BLUE SPRINGS
MISSOURI

MINUTES OF FEBRUARY 18, 2026 CITY COUNCIL MEETING

MEETING INFORMATION

A meeting of the City Council of the City of Blue Springs, Missouri, was held on Wednesday, February 18, 2026 at 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.

COUNCIL ATTENDANCE

Jerry Kaylor

Katie Tholen

Nick Brummel

Galen Ericson

Kent Edmondson

Jeremy Rowan

STAFF ATTENDANCE

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

PLEDGE

Mayor Lievsay 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 Ericson moved to approve the Consent Agenda and the motion was seconded by Councilmember Kaylor.

- Minutes of the February 2, 2026 City Council Meeting
- **Resolution No. 013-2026** approving a contract in the amount of $13,125,866.46 with Superior Bowen Asphalt Co, LLC for the 2026 Preventive Pavement Management Program (street overlay), Project ST-06 Bonds.
- **Resolution No. 014-2026** approving a contract in the amount of $147,232.76 With De Lage Landen Public Finance LLC, for the lease/purchase of golf course maintenance equipment for Adams Pointe Golf Club.
- **Resolution No. 015-2026** authorizing the Assistant City Administrator to sign an application for State Revolving Funds (SRF) for improvements to the Sni-A-Bar Wastewater Treatment Plant.

The Consent Agenda was approved with the following:

VOTE

Kaylor – Aye

Tholen – Aye

Brummel – Aye

Ericson – Aye

Edmondson – Aye

Rowan – Aye

Mayor Lievsay – Aye

PUBLIC HEARING – ECLECTIC TATTOO CONDITIONAL USE PERMIT – MOTION TO CONTINUE

Mayor Lievsay opened the Public Hearing at 6:01 and advised the Council that the applicant, Daniel Kubin, requested the public hearing for the consideration of a

Conditional Use Permit allowing body art services be continued to the March 2, 2026 City Council meeting (CUP-01-26-9781).

Councilmember Ericson moved to continue the public hearing on February 18, 2026 to the March 2, 2026 Council meeting. Motion seconded by Councilmember Kaylor and carried unanimously.

PUBLIC HEARING – MCATEE MEADOWS GENERAL DEVELOPMENT PLAN – MOTION TO CONTINUE

Mayor Lievsay opened the Public Hearing at 6:02 and advised the Council that the applicant, Chad McAtee, requested the public hearing for the consideration of 13 single-family residential lots be continued to the April 6, 2026 City Council meeting (GDP-12-25-9747).

Councilmember Ericson moved to continue the public hearing on February 18, 2026 to the April 6, 2026 Council meeting. Motion seconded by Councilmember Kaylor and carried unanimously.

PUBLIC HEARING – UNIFIED CODE AMENDMENT RELATING TO SHORT TERM RENTALS – MOTION TO CONTINUE

Mayor Lievsay opened the Public Hearing at 6:02 and advised the Council that the applicant, the City of Blue Springs, requested the public hearing for the consideration of Unified Development Code Text Amendment relating to short-term rentals be continued to the March 16, 2026 City Council meeting (UDC-01-26-9774).

Councilmember Ericson moved to continue the public hearing on February 18, 2026 to the March 16, 2026 Council meeting. Motion seconded by Councilmember Kaylor and carried unanimously.

PUBLIC HEARING – TAX INCREMENT FINANCING AND ECONOMIC DEVELOPMENT UPDATES

Mayor Lievsay opened the Public Hearing at 6:03 to provide the Tax Increment Financing and Economic Development Incentives update. The minutes of the public hearing were recorded by a certified court reporter. The City Clerk entered one exhibit into the record.

STAFF REPORT

Senior Director of Finance Karen Van Winkle reviewed the details of the Tax Increment Financing and Economic Development Incentives update as required by Missouri Statutes and addressed questions from the Council. A copy of the PowerPoint presentation is attached to these minutes and incorporated herein.

The Mayor hearing no further comments for or against, closed the public hearing at 6:17 p.m.

