R. Parts 160 and 164, Subpart C). The HIPAA Breach Notification Rule is the Notification in the Case of Breach of Unsecured Protected Health Information, as set forth at 45 CFR Part 164 Subpart D.

The Patient Protection and Affordable Care Act of 2010 ("**ACA**") as amended by the Health Care and Education Reconciliation Act of 2010 and implementing regulations found at 45 C.F.R. Parts 155, 156, and 157 ("Exchange Regulations") impose certain privacy and security requirements related to Personally Identifiable Information ("**PII**").

A. Confidentiality of Substance Use Disorder Patient Records Rule found at 42.C.F.R. Part 2 ("**Part 2 Rule**") imposes additional privacy and security requirements on "**Part 2 Programs**" and "**Lawful Holders**", including MARC, who receive information related to the diagnosis of an individual with a substance use disorder, having or having had a substance use disorder, or being or having been referred to treatment for a substance use disorder (herein called "**Part 2 Information**" for convenience).

All references to PHI throughout this BAA shall also apply to PII for purposes of compliance with the ACA and the Exchange Regulations and to Part 2 Information for purposes of compliance with the Part 2 Rule.

To perform under the Agreement, Business Associate may create, receive, maintain, or transmit PHI on behalf of MARC. As such, HIPAA and ACA require that MARC enter into a written agreement with Business Associate that includes specific provisions for the protection of PHI. MARC and Business Associate mutually agree to adopt this BAA to satisfy such obligation. The parties intend that this BAA only apply to Business Associate to the extent the services provided by Business Associate to MARC are covered by HIPAA, the HIPAA Rules, ACA, or the Exchange Rules. Business Associate recognizes and agrees that it is obligated by law to meet the applicable provisions of the HIPAA Rules and Exchange Rules related to PHI.

B. **Privacy of Protected Health Information (PHI)**

1. **Permitted Uses and Disclosures.** Business Associate is permitted, or required, to use or disclose PHI it creates or receives for, or from, MARC only as follows, consistent with the Privacy Rule and Exchange Rule:

a) **Functions and Activities on MARC's Behalf**. Business Associate is permitted to request the minimum necessary PHI from MARC or on MARC's behalf and to use and to disclose the minimum necessary PHI it creates or receives from or on behalf of MARC to perform its obligations under the Agreement.

b) **Business Associate's Operations; Data Aggregation**. Business Associate may *use* or *disclose* the minimum necessary PHI it creates or receives for or from MARC as necessary for data aggregation. Business Associate may *use* the minimum necessary PHI it creates or receives for or from MARC as necessary for Business Associate's proper management and administration or to carry out Business Associate's legal responsibilities. Business Associate may *disclose* the minimum necessary of such PHI to other third-parties as necessary for Business Associate's proper management and administration or to carry out Business Associate's legal responsibilities only if:

(i) The disclosure is required by law; or

(ii) Business Associate obtains reasonable assurance, evidenced by written agreement, from any other person or organization to which Business Associate will disclose such PHI that the person or organization will:

a. Hold such PHI in confidence and use or further disclose it only for the purpose for which Business Associate disclosed it to the person or organization or as required by law; and

b. Notify Business Associate (who will in turn promptly notify MARC) of any instance of which the person or organization becomes aware in which the confidentiality of such PHI was breached.

c) **Additional Limitations as to Part 2 Information.** To the extent Business Associate creates, receives, or maintains Part 2 Information for or from MARC, Business Associate will only use or disclose such Part 2 Information to perform obligations under the Agreement and in a manner permitted by the Part 2 Rule.

d) **Additional Limitations as to Reproductive Health Care Information.** To the extent that Business Associate is required by law to disclose PHI or requested to disclose PHI potentially related to Reproductive Health Care, Business Associate will immediately provide MARC with written notice and provide MARC with an opportunity to oppose any request for such PHI or to take whatever action MARC deems appropriate.

e) **De-identification.** Business Associate may use PHI to create information that is de-identified in accordance with 45 C.F.R. 164.514. Business Associate shall be responsible for ensuring such de-identification complies with all requirements of the HIPAA Rules and that such information cannot be re-identified. Further, Business Associate shall ensure the information does not identify or represent the information as pertaining to MARC. Any violation of this Section A.1.c) shall be considered an Unauthorized Use/Disclosure, defined below.

2. Minimum Necessary and Limited Data Set. Business Associate's use, disclosure or request of PHI shall utilize a Limited Data Set if practicable. Otherwise, Business Associate will, in its performance of the functions, activities, services, and operations specified in Section A.1 above, make reasonable efforts to use, to disclose, and to request of a Covered Entity only the minimum amount of PHI reasonably necessary to accomplish the intended purpose of the use, disclosure or request. In addition, Business Associate also agrees to implement and follow appropriate minimum necessary policies in the performance of its obligations under this BAA.

3. **Prohibition on Unauthorized Uses and Disclosures.** Business Associate will neither use nor disclose PHI it creates or receives for or from MARC or from another business associate of MARC, except as permitted or required by this BAA or as required by law or as otherwise permitted in writing by MARC.

4. **Sale of PHI.** Business Associate shall not directly or indirectly receive remuneration in exchange for PHI except where permitted by this BAA and consistent with applicable law.

5. **Marketing.** Business Associate shall not directly or indirectly receive payment for any use or disclosure of PHI for marketing purposes except where permitted by this BAA and consistent with applicable law.

6. **Information Safeguards.**

a) **Privacy of MARC's Clients' Protected Health Information.** Business Associate will develop, implement, maintain, and use appropriate administrative, technical, and physical safeguards to protect the privacy of MARC's Clients' PHI. The safeguards must reasonably protect MARC's Clients' PHI from any intentional or unintentional use or disclosure in violation of the Privacy Rule, 45 C.F.R. Part 164, Subpart E, the Exchange Rule and this BAA, and limit incidental uses or disclosures made pursuant to a use or disclosure otherwise permitted by this BAA.

b) **Security of MARC's Clients' Electronic Protected Health Information**. Business Associate will develop, implement, maintain, and use administrative, technical, and physical safeguards that protect the confidentiality, integrity, and availability of Electronic PHI that Business Associate creates, receives, maintains, or transmits on MARC's behalf as required by the Security Rule, 45 C.F.R. Part 164, Subpart C, the Exchange Rule and as required by the HITECH Act. Business Associate also shall develop and implement policies and procedures and meet the Security Rule documentation requirements, as of the compliance date for such obligations as applied to Business Associates.

c) **Evidence of Safeguards.** Business Associate will provide MARC evidence of its information safeguards through completion of a SOC2 audit or response to MARC's information security questionnaire.

7. **Subcontractors and Agents.** Business Associate will require any of its subcontractors and agents, to which Business Associate is permitted by this BAA or in writing by MARC to disclose any of the PHI Business Associate creates or receives for or from MARC, to provide reasonable assurance, evidenced by written agreement, that subcontractor or agent will comply with the same privacy and security obligations as Business Associate with respect to such PHI. In addition to this requirement, Business Associate may not re-disclose any Part 2 Information to a subcontractor unless: the third-party a) is involved in the provision of services to MARC; b) needs such Part 2 Information to provide the services for MARC; and c) only further discloses the Part 2 Information back to Business Associate or MARC.

C. **Compliance with Transaction Standards.** If Business Associate conducts in whole or part electronic Transactions on behalf of MARC for which Department of Health and Human Services ("**HHS**") has established Standards, Business Associate will comply, and will require any subcontractor or agent it involves with the conduct of such Transactions to comply, with each applicable requirement of the Transaction Rule, 45 C.F.R. Part 162. Business Associate will not enter into, or permit its subcontractors or agents to enter into, any Trading Partner Agreement in connection with the conduct of Standard Transactions on behalf of MARC that:

1. Changes the definition, data condition, or use of a data element or segment in a Standard Transaction;

2. Adds any data element or segment to the maximum defined data set;

3. Uses any code or data element that is marked "not used" in the Standard Transaction's implementation specification or is not in the Standard Transaction's implementation specification; or

4. Changes the meaning or intent of the Standard Transaction's implementation specification

D. Individual Rights.

The HIPAA regulations give individuals covered under MARC health benefits plans certain rights in the PHI that is maintained by MARC about those individuals. To the extent the services Business Associate provides to MARC affect MARC's ability to comply with its obligations related to individual rights, MARC requires Business Associate's cooperation in ensuring that the following rights are given to the individual:

1. Access. Business Associate will promptly upon MARC's request make available to MARC or, at MARC's direction, to the individual (or the individual's personal representative) for inspection and obtaining copies of any PHI about the individual which Business Associate created or received for or from MARC and that is in Business Associate's custody or control, consistent with the requirements of 45 C.F.R. § 164.524, so that MARC may meet its access obligations under 45 C.F.R. § 164.524. Business Associate shall make such information available in an electronic format where directed by MARC.

2. Amendment. Business Associate will, upon receipt of notice from MARC, promptly amend or permit MARC access to amend any portion of the PHI which Business Associate created or received for or from MARC, so that MARC may meet its amendment obligations under 45 C.F.R. § 164.526.

