



Agenda

City Council Regular Session

Monday, August 26, 2024 - 7:00 PM
Council Chambers

- I. Call to Order**
- II. Invocation and Pledge of Allegiance**
 - A. COUNCIL MEMBER HAROLD PHILLIPS
- III. Roll Call**
- IV. Proclamations**
- V. Approve Minutes and Summaries**
 - A. REGULAR SESSION MINUTES OF JULY 22, 2024
- VI. Meeting Schedule**
- VII. Consent Agenda**
- VIII. Public Hearings**
 - A. ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF LIBERTY, MISSOURI BY REZONING 14.8 ACRES AT 2135 MANOR WAY TO R-1C, "STANDARD SINGLE-FAMILY RESIDENTIAL" DISTRICT FOR LIFE UNLIMITED'S THE TRAILS NEIGHBORHOOD (P&Z CASE 24-22R&PDP)
 - B. ORDINANCE AMENDING CHAPTER 30, "UNIFIED DEVELOPMENT ORDINANCE", OF THE CODE OF THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI (P&Z CASE 24-27A)
- IX. Ordinances, Contracts and Resolutions**
 - A. ORDINANCE ACKNOWLEDGING VENDOR PAYMENTS FOR THE PERIOD OF AUGUST 2, 2024 TO AUGUST 16, 2024
 - B. RESOLUTION APPROVING A PRELIMINARY PLAT FOR THE TRAILS NEIGHBORHOOD, APPROXIMATELY 14.8 ACRES AT 2135 MANOR WAY, A SUBDIVISION OF LAND IN LIBERTY, CLAY COUNTY, MISSOURI (P&Z CASE 24-23PP)
 - C. ORDINANCE AUTHORIZING RE-ESTABLISHMENT OF A PROCEDURE TO DISCLOSE POTENTIAL CONFLICTS OF INTEREST AND SUBSTANTIAL INTERESTS FOR CERTAIN MUNICIPAL OFFICIALS AND EMPLOYEES
 - D. ORDINANCE AMENDING ORDINANCE NO. 11770, AMENDING AN AGREEMENT WITH JCI INDUSTRIES, INC. FOR MBT 1 IMPROVEMENTS INCREASING THE AMOUNT BY \$10,000.00 FROM \$1,090,000.00 FOR AN AMOUNT NOT TO EXCEED \$1,100,000.00
 - E. ORDINANCE AMENDING ORDINANCE NO. 11891 APPROVING A CONTRACT WITH SUPERIOR BOWEN ASPHALT COMPANY, LLC FOR

CITY OF LIBERTY PROJECT 24-002 2024 STREET MAINTENANCE
PAVEMENT RESTORATION BY DECREASING THE AMOUNT BY
\$72,750.81 FROM \$1,397,858.60 FOR AN AMOUNT NOT TO EXCEED
\$1,325,108.02

- F. A RESOLUTION ACCEPTING THE 2024 STREET MAINTENANCE
PAVEMENT RESTORATION PROJECT WITH SUPERIOR BOWEN ASPHALT
COMPANY, LLC

X. Other Business

- A. STORM WATER MASTER PLAN RATING CRITERIA PRESENTATION

XI. Citizens' Participation

XII. Miscellaneous Matters from City Administrator

XIII. Miscellaneous Matters from Mayor and City Council

XIV. Adjournment

For ADA access to City Hall, please use the Kansas Street entrance.



City Council Meeting

Regular Session Minutes

July 22, 2024

I. CALL TO ORDER

A regular meeting of the City Council of the City of Liberty, Missouri was held in the Council Chambers at City Hall on July 22, 2024 with Mayor Greg Canuteson presiding. Mayor Canuteson called the meeting to order at 7:00 p.m.

II. INVOCATION AND PLEDGE OF ALLEGIANCE

The invocation was given by Council Member Graham, who then led the pledge of allegiance.

III. ROLL CALL

Council Members Present: Harold Phillips, Ward I
Kelley Wrenn Pozel and Adam Travis, Ward II
Kevin Graham, Ward III
Gene Gentrup and Michael Hagan, Ward IV

Council Members Absent: Shelton Ponder, Ward I
Jeff Watt, Ward III

Staff Present: Curt Wenson, City Administrator
Sara Cooke, Assistant City Administrator
Vicki McClure, Finance Director
Andy Noll, Utilities Director
BJ Staab, Parks and Recreation Director
Nathan Mulch, Police Captain
John Mills, Fire Chief
Chris Young, Assistant Fire Chief
Katherine Sharp, Planning and Development Director
Sherri McIntyre, Public Works Director
Sarah Ranes, Deputy City Clerk

Public Present: Kellie Houx, Courier Tribune
26 members of the public

IV. PROCLAMATIONS

V. APPROVE MINUTES AND SUMMARIES

A. REGULAR SESSION MINUTES OF JUNE 10, 2024

Council Member Hagan moved to approve the minutes as distributed. Council Member Phillips seconded the motion, which carried 5-0-3. Council Members Pozel, Travis and Graham abstained due to absence.

B. REGULAR SESSION MINUTES OF JUNE 24, 2024

Council Member Hagan moved to approve the minutes as distributed. Council Member Phillips seconded the motion, which carried 7-0-1. Council Member Travis abstained due to absence.

VI. MEETING SCHEDULE

VII. CONSENT AGENDA

A. MOTION TO APPROVE THE PURCHASE OF A WALKER N16 WORM TOWER FROM FLUID EQUIPMENT IN AN AMOUNT NOT TO EXCEED \$53,791.00

The purchase of the Walker N16 Worm Tower will allow the water treatment plant staff to plan for the replacement of a worn existing gearbox on one of the primary basins at the water treatment plant. There is a delivery timeline of 10 to 12 weeks for the equipment. Once delivered, staff will seek bids for the removal of the existing gearbox and replacement with the new gearbox at a time that is preferred by water production staff so as not to interfere with high water demand times of the year.

The cost of the Walker N16 Worm Tower, seal and retainer is \$53,791.00 and provided by the sole source provider, Fluid Equipment. Fluid Equipment is the local representative of Walker Equipment and has protected territory from the manufacturer and, therefore, is the sole provider of this brand of equipment. Staff does not want to modify the existing basin to accept other drives and also wants to maintain consistency of equipment between both primary settling basins to minimize inventory requirements.

Action: Council Member Phillips moved to approve the motion. Council Member Pozel seconded the motion.

Vote: Motion passed 6-0-0
Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan
No: None
Abstain: None

B. RESOLUTION GRANTING A CERTIFICATE OF APPROPRIATENESS FOR 425 E. FRANKLIN STREET FOR FRONT PORCH ALTERATIONS, A 353 TAX ABATEMENT PROJECT

The owners are planning to take advantage of the City's Chapter 353 tax abatement program for exterior improvements at 425 E. Franklin, Jewell Historic District. An application for a COA was approved by HDRC at their regular meeting on June 18, 2024, and by LMRC on June 17, 2024.

Action: Council Member Phillips moved to approve the resolution. Council Member Pozel seconded the motion.

Vote: Motion passed 6-0-0
Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None
Abstain: None
Inscribed in Resolution No. 3399.

C. RESOLUTION APPROVING A TEMPORARY EVENT LIQUOR LICENSE FOR THE LIBERTY COMMUNITY CHORUS ANNUAL GALA EVENT AT ST. JAMES CHURCH, 309 S. STEWART ROAD, LIBERTY, MO ON AUGUST 3, 2024

The Liberty Community Chorus has applied for a temporary liquor license to serve alcohol at the Annual Gala event to be held on August 3, 2024, at St. James Church. Because the public will have access to the event, State statute and City ordinance require a license. The necessary certificate of liability insurance and authorization letter have been provided by the applicant. The application and necessary certificate of liability insurance has been reviewed by the appropriate staff and approval is recommended.

Action: Council Member Phillips moved to approve the resolution. Council Member Pozel seconded the motion.

Vote: Motion passed 6-0-0
Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan
No: None
Abstain: None
Inscribed in Resolution No. 3400.