INTRODUCTION AND FIRST READING OF BILL NUMBER 5381 – CODE AMENDMENT RELATING TO BUILDING CODES

Councilmember Kaylor introduced Bill Number 5381 amending various Sections of Chapter 500 Building Codes of the Code of Ordinances, City of Blue Springs, Missouri, to adopt International Building Codes and National Electrical Codes and make exceptions thereto and to amend the application provisions. City Clerk Erin Ford made the first reading of Bill No. 5381 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5381 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

SECOND READING – BILL NUMBER 5381

Ms. Ford made the second reading of Bill Number 5381 by title. Councilmember Edmondson moved to adopt Bill Number 5381 upon its second reading and give it ORDINANCE Number 5480, with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Ericson and carried with the following:

VOTE

Tholen – Aye

Brummel – Aye

Ericson – Aye

Edmondson – Aye

Rowan – Aye

Kaylor – Aye

Mayor Lievsay – Aye

RESOLUTION 016-2026 – INTOXICATING HEMP PRODUCTS

Councilmember Edmondson moved to adopt Resolution No. 016-2026 supporting State efforts to regulate Intoxicating Hemp products. Motion seconded by Councilmember Tholen and carried unanimously.

RESOLUTION 017-2026 – KRATOM PRODUCTS

Councilmember Edmondson moved to adopt Resolution No. 017-2026 supporting State efforts to regulate Kratom products. Motion seconded by Councilmember Brummel and carried unanimously.

INTRODUCTION AND FIRST READING OF BILL NUMBER 5382 – PROHIBITING SALE OF INTOXICATING HEMP AND KRATOM TO MINORS

Councilmember Kaylor introduced Bill Number 5382 amending the Code of Ordinances prohibiting the sales of Intoxicating Hemp and Kratom products to any person under

the age of 21. City Clerk Erin Ford made the first reading of Bill No. 5382 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5382 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

MOTION TO CONTINUE – BILL NUMBER 5382

Councilmember Kaylor moved to continue Bill Number 5382 indefinitely. Motion seconded by Councilmember Ericson and carried unanimously.

MOTION TO DIRECT STAFF

Councilmember Kaylor moved to direct staff to bring forward a new Bill in either meeting in March that prohibits the substances defined in Bill 5382. Motion seconded by Councilmember Ericson and carried unanimously.

INTRODUCTION AND FIRST READING OF BILL NUMBER 5383 – JACKSON LEWIS LEGAL SERVICES

Councilmember Kaylor introduced Bill Number 5383 approving a contract for legal services between the City of Blue Springs, Missouri, and Jackson Lewis P.C. to provide representation of the City in labor relations advice and counsel. City Clerk Erin Ford made the first reading of Bill No. 5383 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Ericson moved to approve Bill No. 5383 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Tholen and carried unanimously.

SECOND READING – BILL NUMBER 5383

Ms. Ford made the second reading of Bill Number 5383 by title. Councilmember Edmondson moved to adopt Bill Number 5383 upon its second reading and give it

ORDINANCE Number 5481, with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Ericson and carried with the following:

VOTE

Brummel – Aye

Ericson – Aye

Edmondson – Aye

Rowan – Aye

Kaylor – Aye

Tholen – Aye

Mayor Lievsay - Aye

COUNCILMEMBER COMMENTS

Councilmember Ericson congratulated Councilmember Edmondson on being honored by the Rotary Club

Councilmember Edmondson stated that the City eagles, Freedom and Liberty, have three eagle eggs in the nest.

MAYORAL COMMENTS

- The Mayor's State of the City address will be held on February 19.
- The street maintenance contract approved covers paving of approximately 110 lane miles this calendar year.

CLOSED SESSION

At 6:30 p.m., Councilmember Kaylor moved for the Council go into closed session pursuant to Section 610.021(2) Revised Statutes of Missouri, for the purpose of privileged communications between a governmental body or its representative and legal counsel relating to real estate, and that any minutes, documents and other records discussed or taken during the closed session remain closed, and that the special

meeting of this body stand adjourned at the completion of such session. Motion seconded by Councilmember Ericson and carried with the following:

VOTE

Ericson – Aye

Edmondson – Aye

Rowan – Aye

Kaylor – Aye

Tholen – Aye

Brummel – Aye

Mayor Lievsay – Aye

February 18, 2026

SIGNATURES:

CITY OF BLUE SPRINGS

Chris Lievsay, Mayor

ATTEST

Erin Ford, City Clerk