3. Disclosure Accounting. So that MARC may meet its disclosure accounting obligations under 45 C.F.R. § 164.528:

a) **Disclosure Tracking**. Business Associate will record the following data as required by the HIPAA Privacy Rule for each disclosure, except those listed under Section C.3(c) below as not requiring an accounting, that Business Associate makes to MARC or a third-party of PHI that Business Associate creates or receives for or from MARC: (i) the disclosure date; (ii) the name and (if known) address of the person or entity to whom Business Associate made the disclosure; (iii) a brief description of the PHI disclosed; and (iv) a brief statement of the purpose of the disclosure (items i-iv, collectively, the "disclosure information").

b) **Repetitive Disclosures**. For repetitive disclosures Business Associate makes to the same person or entity (including MARC) for a single purpose, Business Associate may provide: (i) the disclosure information for the first of these repetitive disclosures; (ii) the frequency, periodicity or number of these repetitive disclosures; and (iii) the date of the last of these repetitive disclosures. Business Associate will make this disclosure information available to MARC promptly upon MARC's request.

c) **Exceptions from Disclosure Tracking.** Business Associate need not record disclosure information or otherwise account for disclosures of PHI that this BAA or MARC in writing permits or requires: (i) for the purpose of MARC's payment activities, or health care operations, (except where such recording or accounting is required by the HITECH Act, and as of the effective dates for this provision of the HITECH Act); (ii) to the individual

who is the subject of the PHI disclosed or to that individual's personal representative; (iii) to another covered entity or business associate of another covered entity for the treatment, payment or healthcare operations of the receiving covered entity; (iv) incident to a use or disclosure permitted by the Privacy Rule; (v) pursuant to an authorization signed by the individual consistent with the requirements of the Privacy Rule; (vi) for notification for disaster relief purposes; (vii) for national security or intelligence purposes; (viii) to law enforcement officials or correctional institutions regarding inmates or other persons in lawful custody; or (ix) as part of a limited data set under 45 C.F.R. 164.514(e).

d) **Availability of Disclosure Information.** Unless otherwise provided by applicable law, Business Associate must have available for MARC the disclosure information required by Section C.3(a) above for the six (6) years preceding the date of MARC's request for the disclosure information. Business Associate will make the Disclosure Information available to MARC within ten (10) business days following MARC's request for such Disclosure Information or as necessary to comply with an individual's request for disclosure accounting.

E. Reporting.

1. Unauthorized Use or Disclosure. Business Associate will report to MARC any use or disclosure of PHI not permitted by this BAA or by written authorization from MARC ("Unauthorized Use/Disclosure"). An Unauthorized Use/Disclosure includes, but is not limited to, a "**Breach**" of "**Unsecured Protected Health Information**" as these terms are defined by the Breach Notification Regulation.

2. Security Incidents. Business Associate will provide notice to MARC of any Security Incidents that result in *actual or reasonably likely* unauthorized access, use, disclosure, modification or destruction of information or interference with Business Associate's system operations ("Successful Security Incidents") of which Business Associate becomes aware. A Successful Security Incident shall include, but is not limited to a Breach of Unsecured Protected Health Information as these terms are defined by the Breach Notification Regulations

For Security Incidents that *do not* result in unauthorized access, use, disclosure, modification or destruction of information or interference with Business Associate's system operations ("**Unsuccessful Security Incidents**"), each party agrees that this paragraph constitutes notice from Business Associate to MARCC of types of such Unsuccessful Security Incidents. The parties consider the following to be illustrative, but not inclusive, of Unsuccessful Security Incidents when they do not result in unauthorized access, use, disclosure, modification, or destruction of e-PHI or interference with an information system:

a) Pings on Business Associate's firewall;

b) Port scans;

c) Attempts to log on to a system or enter a database with an invalid password or username;

d) Denial-of-service attacks that do not result in a server being taken off-line; and

e) Malware (e.g., worms, viruses)

3. Content of Report. Any report made under this Section D shall be provided to MARC's Privacy Officer without unreasonable delay not to exceed three (3) business days from the Business Associate's discovery of the Unauthorized Use/Disclosure or Successful Security Incident (collectively "**Reportable Incident**") and shall include:

a) the identification (if known) of each individual whose Unsecured Protected Health Information has been, or is reasonably believed by Business Associate to have been, accessed, acquired, or disclosed during such Reportable Incident;

b) the nature of the non-permitted access, use or disclosure, including the date of the Reportable Incident and the date of discovery of the Reportable Incident;

c) the PHI accessed, used or disclosed in the Reportable Incident, to include the identification (if known) of each individual whose PHI has been, or is reasonably believed by Business Associate to have been, accessed, acquired or disclosed during such Reportable Incident (e.g., full name, social security number, date of birth, etc.);

d) who made the non-permitted or violating access, use or received the non-permitted or violating disclosure;

e) what corrective action Business Associate took or will take to prevent further non-permitted access, uses or disclosures;

f) what Business Associate did or will do to mitigate any harmful effect of the non-permitted access, use or disclosure; and

g) such other information, including a written report, as MARC may reasonably request.

4. **Delivery of Notice.** For purposes of notifying MARC of Reportable Incidents or other notices required under this BAA, notices shall be deemed given when properly addressed to a party's privacy contact, upon the date of receipt if hand-delivered or e-mailed, or three (3) business days after deposit in the U.S. mail if mailed by registered or certified mail, postage prepaid, or one (1) business day after deposit with a national overnight courier for next business day delivery, or upon the date of electronic confirmation of receipt of a facsimile transmission.

5. **Address for Notice to MARC** Notice of a Reportable Incident may be communicated to MARC as follows:

Contact Office:	Privacy Officer Carol Gonzales Mid-America Regional Council 600 Broadway Blvd, STE 200 Kansas City, MO 64105
Telephone:	816-701-8204
E-mail:	cgonzales@MARC.ORG

6. **Mitigation and Corrective Action.** Promptly upon learning of any Reportable Incident that is or may be a Breach as defined by the Breach Notification Regulation, and in addition to the reporting required by Section D, Business Associate will take steps to mitigate the Breach to the extent possible, including taking corrective action to attempt to cure the Breach as promptly as possible.

7. **Cooperation in Investigation.** Business Associate shall cooperate with MARC in investigating any Reportable Incident and in meeting MARC's obligations under the Breach Notification Regulation and any other federal or state security breach notification laws.

8. **Notifications Required by Law.** To the extent a Reportable Incident triggers an obligation of MARC to provide notification to individuals, media, regulatory agencies or other parties under the Breach Notification Regulations or other state or federal law ("**Notifications**"),

Business Associate will cooperate with MARC in the provision of such Notifications. Notwithstanding anything to the contrary in the Agreement, Business Associate will reimburse MARC for MARC's costs in preparing and providing Notifications, including, but not limited to, credit monitoring services, and/or other costs incurred by MARC deemed reasonably necessary by MARC to notify its members of a breach by Business Associate or its subcontractor.

F. **Termination of Primary Agreement.** The following provisions govern terminations related to Business Associate's breach of its privacy obligations under this BAA. The terms and conditions of the Agreement governing all other rights of termination shall remain in full force and effect.

1. **Right to Terminate for Breach.**

a) In the event MARC determines that Business Associate is in violation of any term of this BAA, MARC shall notify Business Associate of such violation. MARC may provide Business Associate opportunity to cure the violation. If Business Associate does not cure the violation to the extent necessary, in MARC's sole discretion, for MARC to comply with requirements of 45 C.F.R. 164.504(e)(1), MARC may terminate this BAA. To the extent Business Associate must create, receive, maintain, or transmit PHI in order to perform under the Agreement, termination of this BAA shall constitute a material breach of the Agreement.

b) In the event Business Associate determines that MARC is in violation of any term of this BAA, Business Associate shall notify MARC of such violation. Business Associate may provide MARC opportunity to cure the violation. If MARC does not cure the violation to the extent necessary, in Business Associate's sole discretion, for Business Associate to comply with requirements of 45 C.F.R. 164.504(e)(1), Business Associate may terminate this BAA. To the extent Business Associate must create, receive, maintain, or transmit PHI in order to perform under the Agreement, termination of this BAA shall constitute a material breach of the Agreement.

2. **Termination of BAA on Conclusion of Agreement.** This BAA will terminate upon termination or other conclusion of all underlying Agreements into which it has been incorporated by reference.

3. **Obligations upon Termination.**

a) **Return or Destruction.** Upon termination, cancellation, expiration or other conclusion of this BAA or the Agreement, Business Associate will, at MARC's instruction, either return all PHI to MARC (if feasible) or destroy all PHI, in whatever form or medium (including in any electronic medium under Business Associate's custody or control), that Business Associate created or received for or from MARC, including all copies of and any data or compilations derived from and allowing identification of any individual who is a subject of the PHI. Business Associate will complete such return or destruction as promptly as possible, but not later than thirty (30) days after the effective date of the termination, cancellation, expiration or other conclusion of the Agreement.

b) **When Return or Destruction is Not Feasible**. Business Associate will identify any PHI that Business Associate created or received for or from MARC that cannot feasibly be returned to MARC or destroyed, and, where MARC agrees, in its reasonable judgment, that such return or destruction is infeasible, will limit its further use or disclosure of that PHI to those purposes that make return or destruction of that PHI infeasible. If MARC does not agree, the above requirement to return or destroy PHI will apply. Within such thirty (30) days after the effective date of the termination, Business Associate will certify in writing to MARC that such return or destruction has been completed, will deliver to MARC the identification of any PHI for which return or

destruction is infeasible and, for that PHI, will certify that it will only use or disclose such PHI for those purposes that make return or destruction infeasible.

c) **Continuing Privacy and Security Obligation**. Business Associate's obligation to protect the privacy and safeguard the security of the PHI it created or received for or from MARC will be continuous and survive termination, cancellation, expiration or other conclusion of this BAA and the Agreement.

d) **Other Obligations and Rights**. All other obligations and rights given to Business Associate and MARC upon termination, cancellation, expiration or other conclusion of the Agreement will be those set out in the Agreement.