D. RESOLUTION APPROVING A LIBERTY COMMUNITY CENTER ALCOHOLIC BEVERAGES SERVICE APPLICATION FOR A SMALL/PRIVATE EVENT TO BE HELD ON AUGUST 25, 2024

Jodelyn Benedicto Patterson is hosting a small/private event to be held at the Liberty Community Center on August 25, 2024, from 1:00 p.m. to 4:00 p.m. The applicant has completed an LCC Alcoholic Beverages Service Application, requesting authorization to serve alcohol at the event. This is a small event, so a catering permit is not required. In accordance with the statute, written notice was provided to the Liberty School District (only property owner within 100 feet of the proposed location) on June 26, 2024, notifying them of the application and the meeting date that Council will consider the application. The staff have confirmed School District receipt of the notice and there are no other district events in the Community Center that day.

Action: Council Member Phillips moved to approve the resolution. Council Member Pozel seconded the motion.

Vote: Motion passed 6-0-0
Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan
No: None
Abstain: None
Inscribed in Resolution No. 3401.

VIII. PUBLIC HEARINGS

A. A RESOLUTION AMENDING THE FUTURE LAND USE MAP OF THE COMPREHENSIVE PLAN OF THE CITY OF LIBERTY BY CHANGING THE LAND USE DESIGNATION OF APPROXIMATELY 15 ACRES ON THE NORTHERN PORTION OF 2135 MANOR WAY FROM MULTI-FAMILY RESIDENTIAL TO SINGLE-FAMILY RESIDENTIAL IN LIBERTY, CLAY COUNTY, MISSOURI (P&Z CASE 24-20A)

This is an application to amend the Future Land Use map, a component of the City's Comprehensive Plan, Leading Liberty Forward. A city's comprehensive plan is a document which, amongst other things, establishes policy for making land use decisions. Unlike a zoning map, the Future Land Use (FLU) map establishes a vision for community growth and development, and is a reference for local officials to coordinate plans and prioritize areas for growth and investment. All rezoning applications are evaluated based on conformance to the FLU map, and amending the map is a common precursor to a rezoning proposal. If approved, this application will facilitate an application to rezone the property to R-1C, Standard Single-Family Residential District, to allow smaller single-family residential lots than would be permitted within the property's current zoning designations, R-1A, Suburban Residential District.

The current land use designation for this property is Multi-Family Residential. As stated in Leading Liberty Forward, this designation, "...represents a neighborhood or style of housing that is made up of attached housing, including townhomes, row homes, duplexes, triplexes, quadplexes, and apartments. In many cases, several multifamily buildings are located on a single site. Multi-Family Residential should be concentrated along multi-modal transportation corridors and nodes, in and around the downtown area, and where there is a cluster of destinations, including retail, dining, entertainment, employment, recreation, and parks. This use serves as a buffer between major transportation corridors, industry, commercial uses, and less intense residential use."

The applicant requests that the property's Future Land Use designation be changed to Single-Family Residential. As stated in Leading Liberty Forward, this designation, "...represents the traditional residential style, detached residential use on a lot, typically in a subdivision. This land use does not include attached units... This use is found in both a single-family neighborhood and an infill residential style that can be used to fill in gaps around higher density areas of a community (such as the downtown) while serving as a transitional residential use from Rural Residential to Multi-Family Residential and/or Mixed Use."

A rezoning application and subsequent applications, including preliminary and final plat applications, will follow the approval of this request. This application is only to amend the FLU designation and therefore only requires the analysis of the proposed use on the property, and not conformance to specific design criteria.

Mayor Canuteson opened the Public Hearing and asked if anyone wished to speak either in favor or in opposition of the resolution.

Katherine Sharp, Director of Planning and Zoning stated the applicant, Ron Cowger from AGC Engineers located at 405 S. Leonard Street, Suite D, Liberty, MO 64068 was in the audience for any questions.

Mayor Canuteson opened the Public Hearing and asked if anyone wished to speak either in favor or in opposition of the resolution. Seeing no one wishing to speak, the Mayor closed the Public Hearing.

Action: Council Member Hagan moved to approve the resolution. Council Member Phillips seconded the motion.

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Inscribed in Resolution No. 3402.

IX. ORDINANCES, CONTRACTS AND RESOLUTIONS

A. ORDINANCE ACKNOWLEDGING VENDOR PAYMENTS FOR THE PERIOD OF JUNE 14, 2024 TO JULY 12, 2024

Document No. 9781 was read.

Action: Council Member Phillips moved to approve the vendor payments. Council Member Graham seconded the motion.

Roll Call

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Approved by the Chair and inscribed in Ordinance No. 11946.

B. RESOLUTION APPROVING A SPECIAL USE PERMIT FOR A 2.91-ACRE RECREATIONAL VEHICLE STORAGE FACILITY AT 1300 H HIGHWAY, IN LIBERTY, CLAY COUNTY, MISSOURI (P&Z CASE 24-10SUP) (CONTINUED FROM JUNE 24 AS NO MEETING WAS HELD ON JULY 8)

The applicant is requesting the approval of a Special Use Permit for an outdoor recreational vehicle (RV) and vehicular storage facility in the M-1, Light Industrial District (Section 30-68 of the Unified Development Ordinance), for which a project description has been provided as part of Exhibit B. The proposed storage area, which will be set back from the south property line along H Highway by approximately 245 feet, will encompass 2.91 acres of land as depicted in Exhibit C. The existing concrete access drive onto H Highway will be rehabilitated; though the storage area will not be paved, it will utilize gravel contained within a perimeter curb and gutter. All vehicles stored on-site will be parked beneath open-air canopy structures, of the same or similar design as shown in Exhibit D. The storage area will be enclosed within a six-foot perimeter privacy fence and the south edge of the facility, facing H Highway, will be landscaped to provide additional screening as viewed from public right-of-way.

Action: Council Member Phillips moved to approve the resolution. Council Member Graham seconded the motion.

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Inscribed in Resolution No. 3403.

C. **ORDINANCE APPROVING A CONTRACT WITH HDR ENGINEERING, INC FOR THE DESIGN OF A 24-INCH RESILIENT WATER MAIN AND METER VAULT IN AN AMOUNT NOT TO EXCEED \$130,000.00**

The water treatment plant pumps drinking water from onsite storage to the distribution network via a single 24-inch discharge pipe approximately 200-feet long before connecting to the distribution network. This section of pipe is a single point of failure for the distribution of drinking water to the community. The proposed project will design a redundant 24-inch discharge line from the high service pump building to the distribution network and design a redundant metering station that measures the amount of water being discharged into the distribution network. This design will also separate the existing high service pump discharge lines that are currently combined just outside the building but before the existing metering station. The result of the project is a redundant 24-inch discharge line so that a break on one of the discharge lines does not critically restrict the operation of the water distribution network.

This project is a step towards providing a redundant and resilient drinking water distribution network. The first step was the design and installation of a 16-inch distribution main from Ruth Ewing Road to South Liberty Parkway. Once this project is complete, an analysis of the condition of the existing 24-inch discharge line and 24-inch distribution main will be completed and will be the foundation for future repair and replacement work.

Document No. 9782 was read.

Action: Council Member Phillips moved to waive the rules and consider the ordinance on first reading. Council Member Travis seconded the motion.

Vote: Motion passed unanimously.

Action: Council Member Hagan moved to approve the ordinance. Council Member Phillips seconded the motion.

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Approved by the Chair and inscribed in Ordinance No. 11947.

D. ORDINANCE APPROVING A CONTRACT WITH HDR ENGINEERING, INC. FOR THE WELLFIELD EVALUATION UPDATE IN AN AMOUNT NOT TO EXCEED \$29,380.00.

HDR Engineering Inc. completed a well field drought study in November 2013 with several recommendations. Many of the recommendations have been completed and staff seeks an update to the study. Specifically, staff wishes to maximize the well field output with the current number of wells and needs to know the details on how to accomplish this with wells 9, 10, and 11 that were previously identified. Staff also needs details on how to convert non-functioning well #5 into a monitoring well that can be used to monitor the level of ground water in the well field. Additionally, staff wants an evaluation of the current well treatment cycles to determine if any improvements can be implemented.