G. Obligations of MARC.

1. Notice of Privacy. MARC will maintain its current Notice of Privacy Practices available on its website at [insert URL].

2. Unauthorized Disclosures. MARC will not request that Business Associate use or disclose PHI in a manner not permitted by the HIPAA Rules.

3. Agreed Upon Restriction. In the event MARC agrees to a restriction requested by an individual under 45 C.F.R. 164.522 that affects Business Associate's use of PHI of that individual, MARC will notify Business Associate of such restriction.

H. Insurance and Indemnification.

1. Insurance. Business Associate shall maintain, at its own expense, insurance ("**Insurance**") covering the party for claims, losses, liabilities, judgments, settlements, lawsuits, regulatory actions, and other costs or damages arising out of its performance under this BAA, including any negligent or otherwise wrongful acts or omissions by Business Associate or any employee or agent thereof, including a subcontractor of Business Associate. This includes, but is not limited to: any breach of HIPAA, HITECH Act, the HIPAA Rules, ACA, the Exchange Rules or any other law or regulation governing confidentiality of PHI. The policy, or policies maintained by Business Associate pursuant to this BAA shall have a per-claim policy limit of not less than One (1) Million Dollars ($1,000,000) and any policy aggregate limit shall be no less than Three (3) Million Dollars ($3,000,000). Business Associate shall provide evidence of such insurance coverage to MARC upon request. No term of this BAA or the Agreement shall limit the ability of a party or its insurer to recover damages, fees, or other relief otherwise available at law related to the violation of a term of this BAA by the other party.

2. Indemnification in Agreement. A breach of the terms and conditions of this BAA shall be deemed a breach of the Agreement and a claim, fine, demand or cause of action of any character arising out of this BAA shall be deemed arising out of the Agreement for the purposes of the indemnification provisions of the Agreement.

2. Right to Tender or Undertake Defense. If MARC is named a party in any judicial, administrative or other proceeding arising out of or in connection with any non-permitted use or disclosure of MARC's PHI or other breach of this BAA by Business Associate or any subcontractor or agent under Business Associate's control, MARC will have the option at any time either (a) tender its defense to Business Associate, in which case Business Associate will provide qualified attorneys, consultants, and other appropriate professionals to represent MARC's interests at Business Associate's expense, subject to the written consent of MARC and its insurer (if applicable), such consent not to be unreasonably withheld or (b) undertake its own defense, choosing the attorneys, consultants, and other appropriate professionals to represent its interests, in which case Business Associate will be responsible for and pay the reasonable fees and expenses of such attorneys, consultants, and other professionals.

3. **Right to Control Resolution.** MARC will have the sole right and discretion to settle, compromise or otherwise resolve any and all claims, causes of actions, liabilities or damages against it, notwithstanding that MARC may have tendered its defense to Business Associate. Any such resolution will not relieve Business Associate its obligation to indemnify MARC under this Section G.

I. **General Provisions.**

1. **Definitions.** The terms "**Covered Entity**", "**Electronic Protected Health Information**", "**Protected Health Information (PHI)**", "**Standard**", "**Trading Partner Agreement**", and "**Transaction**" have the meanings set out in 45 Code of Federal Regulations § 160.103. The term "**Standard Transaction**" has the meaning set out in 45 C.F.R. § 162.103. The term "**Required by Law**" has the meaning set out in 45 C.F.R. § 164.103. The term "**Security Incident**" has the meaning set out in 45 C.F.R. § 164.304. The terms "**Health Care Operations**", "**Payment**" and "**Treatment**" have the meanings set out in 45 C.F.R. § 164.501. The term "**Use**" means, with respect to PHI, utilization, employment, examination, analysis or application within Business Associate. The terms "**Disclose**" and "**Disclosure**" mean, with respect to PHI, release, transfer, providing access to or divulging to a person or entity not within Business Associate. The term "**Reproductive Health Care**" has the meaning set out in 45 C.F.R. § 160.103. For purposes of this BAA, MARC's PHI encompasses MARC's Electronic Protected Health Information. Any other capitalized terms not identified here shall have the meaning as set forth in the HIPAA Rules.

2. **Amendment to BAA and Agreement.** Upon the effective date of any final regulation or amendment to final regulations promulgated by the U.S. Department of Health and Human Services with respect to the Privacy or Security of PHI or Standard Transactions, this BAA and the Agreement of which it is part will automatically amend such that the obligations they impose on Business Associate remain in compliance with these regulations.

3. **Inspection of Books and Records.** Business Associate will make its internal practices, books, policies, procedures and records, relating to its use and disclosure of the PHI it creates or receives for or from MARC, available to MARC and to the U.S. Department of Health and Human Services Office for Civil Rights to determine compliance with the Privacy Rule, the Security Rule, 45 C.F.R. Parts 160-164, or this BAA.

4. **Undertaking of Obligations.** If Business Associate undertakes to perform any obligation of MARC under the Privacy Rule, Business Associate shall comply with the obligations of the Privacy Rule that apply to MARC in the performance of such obligation.

J. **Conflicts.** The terms and conditions of this BAA will override and control any conflicting term or condition of the Agreement that addresses privacy and confidentiality of confidential medical information. All non-conflicting terms and conditions of the Agreement remain in full force and effect.

CONTACT INFORMATION FOR BUSINESS ASSOCIATE AGREEMENT

TO CONTACT MARC

Contact Office: Privacy Officer
Carol Gonzales
Mid-America Regional Council
600 Broadway Blvd, STE 200
Kansas City MO 64105
Telephone: 816-701-8204
E-mail: cgonzales@MARC.ORG

TO CONTACT BUSINESS ASSOCIATE

Contact Person: _____

Contact Office: _____

Street Address/ P.O. Box: _____

City, State, ZIP: _____

Telephone: _____

Fax: _____

E-mail: _____

Per Section D.5. of the Business Associate Agreement, please notify MARC when the above information changes, or upon reasonable request from MARC. Thank you.

EXHIBIT F
COMMUNITY CENTER ASSURANCES

The Mid-America Regional Council (MARC) is contracting with
for the administration of the _____ Senior Center(s).

1. The contractor assures that the senior center(s) will comply with all federal and state policies and regulations governing senior nutrition centers.

2. The contractor assures that the center(s) will comply with all applicable federal and state regulations for handicapped-accessible facilities including the entrance, restrooms, handicapped parking spaces, and adequate width of doors, hallways, and passages.

3. The contractor will comply with all equipment requirements for on-site food preparations kitchen or center(s) receiving bulk food, whichever is applicable.

4. The contractor assures that the center(s) will comply with all physical plant requirements including a minimum of 15 square feet per participant in the activity/dining area, a minimum of two rest rooms, and adequate off-street and/or on-street parking.

5. The contractor assures that the center(s) will comply with all applicable state, county, or city health and food service sanitation regulations.

6. The contractor assures the center(s) will comply with all applicable state and local fire and safety laws, including installation of an adequate number of fire extinguishers and smoke detectors according to recommendations of state or local fire authorities.

7. The contractor assures that the center(s) will comply with conditions referenced in the Policies & Procedures Manual, Programs Funded by Older Americans Act (OAA), including all revisions to the Manual as it may be revised from time to time following the execution of this Agreement, and the Manual for Senior Center Administration.

_____

(Date) (Authorized Contractor Representative)

6/23/25 Kristi Bohling-DaMetz

(Date) (MARC Director of Aging Services)

EXHIBIT G
CERTIFICATION REGARDING DEBARMENT AND SUSPENSION

This agency certifies to the best of its knowledge and belief that it and its principals:

A. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any Federal department agency;

B. Have not within a three-year period preceding this program year been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (Federal, State or local) transaction or contract under a public transaction; violation of Federal or State antitrust statutes or commission of embezzlement, theft, forgery, bribery falsification or destruction of records, making false statements, or receiving stolen property;

C. Are not presently indicted for or otherwise criminally or civilly charged by a government entity (Federal, State or local) with commission of any of the offenses enumerated in paragraph B of this certification; and

D. Have not within a three-year period preceding this program year had one or more public transaction (Federal, State or local) terminated for cause or default.

Where this agency is unable to certify to any of the statements in this certification, he/she shall attach an explanation to this certification.