Document No. 9783 was read.

Action: Council Member Pozel moved to waive the rules and consider the ordinance on first reading. Council Member Hagan seconded the motion.

Vote: Motion passed unanimously.

Action: Council Member Graham moved to approve the ordinance. Council Member Hagan seconded the motion.

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Approved by the Chair and inscribed in Ordinance No. 11948.

E. ORDINANCE APPROVING A PURCHASE ORDER WITH KNAPHEIDE TRUCK EQUIPMENT CENTER FOR THE PURCHASE AND INSTALLATION OF A TRUCK BED AND SNOW PLOW EQUIPMENT IN AN AMOUNT NOT TO EXCEED \$174,222.00

The annual Capital Budget for critical equipment is necessary for the maintenance of the public infrastructure and has allocated funds for the purchase of equipment. The new dump truck chassis was purchased separately in January 2024. The final outfitting of the equipment includes the purchase and installation of Knapheide Equipment. The purchase includes a dump bed, material spreader, and a snow plow. In order to standardize the equipment for parts and training of staff, only one bid for the equipment was obtained. Knapheide Equipment is also part of the Source-Well Government Bid Program which allows for a single source purchase.

Document No. 9784 was read.

Action: Council Member Pozel moved to waive the rules and consider the ordinance on first reading. Council Member Phillips seconded the motion.

Vote: Motion passed unanimously.

Action: Council Member Hagan moved to approve the ordinance. Council Member Pozel seconded the motion.

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Approved by the Chair and inscribed in Ordinance No. 11949.

F. RESOLUTION AMENDING RESOLUTION NO. 3389 APPROVING A TEMPORARY EVENT LIQUOR LICENSE FOR THE LIBERTY AREA CHAMBER OF COMMERCE LIBERTY FEST EVENT AT CAPITOL FEDERAL SPORTS COMPLEX, 2200 OLD STATE HIGHWAY 210 ON JULY 3, 2024 BY CHANGING THE EVENT DATE TO JULY 26, 2024

City Council previously approved Resolution No. 3389 on June 10, 2024. Due to a change in the event date from July 3 to July 26, the Resolution is being amended.

Action: Council Member Phillips moved to approve the resolution. Council Member Hagan seconded the motion.

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Inscribed in Resolution No. 3404.

G. RESOLUTION ACCEPTING THE STORM SEWER IMPROVEMENTS FOR THE LIBERTY PUBLIC SCHOOLS DISTRIBUTION CENTER PROJECT

The Liberty Public Schools Distribution Center is located at 1138 Southview Drive. The developer constructed a storm sewer realignment to facilitate the construction of a distribution center. The public improvements were constructed by Newkirk Novak Construction Partners, Inc. in accordance with City plans and specifications.

Action: Council Member Gentrup moved to approve the resolution. Council Member Hagan seconded the motion.

Vote: Motion passed 6-0-0

Yes: Council Members Phillips, Pozel, Travis, Graham, Gentrup and Hagan

No: None

Abstain: None

Inscribed in Resolution No. 3405.

X. OTHER BUSINESS

XI. CITIZENS' PARTICIPATION

Mary Hayward – Liberty, MO. Ms. Hayward stated on July 4, 2024 her home was threatened by 64 plus cakes of aerial fireworks plus multiple shot aerial bombs were shot off directly over their home with burning debris falling on their property. Ms. Hayward stated the burning debris resulted in multiple burn marks to their solar panels, hot tub cover and BBQ grill cover as well as the concrete. Ms. Hayward stated the fireworks were let off 50 feet from their home in a cul-de-sac not a 3-acre lot as the city ordinance states. Ms. Hayward stated the police were called and upon arrival and witnessing the scene, unfortunately, the police could issue a citation as they didn't witness the individual/individuals actually doing the shooting before they can act. Ms. Hayward said it took two-three hours to cleanup. Ms. Hayward asks the City Council to revisit the city ordinance in regards to fireworks especially section 22-20 to make it easier for the Police Department to work with fireworks complaints. Ms. Hayward went on to say how respectful, helpful and kind the officers were to them.

Dwayne Holtzclaw – 113 Kevin Street, Excelsior Springs, MO. Mr. Holtzclaw stated this is 94th City Council meeting. Mr. Holtzclaw asks the city to stop the revestment lawsuit. Mr. Holtzclaw states he descends from Liberty's first-born child and he has over 200 years of family history in Liberty. Mr. Holtzclaw asks the city to please stop the revestment lawsuit.

Gieselle Fest – 1407 Lynette Street. Ms. Fest thanked the City Council for the opportunity to speak. Ms. Fest respectfully asks the City Council to withdraw the lawsuit on Block 174. Ms. Fest is still left with the question, Why? Ms. Fest asks why are our tax dollars being spent for this lawsuit? Ms. Fest states Block 174 is deeded, private property of poor Clay Countians and all they want to do is be left in peace.

Max Garrison – 138 N. Missouri Street. Ms. Garrison publicly thanked staff for time spent with Robert Weagley and herself regarding a possible expansion on the City's Non-Discrimination Statement in which they moved forward on and wrote. Ms. Garrison thanked the City Council for approving the Non-Discrimination Statement as it makes a strong statement to our community that everyone is welcome in Liberty. In line with that, Ms. Garrison states the Confederate Monument in Fairview Cemetery sends an opposite message of the Non-Discrimination Statement. Ms. Garrison said we should not have a public monument that honors a time when African-Americans were treated as property. Ms. Garrison said she will continue to support the revestment and relocation of the Block 174 monument as it is offensive and disrespectful to our black community and what it represents is in no way welcoming.

Milton Horne – 720 W. Mississippi Street. Mr. Horne stated he has been a Liberty resident for over 38 years. Mr. Horne stated he wants to join in with other voices within the City encouraging the removal of the Confederate Monument in Fairview Cemetery.

Andy Pratt – 224 Lakeside Drive. Mr. Pratt states he has been a Liberty resident for over 22 years. Mr. Pratt states the Confederate Monument in Fairview Cemetery should be removed as it reflects attitudes of racial subordination and segregation. These attitudes renounced by the vast majority of Liberty citizens continue to cause pain and division within our community. Mr. Pratt states that we have a moral responsibility to remove the monument and he supports the actions of the Mayor and City Council in using all legal recourse to do so.

Ken Personett – 1215 Linden Road. Mr. Personett thanked the Mayor and City Council for allowing him to share his opinion tonight. Mr. Personett said he has been formally recognized by the City Council as well as the Missouri Preservation Society for his restoration efforts to preserve historic properties. Mr. Personett stated there is one thing in Liberty that he would not like to preserve and that is the Confederate Statute in our cemetery that misrepresents history, glorifies people who perpetuated slavery, attempted succession from the United States and ultimately lost the Civil War. Mr. Personett said he fully supports the City efforts in getting this statute removed.

David Sallee - 9521 N. Laurel, Kansas City. Mr. Sallee stated we have been told different things by the people who support the Confederate Monument for example that the 1904 monument is an innocent grave marker. Mr. Sallee said you cannot see a single name of a person buried there, memorialized on the monument until 2020. Mr. Sallee stated that of the 42,000 sunrises and sunsets, you could see a Confederate battle flag, a reference to Nathan Bedford Forrest, reference to the Daughter's of Confederacy and a statute of a Confederate soldier. Mr. Sallee reminded us that the Confederate Monument was erected by the Confederate Monument Committee of Liberty not the families of those buried there. Mr. Sallee said he supports the City Council's steadfast commitment to determining the ownership of Block 174.

Gerasim Mayden – 9411 N. Laurel Avenue, Kansas City. Mr. Mayden stated the Constitution of the United States made slavery a law and a war was not fought to eliminate slavery. Mr. Mayden stated the war was over state rights and tariffs. Mr. Mayden said there is nothing on that statute that supports white supremacy and it doesn't support the leader of the Ku Klux Klan and it simply states that these men fought under a general and that is all.

XII. MISCELLANEOUS MATTERS FROM CITY ADMINISTRATOR

XIII. MISCELLANEOUS MATTERS FROM MAYOR AND CITY COUNCIL

XIV. ADJOURNMENT

The meeting adjourned at 7:55 p.m.

Mayor

Attest:

Deputy City Clerk



STAFF REPORT

Planning and Zoning Case 24-22R&PDP

Staff: Kyle McGinnis, Planner

Date: August 26, 2024

GENERAL INFORMATION

Application:	Rezoning & Preliminary Development Plan for Life Unlimited's proposed Trails Neighborhood at 2135 Manor Way. 14.8+/- acres to be rezoned from R-1A, Suburban Residential District to R-1C, Standard Single-Family Residential District, including two variances.
Applicant:	Ron Cowger, AGC Engineers 405 S. Leonard Street, Suite D Liberty, MO 64068
Owner:	Immacolata Manor 2101 Manor Way Liberty, MO 64068
Location:	14.8+/- acres on the east side of Flintlock Road, near the intersection of Flintlock Road and Liberty Drive, north of Life Unlimited
Existing Land Use/Zoning:	Vacant land / R-1A "Suburban Residential"
Future Land Use Designation:	Single-Family Residential
Proposed Zoning:	Single-Family Residential
Surrounding Land Uses/Zoning:	North: Single-family Residential / PD, "Planned Development District" South: Life Unlimited, Undeveloped Land / R-1A, "Suburban Residential District" East: Undeveloped Land / R-1A, "Suburban Residential District" West: Flintlock Road
Public Notice:	Legal Notice printed in Courier Tribune on July 25, 2024 Letter sent to property owners within 185 ft. on July 25, 2024 Sign Posted on site on July 26, 2024
File Date:	June 5, 2024

PREVIOUS CASE

Since its original construction in 1920, this property – formerly known as Immacolata Manor – has received a number of approvals from the City, permitting the various structures and uses present on the site today. Since

2006, the following approvals have occurred more recently:

P&Z Case 24-20A: Proposal to amend the Future Land Use Map from Multi-Family Residential to Single-Family Residential for 14.8 +/- acres at 2135 Manor Way.

P&Z Case 08-27SUP: A Special Use Permit to allow a student dormitory at Immacolata Manor, 2135 Manor Way.

P&Z Case 07-52SUP: A Special Use Permit for Our Lady of Mercy Country Home to allow a student dormitory at 2160 Mercy Drive.

P&Z Case 06-19SUP: A Special Use Permit to allow for a new 6-unit residence building, a future residence building and use of the existing manor house for conferences and retreats at 2101 Hughes Road in the R-1A, Suburban Residential District.

This application for a rezoning and preliminary development plan is accompanied by P&Z Case 24-23PP, a preliminary plat for the proposed residential subdivision.

APPLICANT'S PROPOSAL

Summary

This is an application to rezone 14.8 +/- acres from R-1A, "Suburban Residential District" (UDO Section 30-46) to R-1C, "Standard Single-Family Residential District" (UDO Sec. 30-49) to allow Life Unlimited to construct a single-family subdivision containing 30 lots, north of their existing facilities at 2135 Manor Way. The proposed rezoning to the R-1C District would allow for detached-single family dwellings on lots with a minimum area of 8,000 square feet, a minimum lot width of 70 feet, and a minimum lot depth of 110 feet (refer to the table below for a comparison of the R-1A and R-1C District minimum lot requirements).

Zoning Lot Requirements	R-1A District (Existing)	R-1C District (Proposed)
Minimum Lot Area	Three acres	8,000 square feet
Minimum Lot Width	200 feet	70 feet
Minimum Lot Depth	110 feet	110 feet

This application contains two variance requests:

1. A variance to reduce the required buffer adjacent to an arterial roadway from 100 feet to 50 feet (UDO Sec. 30-93.6 (2)); and
2. A variance to exceed Code's maximum cul-de-sac length of 800 feet by approximately eight feet, for an approximate cul-de-sac length of 808 feet (UDO Sec. 30-93.1 (4)).

The applicant's request is attached as Exhibit C.

Use

The applicant's proposal includes 30 detached single-family dwellings on individually platted lots.

Site Design

The site fronts on Flintlock Road, immediately south of the Bent Oaks subdivision. The proposed subdivision would have one entrance off of Flintlock Road and would include two new public roadways, each terminating in

a cul-de-sac. Six common area tracts, totaling 3.9 +/- acres in area and to be maintained by the subdivision's HOA, are proposed throughout the site to provide common area open space, stormwater BMP treatment areas, and a landscaped buffer along Flintlock Road for those lots whose rear property lines would otherwise back up to the arterial roadway (Lots 27 through 30).

Building Design

The R-1C District does not require building elevations at this point in the review process. However, per UDO Sec. 30-97.1 (2), "Buildings shall be constructed of quality materials such as brick, stone, articulated block, stucco, E.I.F.S., or composite lap siding." Confirmation of building materials will occur during the building permit review process for each individual structure.

Access/Circulation/Parking

The proposed subdivision would have a single entrance off of Flintlock Road. Two public roadways have been proposed, each terminating in a cul-de-sac. Per UDO Sec. 30-83.2 (1), all non-apartment residential uses must provide at least two parking spaces per dwelling unit. In detached single-family neighborhoods, these parking spaces are typically provided via a garage, driveway, or both. In addition, sidewalks will be required to be constructed along both sides of both roadways at the time of street construction per UDO Sec. 30-95 (4).

Landscaping/ Parkland

Per UDO Sec. 30-94.1, all residential development must dedicate land or pay an equivalent fee-in-lieu of dedication for open space and public use. Although Tracts D and E are designated as open space (with Tract D including a portion of an existing private trail which traverses the Life Unlimited property south of the proposed subdivision), neither meets the minimum size and location requirements applicable to such dedicated spaces. As a result, a fee-in-lieu of dedication totaling \$9,360.00 will be necessary.

Landscaping required as part of this proposal includes the buffer and berm described in UDO Sec. 30-93.6 (2). Per Code, a 100-foot, densely landscaped buffer and berm is required to be installed and maintained between an arterial street (in this instance, Flintlock Road) and the rear of residential lots (Lots 27 through 30). The applicant has requested a variance to reduce the buffer width from 100 feet to 50 feet. This variance request is described by the applicant in Exhibit C. In addition, each lot will be required to provide one tree, two perennials, and three shrubs (UDO Sec. 30-93.6 (9)).

PUBLIC INFRASTRUCTURE

The submitted plans for this application have been evaluated in accordance with the adequate public facilities ordinance:

Streets

The proposed subdivision shows a single entrance on Flintlock Road. Two public streets have been proposed, each terminating in a cul-de-sac. The east-west roadway ("Street 1") exceeds Code's maximum length for cul-de-sacs; per Sec. 30-93.1 (4), cul-de-sacs cannot exceed a length of 800 feet from the centerline of the nearest intersecting street. As a result, the applicant has requested a variance to allow a longer cul-de-sac. This variance request is described by the applicant in Exhibit C. The proposed "Street 1" would have a length of 808 feet as measured from the centerline of its intersection with "Street 2," exceeding Code's limitation on cul-de-sac length by eight feet.

Sanitary Sewer

Sanitary service will be provided to each proposed lot via a future public sewer main extension from the existing eight-inch sewer mains located near the site's west and north property lines.

Water

Water service will be provided to each proposed lot via a future water main extension from the existing 12-inch water main located within the public right-of-way of Flintlock Road.

Stormwater

Stormwater will be collected by an on-site collection system directed to the three stormwater BMP treatment areas proposed on Tracts B, C, and F, which will then release into the Liberty stormwater system at an acceptable rate. A detailed stormwater analysis will be required as part of the review of a Final Plat application.