_____
Typed Name & Title of Authorized Representative

_____ _____
Signature of Authorized Representative Date

EXHIBIT H
SINGLE AUDIT CERTIFICATION

CITY OF BLUE SPRINGS
903 W MAIN ST.
BLUE SPRINGS, MO 64015
(Organization's Mailing Address)

Organization's Fiscal Year:

OCTOBER 1, to SEPTEMBER 30

I, KAREN VAN WINKLE (Authorized Representative), hereby certify that the total expended from all federal awards from all funding sources during this agency's preceding fiscal year was $1,975,757. Amounts exceeding $750,000 require a single audit.

THEREFORE,

☒ We are required to have a single audit ($750,000 or more).

☐ We are not required to have a single audit (less than $750,000). However, we have included a copy of our independent auditor report and management letter with this certification.

☐ We are not required to have a single audit (for-profit organization). However, we have included a copy of our independent auditor report and management letter with this certification.

We understand that if we are required to have a single audit in accordance with Subpart F Audit Guidance – 2 CFR Part 200.501, we must submit the following information to MARC:

(1) A copy of the reporting package as defined in OMB Single Audit Requirements (2 CFR Part 200.501);
(2) Any management letter issued by the auditor; and
(3) Our corrective action plan addressing all findings and questioned costs pertaining to funding received from MARC.

We further understand this information must be submitted to MARC within thirty (30) days of receiving the Single Audit Report or nine months after the end of the audit period, whichever occurs earlier. We expect to complete the audit and have copies of the report(s) available by MARCH 26th.
(Date)

Karen Van Winkle
(Signature of Authorized Representative)

SENIOR DIRECTOR OF FINANCE
(Title of Authorized Representative)

KAREN VAN WINKLE
(Typed or Printed Name of Authorized Representative)

JUNE 25, 2025
(Date)

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 24, 2025

SUBMITTED BY: Dennis Dovel **DEPARTMENT: Administration**

☒ Ordinance	☐ Resolution	☐ Presentation	☐ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Passage of a Bill approving payment of Project Fees to Mid-America Regional Council (MARC) in the amount of $25,000 for a grant award for 7 Highway corridor improvements from U.S. 40 Highway to Ligget Road.

BACKGROUND/JUSTIFICATION

MARC has awarded the City of Blue Springs a grant in the amount of $2,500,000 as part of the 2028 Surface Transportation Block Grant Program (STPG) funds ($1,500,000) through MARC's Missouri STP Priorities Committee and the 2028 Missouri Transportation Alternatives Programming Committee (TAP) ($1,000,000) in March 2025.

The improvements will involve the placement of sidewalk, various signal and roadway modifications to enhance capacity for pedestrians and motorists along State Route 7 Highway between U.S. 40 Highway and Ligget Road. These improvements are necessary for the safety of citizens and the City's commitment to the improvement of the 7 Highway corridor.

As directed by the MARC Transportation Program Local Match Policy and Strategy, updated by the MARC Board of Directors in 2020, a 1.0% fee will be assessed on the awarded federal funding. For the above referenced project, this amount will be $25,000. This is one of the mechanisms MARC uses to enable service provisions. The City will be working with the Missouri Department of Transportation to establish entity responsibilities for a City-approved contract.

FINANCIAL IMPACT

Contractor:	Mid-America Regional Council
Amount of Request/ Contract:	$25,000
Amount Budgeted:	Project is scheduled for future year
Budget Year:	FY 2024-25
Funding Source/Account #:	310-72000-543100 ST-43
Account Balance:	$1,491,000 Date: 6/26/2025

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
July 7, 2025	December 31, 2028

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	N/A

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Award Letter dated March 24, 2025 for 7 Highway South Sidewalk Improvements – Blue Springs TIP #625037
2. Bill approving Project Fees to Mid-America Regional Council with 7 Highway

REVIEWED BY:

Requesting Director: ***Dennis Dovel***	Budget: ***Lori Turner***
Legal: ***Jennifer Baird***	City Administrator: ***Christine Cates***

600 Broadway, Suite 200
Kansas City, Missouri 64105-1659

816-474-4240
816-421-7758 FAX
marcinfo@marc.org
www.marc.org

MARC
MID-AMERICA REGIONAL COUNCIL

March 24, 2025

Pat Capranica
City of Blue Springs, MO
903 W. Main Street
Blue Springs, MO 64015

RE: 7 Highway Sidewalk - South
TIP #625037

Dear Mr. Capranica:

Congratulations, the above referenced project was awarded $1,500,000 in 2028 Missouri Surface Transportation Block Grant Program (STBG) funds and $1,000,000 in 2028 Missouri Transportation Alternatives Program (TAP) funds through MARC's Missouri Surface Transportation Priorities Committee and Active Transportation Programming Committees in October 2024. Since that time, the funding recommendations were approved by the MARC Board of Directors and have been incorporated into the *2024-2028 Transportation Improvement Program*.

In order to receive your awarded funds, coordination and agreement with the Missouri Department of Transportation (MoDOT) will be necessary. We request that you contact Donald Schoenborn with MoDOT at the following to coordinate project development activities and begin moving your project towards obligation.

Missouri Department of Transportation
600 NE Colbern Rd.
Lee's Summit, MO 64086
Phone: (816) 607-2295
Email: Donald.Schoenborn@modot.mo.gov

Please note that STBG and TAP are reimbursement programs, and no funds will be eligible for reimbursement before they have been approved and obligated by MoDOT and FHWA. These programs are also subject to change by Congressional or Administrative action, so any project development costs incurred prior to the obligation of federal funds may be at your agency's own risk.

As directed by the *MARC Transportation Program Local Match Policy and Strategy*, a 1.0% non-refundable fee will be assessed on the awarded federal funding. A separate invoice for this fee will be sent in and is due in 2025. For the above referenced project, this will amount to $25,000.

The above referenced project is also subject to the *Reasonable Progress Policy for Federal Transportation Funds Programmed by MARC*, adopted in January 2014 by the MARC Board of Directors.

Thank you for your interest in MARC's funding programs and best wishes for a successful project.

Marc Hansen, AICP
Principal Planner
Mid-America Regional Council

Chair
Janeé Hanzlick
Commissioner
Johnson County,
Kansas

1st Vice Chair
Beto Lopez
Mayor Pro Tem
Lee's Summit,
Missouri

2nd Vice Chair
Damien Boley
Mayor
Smithville,
Missouri

Treasurer
Holly Grummert
Councilmember
Overland Park,
Kansas

Secretary
Dr. Bridget McCandless
Councilmember
Independence,
Missouri

Executive Director
David A. Warm

Introduced by Councilmember _____ BILL NO. 5336

ORDINANCE NO. _____

AN ORDINANCE APPROVING PROJECT FEES WITH MID-AMERICA REGIONAL COUNCIL FOR SIDEWALKS ALONG SW STATE ROUTE 7 HIGHWAY FROM U.S. 40 HIGHWAY TO LIGGET ROAD

WHEREAS, the City of Blue Springs wishes to make further sidewalk improvements to the portion of State Route 7 Highway between U.S. 40 Highway and Liggett Road; and

WHEREAS, the City of Blue Springs will receive $2,500,000 of the construction costs of the sidewalk improvements from Mid-America Regional Council (MARC); and,

WHEREAS, in order for this to be accomplished, it is necessary that the City of Blue Springs pay Project Fees to MARC to secure funding for the design and construction of sidewalk improvements; and

WHEREAS, the City of Blue Springs is responsible for $25,000, a one percent (1%) Project Fee for construction costs of the sidewalk improvements.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BLUE SPRINGS, MISSOURI, as follows:

Section 1. The City Administrator is hereby authorized to make payment in the amount of $25,000 to Mid-America Regional Council to secure funding for the design and construction of sidewalks along SW State Route 7 Highway between U.S. 40 Highway and Liggett Road.

Section 2. That this Ordinance shall be in full force and effect from and after its passage and approval.

Section 3. Scrivener's Errors. Typographical errors and other matters of a similar nature that do not affect the intent of this Ordinance, as determined by the City Clerk, may be corrected with the endorsement of the City Administrator without the need to come before the City Council.

PASSED by the City Council of the City of Blue Springs, Missouri, and approved by the Mayor of Blue Springs, this 7th day of July 2025.

CITY OF BLUE SPRINGS

_____
Chris Lievsay, Mayor

ATTEST:

_____
Erin Ford, City Clerk

1st Reading: _____
2nd Reading: _____

2025ORD

CITY OF BLUE SPRINGS
CITY COUNCIL INFORMATION FORM

DATE SUBMITTED: June 25, 2025

SUBMITTED BY: George Schmitz **DEPARTMENT: Administration**

☐ Ordinance	☒ Resolution	☒ Presentation	☐ Public Hearing
☐ Contract	☐ Discussion	☐ Economic Dev.	☐ Other

ISSUE/REQUEST

Assistant to the City Administrator George Schmitz will present community feedback from the Downtown Streetscape Project public meeting and online survey. After the presentation two Motions will be in order (1) direct staff regarding streetlight design (2) direct staff regarding sidewalk width and parking configuration

BACKGROUND/JUSTIFICATION

City Council adopted the Downtown Master Plan (the Plan) on March 18, 2024, following months of public meetings and gathering stakeholder input. On May 6, 2024, Resolution No. 33-2024 created the 2024 Downtown Master Plan Implementation Task Force and approved nine appointments to help facilitate the implementation of the Plan. The goal of the Implementation Task Force was to outline implementation strategies, including a schedule, priorities, and key organizations that need to be involved in the implementation of the Plan. On August 19, 2024, the Implementation Task Force presented recommendations to City Council for next steps to implement the new Plan.