STAFF ANALYSIS

Staff evaluates all rezoning applications in accordance with the following criteria described in section 30-24.3 of the Unified Development Ordinance:

1. The conformance of the proposed rezoning to the comprehensive plan and other adopted planning policies.

The proposal does conform to the Comprehensive Plan and other adopted planning policies. Prior to the submission of this Rezoning and Preliminary Development Plan application, the applicant submitted a request to amend the Comprehensive Plan's Future Land Use designation for the project area from its original Multi-Family designation to Single-Family Residential. Following a review by the Planning & Zoning Commission and City Council through the public hearing process, City Council voted to approve the requested Future Land Use amendment. The site's new Future Land Use designation of Single-Family Residential encompasses detached single-family development, typically in a subdivision, such as the one proposed as part of this application.

2. The effect the proposed rezoning will have on properties in the general vicinity.

The proposed rezoning is not likely to impact properties in the general vicinity given the adjacency to detached single-family development to the north. The proposed land use does not typically generate significant traffic or noise, nor is such development associated with common nuisances such as excess light or odor.

3. The extent to which public facilities and services are available and adequate to meet the demand generated by the proposed use.

As noted in the Public Infrastructure section of this report, the development will be served by adequate public facilities.

In accordance with the Liberty Unified Development Ordinance (UDO), staff's analysis of a Preliminary Development Plan application is guided by Section 30-27.3. In evaluating an application for a preliminary development plan the following three criteria are considered:

1. The plan substantially complies with the intent of the comprehensive plan;

As detailed above, staff believes this proposal does satisfy the intent of the Comprehensive Plan and the Future Land Use map.

2. The plan complies with the provisions of this UDO;

Staff finds that the application substantially conforms to the requirements set forth in the Unified Development Ordinance but for the requested variances. The first variance request is from UDO Sec. 30-93.6 (2), to reduce the width of the required buffer between an arterial roadway and the rear property lines of residential lots from 100 feet to 50 feet. The second variance request is from UDO Sec. 30-93.1 (4), to increase the maximum length of a cul-de-sac, as measured from the centerline of the nearest intersecting street, from 800 feet to 808 feet.

3. The plan substantially complies with approved city development standards and policies;

Staff finds that this application does not fully comply with the intent of city development standards and policies, and will require the variances described above to accommodate the development as proposed.

STAFF RECOMMENDATION

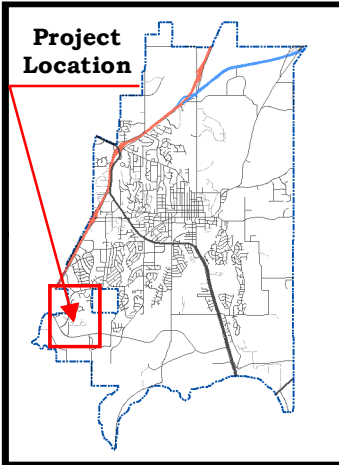
Staff finds this application meets the standards of review for a Rezoning (UDO Sec.30-24.3) and Preliminary Development Plan (UDO Sec. 30-27.3). If the variance requests are approved, staff recommends approval of P&Z Case 24-22R&PDP.

PZ RECOMMENDATION

At its August 13, 2024 meeting, the Planning Commission voted 7-0-0 to recommend approval with the requested variances of P&Z Case 24-22R&PDP as presented in the staff report.

ATTACHMENTS

- Exhibit A: Vicinity Map
- Exhibit B: Preliminary Development Plan
- Exhibit C: Variance Requests
- Exhibit D: Planning & Zoning Commission Minutes Excerpt
- Exhibit E: Ordinance

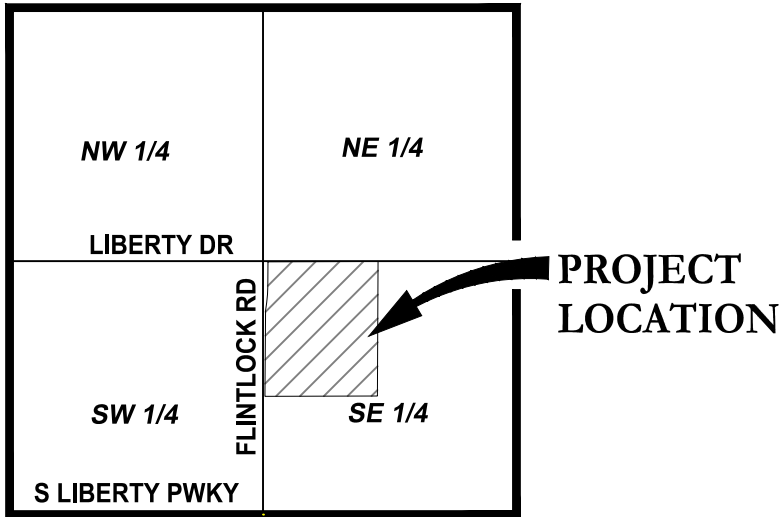


LIFE UNLIMITED, INC.