In August 2024, Voters of the City of Blue Springs approved a $40 million bond election for various improvements throughout the City, which included $5 million for Downtown Master Plan Capital improvements, including sidewalks, curbs, and streetscapes.

On December 2, 2024, the City Council approved Task Order #4 to Contract No. 2024-166 with SC Engineering, LLC dba Cochran for Main Street Streetscape Improvements and Water Main Replacement. The Scope of Services for Task Order #4 included meetings with downtown business owners, stakeholders, and City Council members to determine a preferred streetscape cross section.

On April 7, 2025, the City Council established the Downtown Streetscape Enhancements Task Force. This group was tasked with selecting a streetlight design and color for Main and 11th Streets. The Task Force was given instruction to hold meetings to discuss Street Light Design Options. Following the Task Force making selections, the City would then present the renderings a public forum before making a final recommendation to City Council.

On June 10, 2025, The City hosted a public meeting to present renderings of streetlights, sidewalk lengths, and parking configurations to solicit feedback from the Community via a public forum, dot exercises, and an online survey. The presentation today will be a summation of the public feedback and will help to inform the Mayor and Councilmembers' decisions on the Downtown Streetscape Enhancements Project.

Following the presentation, two motions will be in order (1) direct staff regarding streetlight design (2) direct staff regarding sidewalk width and parking configuration

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
July 7, 2025	N/A

STAFF RECOMMENDATION

Staff recommends approval.

OTHER BOARDS & COMMISSIONS ASSIGNED

Name of Board or Commission:	Downtown Master Plan Implementation Task Force
	Downtown Streetscape Enhancement Task Force

ECONOMIC DEVELOPMENT PROJECT

N/A

LIST OF REFERENCE DOCUMENTS ATTACHED

1. Downtown Streetscapes Project Presentation

REVIEWED BY:

Requesting Director: ***George Schmitz***	Budget: ***N/A***
Legal: ***N/A***	City Administrator: ***Christine Cates***

Blue Springs Missouri



Downtown Streetscape Enhancements Project

July 7, 2025

1

Downtown Streetscape Project

- The City Council adopted the Downtown Master Plan on March 18, 2024, after months of public meetings and gathering stakeholder input.
- The Council created the Downtown Master Plan Implementation Task Force on May 6, 2024 to identify strategies, priorities and timelines. In August 2024, recommendations were presented to the City Council.
- Voters of the City of Blue Springs approved a $40 million bond in August 2024 for various improvements throughout the City, which included $5 million for Downtown Master Plan Capital improvements, including sidewalks, curbs, and streetscapes.

2

2

Downtown Streetscape Project

- The City has contracted with Cochran Engineering (Cochran) for Main Street improvements, including public engagement to define the preferred streetscape design.
- On April 7, 2025, the City Council established the Downtown Streetscape Enhancements Task Force. This group was tasked with selecting a streetlight design and color for Main and 11th Streets.
- The Task Force was given instruction to hold meetings to discuss Street Light Design Options. Following the Task Force making selections, the City would then present the renderings a public forum before making a final recommendations to City Council.

3

3

Downtown Streetscape Project

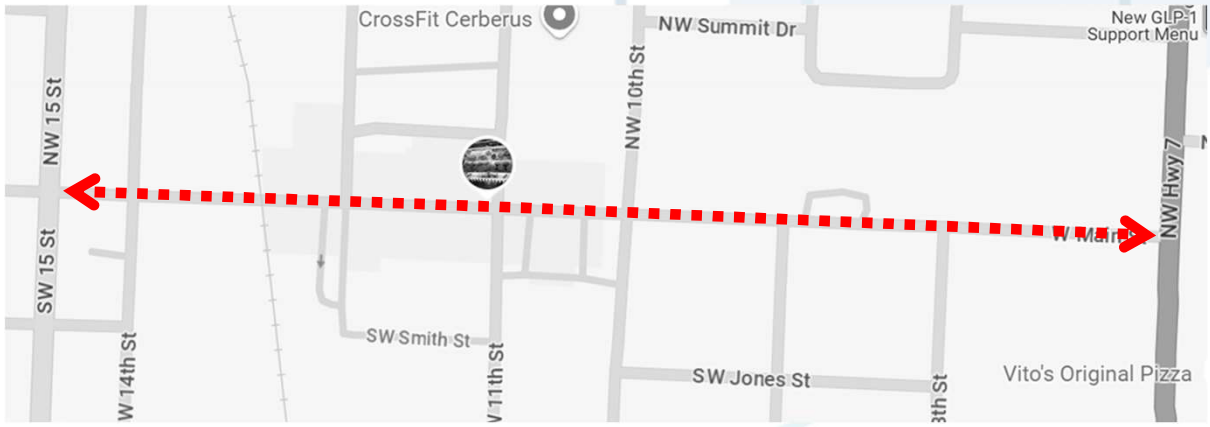
- On June 10, 2025, The City hosted a public meeting to present the renderings and solicit feedback from the public via a public forum, dot exercises, and an online survey.
- This presentation will be a summation of the public feedback to help inform the Mayor and Councilmembers' decisions on the project.

4

4

Downtown Blue Springs Main Street Project

15th Street to Hwy 7



5

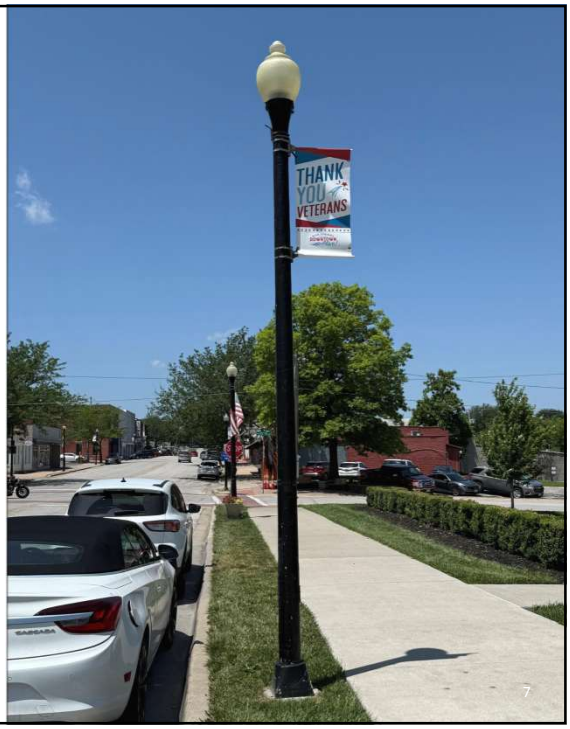
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Street Lights



6

- Current Street Lights
- 15 Ft Tall / 17 Ft with the Acorn Lamp
- Smooth pole



7

7

Decorative Street Lights

- At the initial meeting of the Downtown Streetscape Enhancements Task Force in April 2025, Dave Christensen of Cochran Engineering gave a presentation of Decorative Street Lighting Selection with examples of streetlight components.
- The Task Force discussed design options and how they would affect the Downtown Streetscape. Questions were raised about height, brightness, cost, and design configurations.
- A decision was made by the Task Force to have Cochran provide streetlight components for review, with City Staff polling members of the Task Force to rank their selection preferences. Cochran was instructed to provide renderings of these selections at the next meeting of the Task Force.

8

8

Decorative Street Lights

Omega Street Light



Tinley Park Base



9

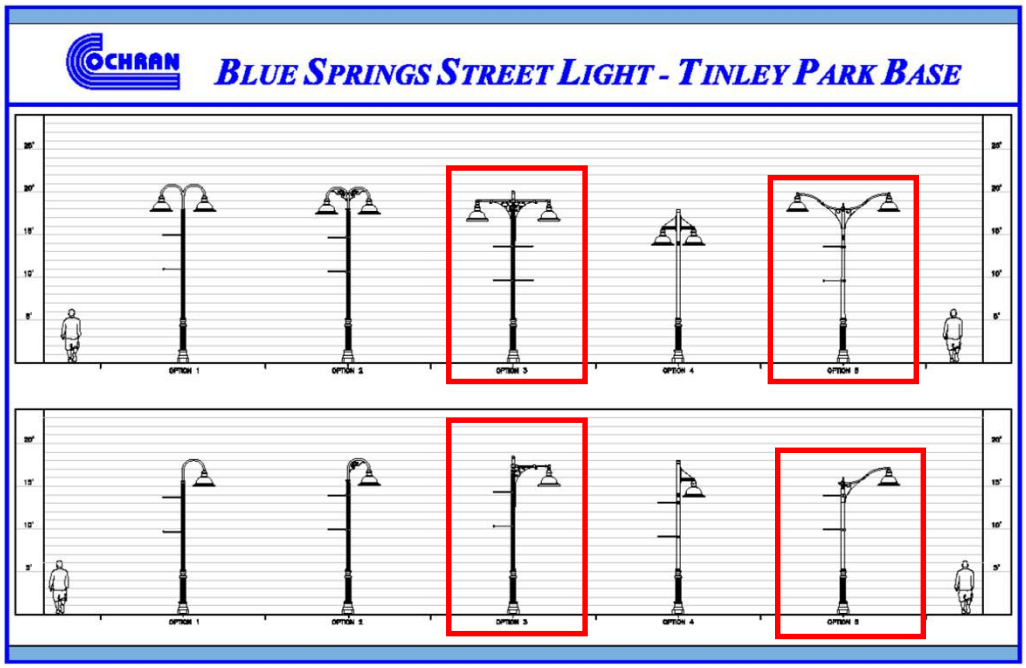
9

Decorative Street Lights

- At the follow up meeting in May 2025, schematic renderings of the component selections were presented.
- The Task Force reached a consensus on Light and Base Options, then deciding to have Cochran produce renderings of Single/Double Lamp options with different decorative fixtures to be presented to the public before being taken to Council.