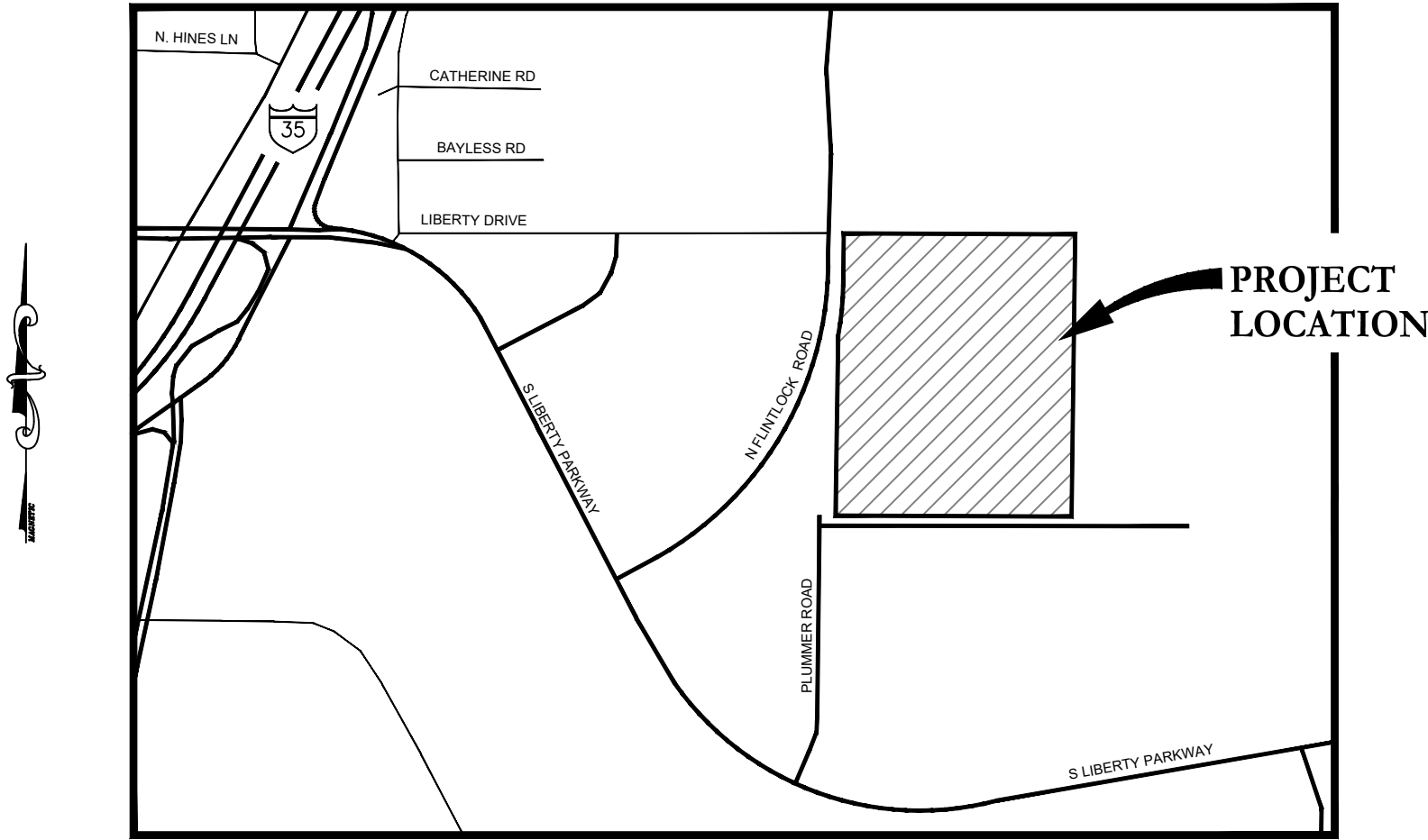
THE TRAILS NEIGHBORHOOD - PHASE 1

DEVELOPMENT PLAN / PRELIMINARY PLAT

Residential development within the
City of Liberty, Clay County, Missouri



SECTION 23-53N-32W
1"=2000' SCALE



LOCATION MAP
NOT TO SCALE

SHEET INDEX

CIVIL	
C100	COVER
C101-C102	EXISTING CONDITIONS
C102	GENERAL LAYOUT
C103	SITE PLAN
C104	GRADING PLAN
C105	UTILITY PLAN

CONTACTS

ENGINEERING

ENGINEERING PRIMARY 781-4200
Ronald L. Cowger, PE

ENGINEERING ALTERNATE 781-4200
Art Akin, PE

DEVELOPER / OWNER

Life Unlimited, Inc.
Julie Edlund, CEO
320 Armour Road
North Kansas City, MO 64116
(816) 474-3026

DESCRIPTION OF PROPOSED R-1C ZONING BOUNDARY:

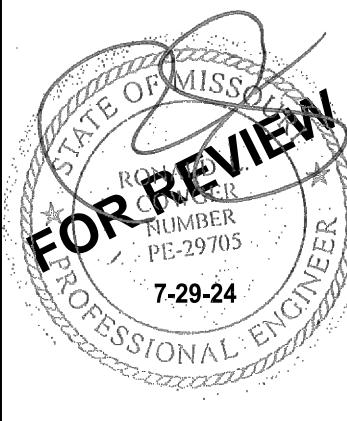
A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 53 NORTH, RANGE 32 WEST, OF THE 5TH P.M., IN THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI, PREPARED BY BRYAN F. HILL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER CORNER OF SAID SECTION 23; THENCE SOUTH 89°45'58" EAST, ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER, 50.00 FEET TO THE POINT OF BEGINNING OF HEREIN DESCRIBED TRACT; THENCE SOUTH 89°45'58" EAST, CONTINUING ALONG SAID NORTH LINE, 1127.08 FEET; THENCE SOUTH 00°44'24" WEST, 537.86 FEET; THENCE SOUTH 85°41'42" WEST, 576.54 FEET; THENCE NORTH 89°08'57" WEST, 573.85 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF FLINTLOCK ROAD AS IT NOW EXISTS; THENCE NORTH 00°51'03" EAST, ALONG SAID EAST RIGHT OF WAY LINE, 78.59 FEET; THENCE NORTHEASTERLY, CONTINUING ALONG SAID EAST RIGHT OF WAY LINE, ON A CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 246.54 FEET, A RADIUS OF 1482.39 FEET, A CHORD BEARING OF NORTH 05°33'46" EAST, AND A CHORD LENGTH OF 246.26 FEET; THENCE NORTH 00°47'54" EAST, CONTINUING ALONG SAID EAST RIGHT OF WAY LINE, 253.52 FEET TO THE POINT OF BEGINNING. CONTAINING 14.84 ACRES MORE OR LESS

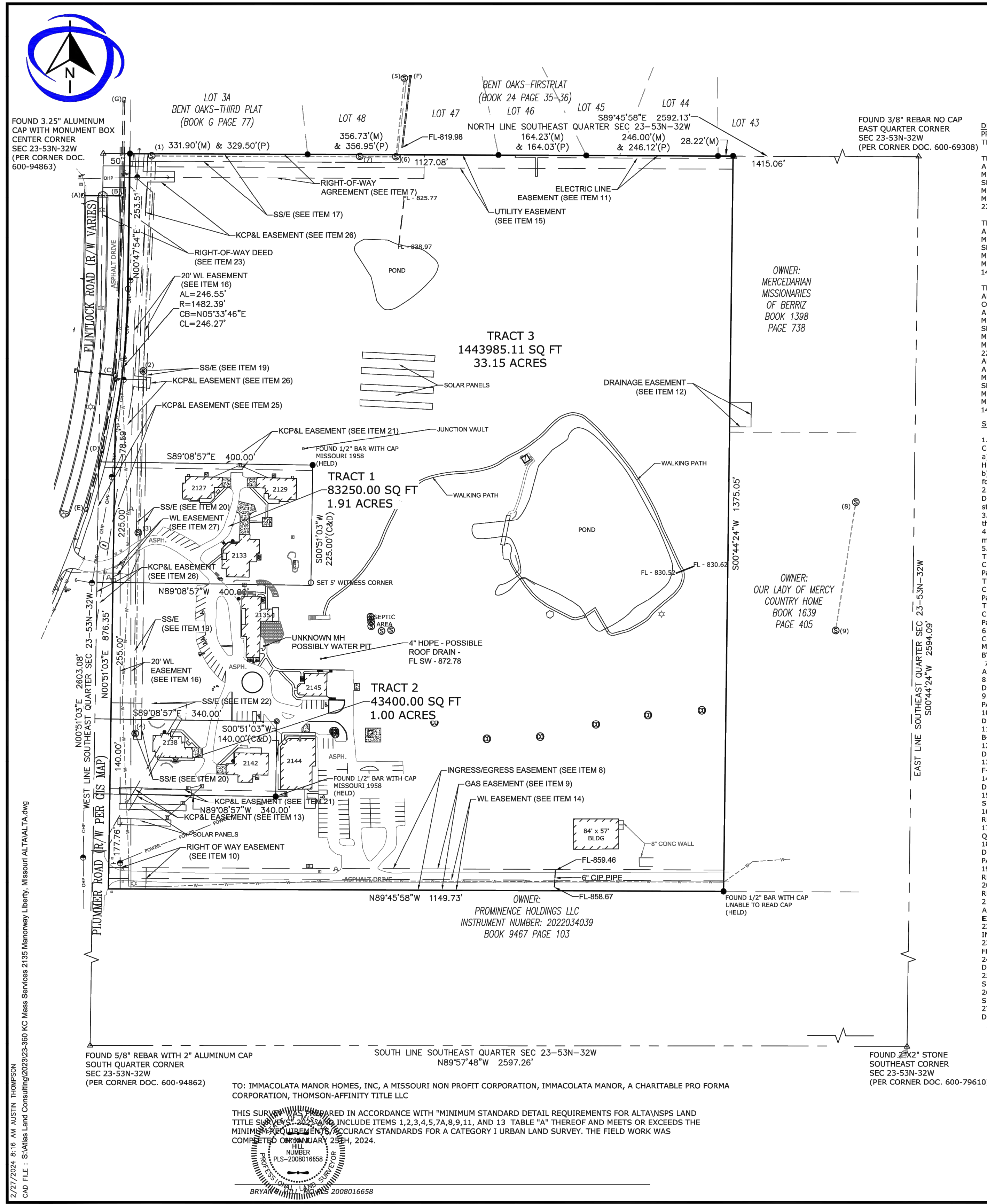
LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

7-24
SUBMITTAL TO CITY PLANNING DEPARTMENT
7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT
7-29-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT

COVER	DATE:
PROJECT:	7-29-24
SHEET NUMBER:	C100



AGC Engineers, Inc.
405 S. Leonard St., Suite D
Liberty, Missouri 64068
816.791.4200
Fax 781.3666
www.agcengineers.com



ALTA/NSPS LAND TITLE SURVEY

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, OF THE 5TH P.M. IN THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI

DESCRIPTION:
PROPERTY DESCRIPTION PER TITLE COMMITMENT NUMBER: 236404
THOMSON-AFFINITY TITLE LLC DATED JANUARY 23RD, 2024 AT 8:00 A.M.

TRACT 1:
A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, LIBERTY, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST, ALONG THE WEST LINE OF SAID QUARTER SECTION FOR 577.00 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 08 MINUTES 29 SECONDS EAST FOR 340.00 FEET; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST FOR 225.00 FEET; THENCE NORTH 89 DEGREES 08 MINUTES 29 SECONDS WEST FOR 400.00 FEET TO SAID WEST LINE; THENCE NORTH 0 DEGREES 51 MINUTES 31 SECONDS EAST ALONG SAID WEST LINE FOR 225.00 FEET TO THE POINT OF BEGINNING.

TRACT 2:
A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, LIBERTY, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST ALONG THE WEST LINE OF SAID QUARTER SECTION FOR 577.00 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 08 MINUTES 29 SECONDS EAST FOR 340.00 FEET; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST FOR 225.00 FEET; THENCE NORTH 89 DEGREES 08 MINUTES 29 SECONDS WEST FOR 400.00 FEET TO SAID WEST LINE; THENCE NORTH 0 DEGREES 51 MINUTES 31 SECONDS EAST ALONG SAID WEST LINE FOR 225.00 FEET TO THE POINT OF BEGINNING.

TRACT 3:
ALL OF THE NORTH 1375 FEET OF THE SOUTHEAST QUARTER, EXCEPT THE EAST 1415 FEET THEREOF IN SECTION 23, TOWNSHIP 51, RANGE 32, LIBERTY, CLAY COUNTY, MISSOURI, EXCEPT THAT PART IN ROAD AND EXCEPT THE FOLLOWING:
A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, LIBERTY, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST ALONG THE WEST LINE OF SAID QUARTER SECTION FOR 577.00 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 08 MINUTES 29 SECONDS EAST FOR 340.00 FEET; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST FOR 225.00 FEET; THENCE NORTH 89 DEGREES 08 MINUTES 29 SECONDS WEST FOR 400.00 FEET TO SAID WEST LINE; THENCE NORTH 0 DEGREES 51 MINUTES 31 SECONDS EAST ALONG SAID WEST LINE FOR 225.00 FEET TO THE POINT OF BEGINNING.

SCHEDULE B II

1. Note: The Company issuing this Informational Report is furnishing a 24-month 1. chain of title for informational purposes only as a customer courtesy. The Company has no other liability or obligation in connection with the information provided below. **(NOT A SURVEY MATTER)**

a) Warranty Deed recorded September 10, 2001 in Book 3413 at Page 715, from The Friends, a Missouri Pro Forma Corporation, Grantor, to Immacolata Manor Homes, Inc., Grantee. (Tracts 1 & 2) **(NOT A SURVEY MATTER)**

b) Deed recorded May 10, 2002 in Book 3631 at Page 254, from The Friends, a charitable pro forma corporation, Grantor, to Immacolata Manor, a charitable pro forma corporation, Grantee. (Tract 3) **(NOT A SURVEY MATTER)**

2. Deed of Trust executed by Immacolata Manor Homes, Inc., a Missouri not for profit corporation, to W. R. Greenwood, Trustee for Secretary of Housing and Urban Development (HUD), dated December 5, 2001 and recorded December 10, 2001 as Document No. Q-85075 in Book 3489 at Page 849, securing an obligation in the stated amount of \$1,240,200.00 and all other obligations secured thereby. (Affects Tracts 1 and 2) **(NOT A SURVEY MATTER)**

3. Terms and provisions of the Regulatory Agreement, recorded December 10, 2001 as Document No. Q-85076 in Book 3489 at Page 859, as more fully contained therein. (Tracts 1 & 2) **(NOT A SURVEY MATTER)**

4. Terms and provisions of the Capital Advance program Use Agreement, recorded December 10, 2001 as Document No. Q-85077 in Book 3489 at Page 866, as more fully contained therein. (Tracts 1 & 2) **(NOT A SURVEY MATTER)**

5. Note: Current tax records indicate the following taxes: **(NOT A SURVEY MATTER)**

TRACT 1: 2127 Manor Way:
City, state and county taxes for the year 2023 and prior years are Exempt.
Parcel No. 14-518-00-01-001.00

TRACT 2: 2138 Manor Way:
City, state and county taxes for the year 2023 and prior years are Exempt.
Parcel No. 14-518-00-01-001.02

TRACT 3: 2135 Manor Way:
City, state and county taxes for the year 2023 and prior years are Exempt.
Parcel No. 14-518-00-01-001.00

6. THE LAND LIES WITHIN THE BOUNDARIES OF THE PUBLIC WATER SUPPLY DISTRICT NO. 2, AS ESTABLISHED BY DECREE FILED IN THE CIRCUIT COURT OF CLAY COUNTY, MISSOURI, NOTICE OF WHICH IS GIVEN BY THE DOCUMENT RECORDED DECEMBER 24, 1958 AS DOCUMENT NO. 65917, BY THE DOCUMENT RECORDED MARCH 20, 1959 AS DOCUMENT NO. 66802, AND BY THE DOCUMENT RECORDED JUNE 8, 1992 IN BOOK 2125 AT PAGE 466, AND MAY BE SUBJECT TO ASSESSMENTS BY REASON THEREOF. **(BLANKET IN NATURE)**

7. RIGHT OF WAY AGREEMENT EASEMENT ESTABLISHED BY THE DOCUMENT RECORDED NOVEMBER 10, 1951 AS DOCUMENT NO. 8-49252 IN BOOK 732 AT PAGE 149, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

8. EASEMENT TO MERCEDARIAN MISSIONARIES OF BERRIZ, A MISSOURI CORPORATION ESTABLISHED BY THE DOCUMENT RECORDED MARCH 24, 1964 AS DOCUMENT NO. 8-74684 IN BOOK 812 AT PAGE 682, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

9. EASEMENT TO MISSOURI GAS SERVICE COMPANY ESTABLISHED BY THE DOCUMENT RECORDED JULY 30, 1964 AS DOCUMENT NO. 8-79049 IN BOOK 826 AT PAGE 453, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

10. EASEMENT TO MERCEDARIAN MISSIONARIES OF BERRIZ, A MISSOURI CORPORATION ESTABLISHED BY THE DOCUMENT RECORDED AUGUST 27, 1964 AS DOCUMENT NO. 8-80066 IN BOOK 829 AT PAGE 606, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

11. ELECTRIC LINE EASEMENT TO MISSOURI PUBLIC SERVICE COMPANY ESTABLISHED BY THE DOCUMENT RECORDED DECEMBER 11, 1964 AS DOCUMENT NO. 8-83473 IN BOOK 841 AT PAGE 51, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

12. SUBJECT TO TERMS AND CONDITIONS OF THE EASEMENT GRANT TO THE FRIENDS ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 27, 1986 AS DOCUMENT NO. F-27743 IN BOOK 1661 AT PAGE 167, AS MORE FULLY SET FORTH THEREIN. **(DOES NOT AFFECT SUBJECT PROPERTY)**

13. EASEMENT CONVEYANCE TO KANSAS CITY POWER & LIGHT COMPANY ESTABLISHED BY THE DOCUMENT RECORDED AUGUST 14, 1986 AS DOCUMENT NO. F-44620 IN BOOK 1699 AT PAGE 35, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

14. WATER LINE EASEMENT TO PUBLIC WATER SUPPLY DISTRICT NO. 2 OF CLAY COUNTY ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 18, 1987 AS DOCUMENT NO. F-43820 IN BOOK 1741 AT PAGE 439, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

15. UTILITY EASEMENT TO THE MAYOR, COUNCILMEN AND CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED SEPTEMBER 11, 1989 AS DOCUMENT NO. G-17636 IN BOOK 1931 AT PAGE 923, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

16. EASEMENT FOR PUBLIC WATERMAINS TO THE MAYOR, COUNCIL AND CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED AUGUST 10, 1995 AS DOCUMENT NO. L-83236 IN BOOK 2256 AT PAGE 827, AS MORE FULLY SET FORTH THEREIN.