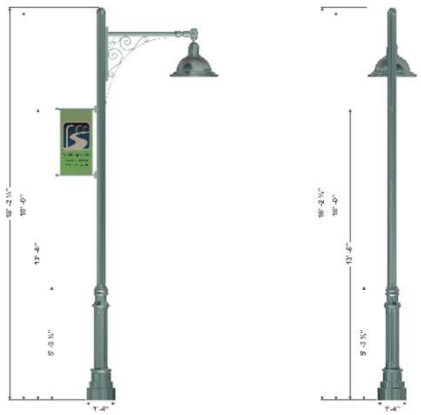
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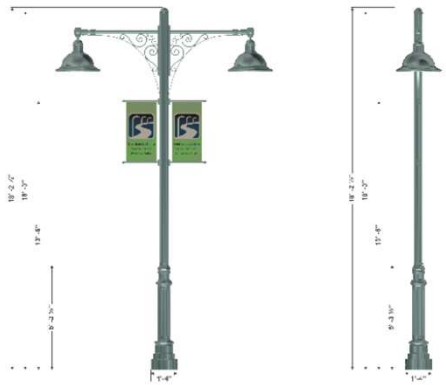


11

Option 1 Single



Option 1 Double



- Fluted Pole
- More Decorative

12

Option 2 Single



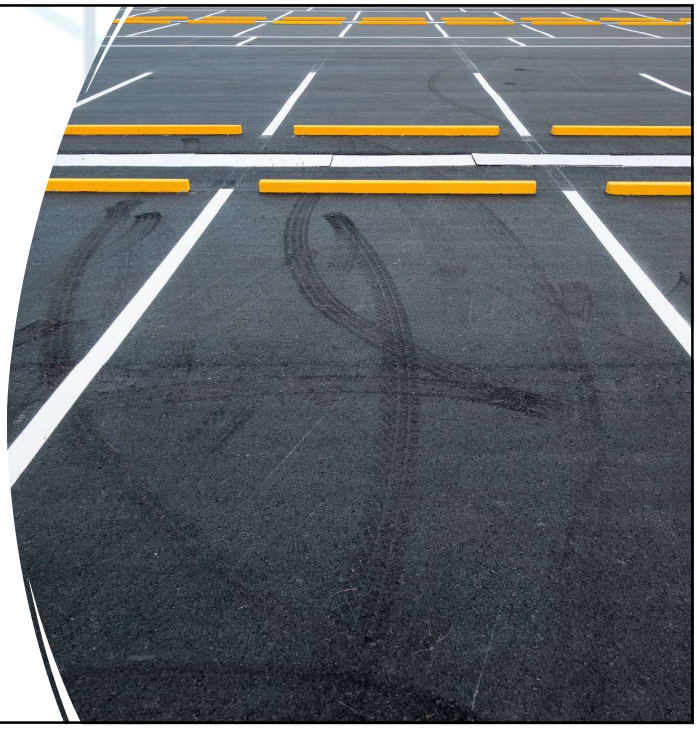
Option 2 Double



- Smooth Pole
- Less Decorative

13

Parking And Sidewalks



14

Parking Analysis

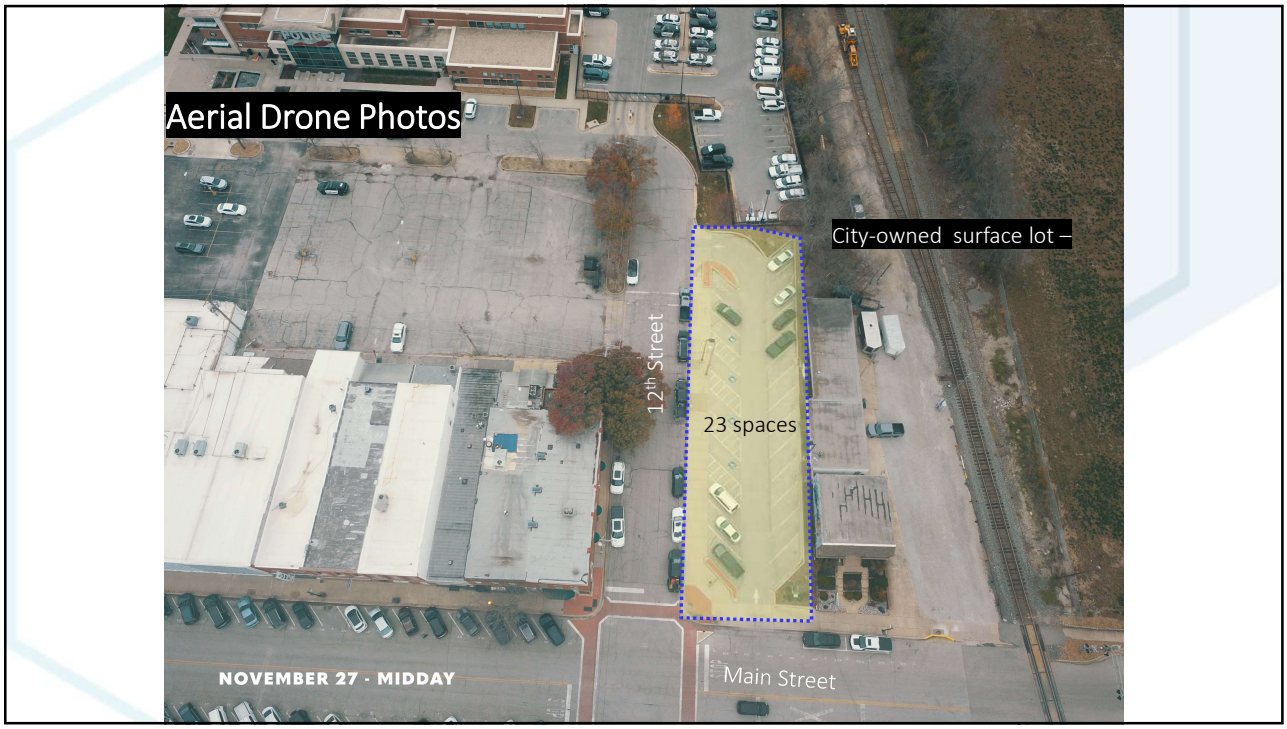
- At the public meeting on June 10, 2025, Cochran Engineering gave a presentation on their Parking Analysis of Downtown Blue Springs.
- This included an overview of existing parking inventory as well as data on Actual Parking Usage.
- Analysis would be used to determine if conversion from Angled to Parallel Parking would be a viable option.



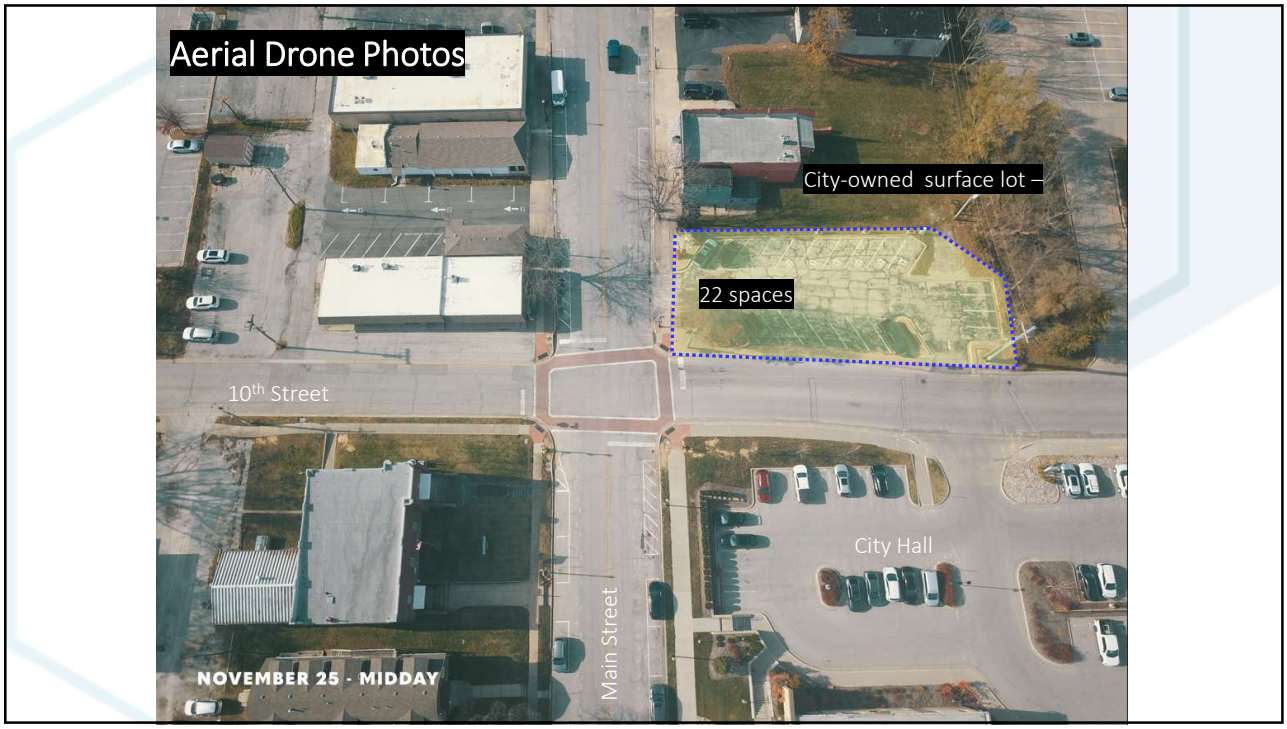
15



16


Aerial Drone Photos
City-owned surface lot –
12th Street
23 spaces
NOVEMBER 27 - MIDDAY
Main Street

17


Aerial Drone Photos
City-owned surface lot –
22 spaces
10th Street
City Hall
Main Street
NOVEMBER 25 - MIDDAY

18



19

Parking Numbers

- From 15th St to the Railroad Crossing = 22 Parking Spots (10 Diagonal / 11 Parallel)
- From the Railroad Crossing to 12th St = 7 Parking Spots (5 Diagonal / 2 Parallel)
- From 12th St to 11th St = 42 Parking Spots (All Diagonal)
- From 11th St to 10th St = 10 Spots (All Parallel)
- From 10th St to 7 Hwy = 47 Spots (All Parallel)
- **TOTAL = 118 Striped Parking Spots on Main Street from 7 Hwy to 15th St**

20

20

Parking Lot Numbers

- Public Parking Lot at 12th – 23 Parking Spots
- Public Parking Lot at 10th – 22 Parking Spots
- Public Parking Lot b/t 10th and 11th St – 84 Parking Spots
- **TOTAL = 129 PARKING SPOTS IN PUBLIC PARKING LOTS**
- This number does not include additional parking at City Hall (after hours) or the available parking at the site of the Former First Baptist Church

21

21

Parking Lot Numbers

TOTAL PARKING ON MAIN STREET BETWEEN STREET PARKING AND LOT PARKING = 247

22

22

Parking / Sidewalk Scenarios

- The decisions made on Sidewalk Length will affect the existing parking.
- The following were the options presented in the Downtown Master Plan of potential scenarios for Parking / Streetscape improvements.

23

23

Page 46 – Downtown Master Plan

MAIN STREET

Streetscape Scenarios

When rebuilding the streetscape from building-face to building-face, the design should involve building/business owners and consider all of the desired amenities expressed by the participants in the planning process, including wider sidewalks, seating areas, lighting, parking configuration, art and more. Having all of the desired amenities will not fit in the available space, so a more detailed design process is necessary to find agreement. Possible scenarios for a future street configuration are explored as part of the Downtown plan.

- **Do Nothing.** Defer improvements.
- **Rebuild Angle Parking.** The parking configuration remains and the scope of sidewalk amenities are limited.
- **Hybrid Angle and Parallel.** One side of the street is retained for angle parking and the other side becomes parallel parking to allow for some wider sidewalks.
- **Parallel Parking.** Both sides of the streets becomes parallel parking to allow for wider sidewalks and sidewalk amenities.
- **Angle Parking with Large Bump-outs.** Both sides of the street have angle parking and large bump-outs for outdoor seating near restaurants.

All options will likely influence the total yield of parking. To balance this change, additional parking needs to be defined in the surrounding area and have logical connections to the district.

2023 - Current Condition



Figure 11a: Retain Parking and install string lights over the street

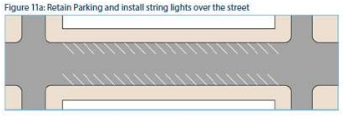


Figure 11b: Hybrid Parking: Angle and Parallel

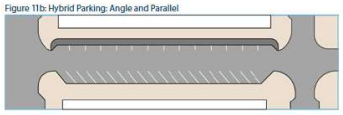


Figure 11c: Parallel Parking & Bump-outs at Intersections

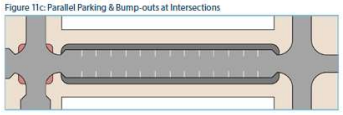
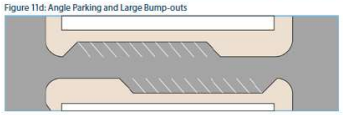


Figure 11d: Angle Parking and Large Bump-outs



24

24

Parking / Sidewalk Scenarios

- The decisions made on Sidewalk Length will affect the existing parking.
- The following were the options presented in the Downtown Master Plan of potential scenarios for Parking / Streetscape improvements:
- Rebuild Angle Parking – Keep Existing 10’ Sidewalks – The Parking configuration remains and the scope of sidewalk amenities are limited.
- Hybrid Angle and Parallel – 15’ Sidewalks – One side of the street is retained for angle parking and the other side becomes parallel parking to allow for wider sidewalks.
- Parallel Parking – 19’ Sidewalks – Both sides of the street have angle parking to allow for wider sidewalks and sidewalk amenities.
- Any of these options would have influenced the yield of parking.

25

25

Artist Rendering
Parallel / Diagonal Parking Hybrid, 15’ wide sidewalks – Single Lamps



26

26

Artist Rendering
Parallel / Diagonal Parking Hybrid, 15’ wide sidewalks – Double Lamps



27

27

Artist Rendering
Parallel Parking Only, 19’ wide sidewalks – Single Lamps



28

28

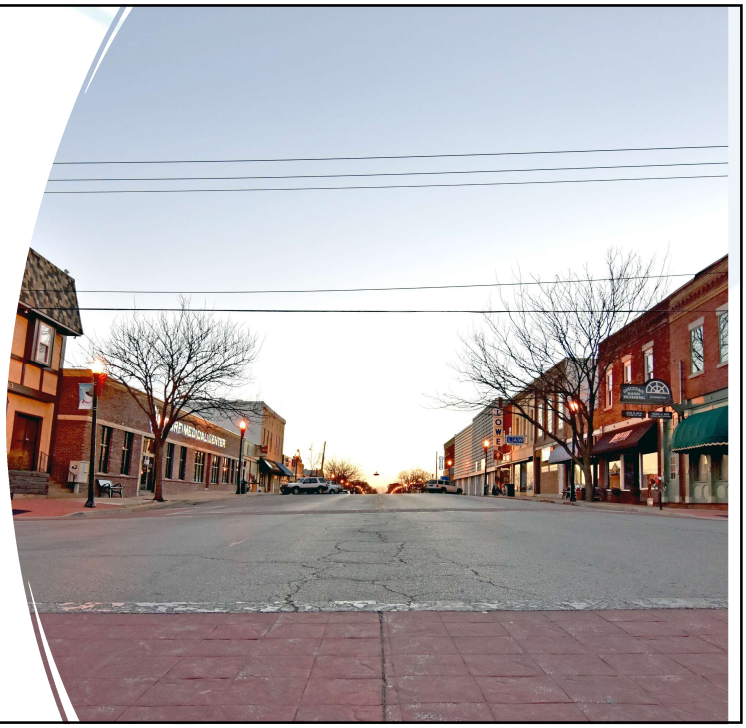
Artist Rendering
Parallel Parking Only, 19’ wide sidewalks – Double Lamps



29

29

Public Feedback



30

Public Feedback

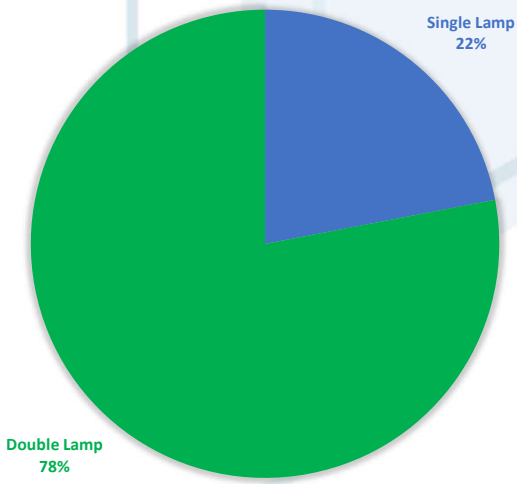
- Feedback was solicited from a variety of sources:
  - Downtown Streetscape Enhancements Task Force
  - June 10 Public Meeting
  - Dot Exercise
  - Online Survey
  - Email
- Participation in the online survey was where the City received most of its feedback on the project.
- Survey results reflect much of the same feedback we received at the public meeting.
- Form submissions were anonymous.
- Over 400 submissions.

31

31

Survey Results

- Would you prefer Single Lamp or Double Lamp Street Lights on Downtown Main St?

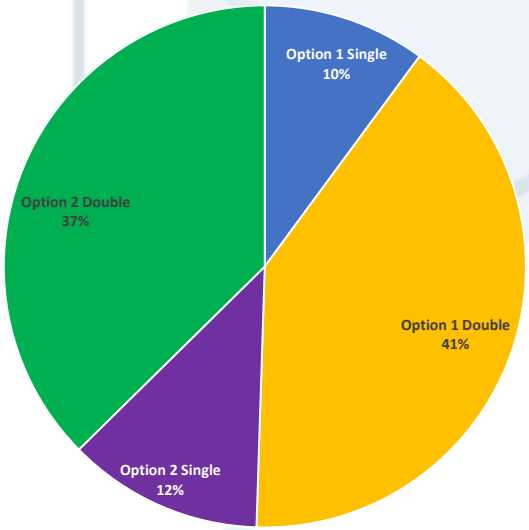


32

32

Survey Results

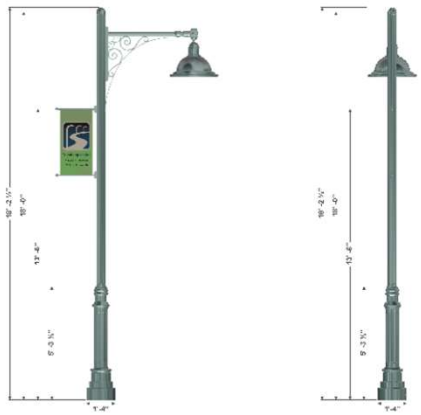
- Of the Street Light options presented, which one would be your preference for a new Street Light Design on Main Street in Downtown Blue Springs



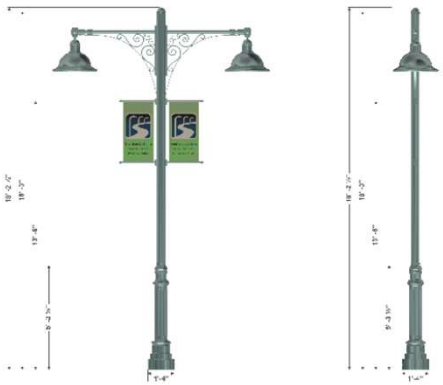
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Option 1 Single



Option 1 Double



- Fluted Pole
- More Decorative

34

Option 2 Single



Option 2 Double

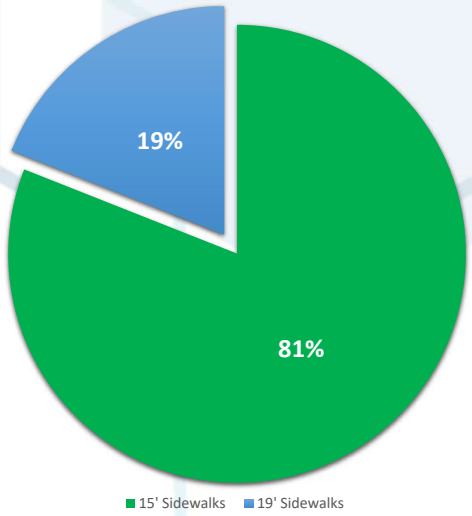


- Smooth Pole
- Less Decorative

35

Survey Results

- Would you prefer 15’ or 19’ Sidewalks on Mainstreet in Downtown Blue Springs

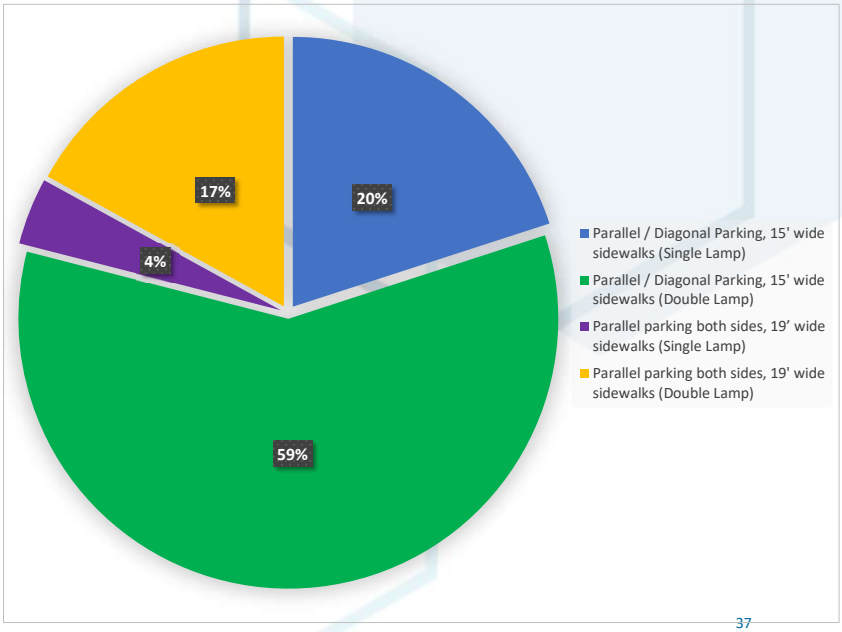


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Survey Results

- Of the 4 Options Presented, which would you prefer for the Downtown Streetscape Enhancements Project?



37

37

Survey Summary

- Preferences as indicated by Survey and Feedback:
- Double Lamp Streetlight
- Virtual Tie between Smooth/Fluted Poles and Decorative Finishes
- 15’ Sidewalks with both Parallel and Diagonal Parking

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39

Feeback Commentary

- General Sentiments:
  - Excitement to see the City follow through with the project.
  - Appreciative of the Survey and the Public Meeting.
  - Desires for increased and improved walkability.
    - Need for improved accessibility for wheelchair users and strollers
  - Commentary regarding building facades and wanting them to be uniform and reflect the historic aesthetic of the Downtown area.

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Sidewalk / Parking Considerations



41

Sidewalk / Parking - Considerations

- The Striped Parking Spots on Main Street total 118 Parking Spots. These are the spots you can currently see and are available to park in.
- The Manual on Uniform Traffic Control Devices (MUTCD) is a federally-developed guidance document that sets the national standards for all traffic control devices – signage, signals, pavement markings, barriers, etc. – installed on any street, road, highway, or bikeway open to public travel.
- The final parking and sidewalk configurations offered will be compliant with MUTCD standards to account for additional bump outs, street safety measures, parking distance from stop bars/crosswalks, etc.
- These configurations/designs will also address the Major ADA Conflicts that were identified in the Downtown Master Plan.

42

42

Sidewalk / Parking - Considerations

- Keeping strictly Diagonal Spots on both sides of the 11th Street Block would not have allowed for improvements to be made on the Streetscape or Sidewalk lengths.
- The City did not present the option of “diagonal/diagonal” or “no improvements” as options to vote on in the survey because improvements are necessary for accessibility accommodations and to increase the walkability of Downtown.
- Diagonal spots could be placed on either side of Main Street with the parallel/diagonal configuration. Staff recommends placing them on the North Side where appropriate to accommodate Traffic entering off of 7 Hwy.
- Quiet Crossing – Planning for the Quiet Crossing can commence once the design elements have been decided. The Railroad will be contacted and a cost estimate will be developed.
- As part of this project, 11th St improvements will be designed and bid. The City currently does not have funding allocated for this but may be able to incorporate it into the scope of work depending on bid pricing. This is an important element identified in the Master Plan to connect Main Street to Central Park.

43

43

Street Light Considerations



44

Decorative Street Lights - Considerations

- Incorporating additional features will raise the overall cost of the pole and may affect timelines.
- Some features (like Banner Arms) can affect the engineering process and will need to be decided on earlier in the process.
- Fluted Poles have lead times of possibly 6-8 months.
- The amount of lights will be determined via the site plan as well as a light study that Cochran will conduct.

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Next steps

- Staff recommends two (2) separate motions that would authorize staff to move forward with a selection from the following streetscape options for conceptual engineering:
  - One Motion for Streetlight Design:
    - ☐ Single Lamp
    - ☐ Double Lamp
  - One motion for Sidewalk Width / Parking Configuration:
    - ☐ 15 Feet - Combination of Parallel and Diagonal Parking (Hybrid)
    - ☐ 19 Feet – Parallel Parking Only
- From there – Cochran Engineering will bring forward streetlight customization options for Mayor and Council to select from. The bid process will ask for a base model and then alternative models with options and pricing. This will include:
  - Choices between Smooth and Fluted Poles
  - Decorative Options
  - Other Customization Features
- Following decisions on the Streetlights, Parking and Sidewalks, Staff and Cochran will move forward with the Preliminary Design Plan and work to produce a timeline.

46

46

Motion Options:

- Streetlight Design:
  - ☐ Single Lamp
  - ☐ Double Lamp
- Sidewalk Width / Parking Configuration:
  - ☐ 15 Feet - Combination of Parallel and Diagonal Parking (Hybrid)
  - ☐ 19 Feet – Parallel Parking Only

47

47



48