17. EASEMENT FOR SANITARY SEWER MAINS TO IMMACOLATA HOMES, INC. ESTABLISHED BY THE DOCUMENT RECORDED NOVEMBER 27, 2001 AS DOCUMENT NO. Q-82318 IN BOOK 3475 AT PAGE 293, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

18. TERMS AND PROVISIONS OF THE DECLARATION OF CONDITIONS AND RESTRICTIONS CONTAINED IN THE DOCUMENT RECORDED MARCH 25, 2002 AS DOCUMENT NO. R-03394 IN BOOK 3586 AT PAGE 156 AND AMENDED BY THE DOCUMENT RECORDED MAY 23, 2002 AS DOCUMENT NO. R-14186 IN BOOK 3641 AT PAGE 633. **(BLANKET IN NATURE)**

19. EASEMENT FOR PUBLIC SANITARY SEWER MAINS TO THE MAYOR, CITY COUNCILMEN AND THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED MAY 24, 2002 AS DOCUMENT NO. R-14498 IN BOOK 3643 AT PAGE 297, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

20. EASEMENT FOR PUBLIC SANITARY SEWER MAINS TO THE MAYOR, CITY COUNCILMEN AND THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED MAY 24, 2002 AS DOCUMENT NO. R-14498 IN BOOK 3643 AT PAGE 300, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

21. EASEMENT CONVEYANCE TO THE MAYOR, CITY COUNCILMEN AND THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED MAY 28, 2002 AS DOCUMENT NO. R-14767 IN BOOK 3644 AT PAGE 846 AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN, ASSUMED LOCATION OF EASEMENTS BASED UPON EXISTING STRUCTURES. EASEMENT DOCUMENT AMBIGUOUS)**

22. DEED OF SEWER EASEMENT TO IMMACOLATA MANOR HOMES, INC. ESTABLISHED BY THE DOCUMENT RECORDED MARCH 11, 2003 AS DOCUMENT NO. R-74531 IN BOOK 4019 AT PAGE 676, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

23. RIGHT OF WAY EASEMENT TO THE MAYOR, COUNCILMEN AND CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54132 IN BOOK 4510 AT PAGE 811, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

24. TEMPORARY CONSTRUCTION EASEMENT TO THE MAYOR, CITY COUNCILMEN AND THE CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54133 IN BOOK 4510 AT PAGE 816, AS MORE FULLY SET FORTH THEREIN. **(DOCUMENT EXPIRED)**

25. EASEMENT CONVEYANCE TO KANSAS CITY POWER & LIGHT COMPANY ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54134 IN BOOK 4510 AT PAGE 819, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

26. EASEMENT CONVEYANCE TO KANSAS CITY POWER & LIGHT COMPANY ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54135 IN BOOK 4510 AT PAGE 823, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

27. EASEMENT FOR PUBLIC WATERMAINS TO THE MAYOR, CITY COUNCILMEN AND THE CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED JULY 19, 2006 AS DOCUMENT NO. 2006030947 IN BOOK 5437 AT PAGE 31, AS MORE FULLY SET FORTH THEREIN. **(AS SHOWN)**

28) Rights of the public, State of Missouri, County of Clay, and the Municipality of Liberty, Missouri, and to that part of the Land, taken or used for Flintlock Road, Manor Way and Plummer Road. **(NO DOCUMENTS PROVIDED, SHOWN PER RECORDS)**

ALTA/NSPS SURVEY

LEGEND

○ DENOTES SET 1/2" REBAR ALC KS CLS 363 MO CLS 2022014231

● DENOTES FOUND 1/2" REBAR NO CAP UNLESS NOTED OTHERWISE

△ DENOTES FOUND SECTION CORNER

WATER METER

TELEPHONE BOX

POWER POLE

FIRE HYDRANT

OVERHEAD POWER LINE

UNDERGROUND WATER LINE

TELEPHONE PEDESTAL

TRANSFORMER

GENERAL NOTES

1. THE BASIS OF BEARING SYSTEM FOR THIS SURVEY IS MISSOURI WESTZONE.

2. ALL DISTANCES SHOWN HEREON ARE GROUND DISTANCES IN FEET.

3. WE DID NOT OBSERVE ANY CONSTRUCTION ON THIS PROPERTY.

4. THE SUBJECT PROPERTY IS LOCATED WITHIN AREA OF MINIMAL FLOOD HAZARD AVAILABLE BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ON FLOOD INSURANCE RATE MAP NO. 29047C0229E, WITH A DATE OF IDENTIFICATION OF AUGUST 3RD, 2015 IN CLAY COUNTY, STATE OF MISSOURI, WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PREMISES IS SITUATED.

5. ON SITE PARKING WAS OBSERVED. 92 PARKING STALLS OBSERVED AND 5 ADA PARKING STALLS OBSERVED.

6. CURRENT ZONING - R1-A

7. PLUMBER ROAD RIGHT OF WAY PER PLANS PROVIDED BY LIBERTY GIS DEPARTMENT. PLANS ARE DONE BY HNTB DATED MAY 3, 2005.

STORM/SANITARY DETAILS

1	4 DIA PRECAST RH TOP - 824.05 FL IN S 8° P VC - 824.05 FL OUT E 8° P VC - 823.85
2	4 DIA PRECAST RH TOP - 847.47 FL IN S 8° P VC - 842.37 FL OUT N 8° P VC - 842.02
3	4 DIA PRECAST RH TOP - 853.31 FL IN S 8° P VC - 851.41 FL OUT N 8° P VC - 851.16
4	4 DIA PRECAST RH TOP - 863.26 FL IN S 8° P VC - 855.01 FL OUT E 8° P VC - 855.01
5	4 DIA PRECAST RH TOP - 862.10 FL IN S 8° P VC - 816.13 FL OUT E 8° P VC - 816.13
6	4 DIA PRECAST RH TOP - 823.22 FL IN S 8° P VC - 817.97 FL OUT N 8° P VC - 817.07
7	4 DIA PRECAST RH TOP - 831.22 FL IN S 8° P VC - 830.02 FL OUT E 8° P VC - 830.82
8	4 DIA PRECAST RH TOP - 823.17 FL IN S 8° P VC - 818.57 FL OUT NE 8° P VC - 818.32
9	4 DIA PRECAST RH TOP - 830.59 FL IN S 8° P VC - 823.09 FL OUT N 8° P VC - 822.79
A	6"X4 CONC CI TOP - 836.09 FL OUT E 30° CMP - 828.54 FL OUT E 30° CMP - 828.54
B	6"X4 CONC CI TOP - 836.13 FL IN W 30° CMP - 826.93 FL IN S 24° CMP - 828.07 FL OUT N 8° P VC - 828.79
C	6"X4 CONC CI TOP - 845.57 FL IN W 12° CMP - 840.73 FL IN S 18° CMP - 840.07 FL OUT N 24° CMP - 840.18
D	6"X4 CONC CI TOP - 850.12 FL IN S 12° CMP - 844.41 FL OUT N 18° CMP - 844.23 FL OUT E 30° CMP - 844.95
E	6"X4 CONC CI TOP - 852.63 FL IN S 12° CMP - 848.95 FL OUT E 30° CMP - 848.95
F	4"X3 CONC CI TOP - 852.34 FL IN S 24° CMP - 817.74
G	6"X4 CONC CI TOP - 834.67 FL IN S 30° CMP - 823.07

JOB NO: 23-360

SCALE

120 60 0 120

SCALE IN FEET

SEC-TWN-RNG

23-51N-32W

DATE

FEBRUARY 1, 2024

LIFE UNLIMITED

ADDRESS: 2135 MANORWAY
LIBERTY, MO 64068

PREPARED FOR

LIBERTY DR

FLINTLOCK RD

Project Location

NW 1/4 NE 1/4

SW 1/4 SE 1/4

S LIBERTY HWY

SECTION 23-53N-32W

1"=2000' SCALE

SHEET 1 OF 2

LIFE UNLIMITED, INC.

THE TRAILS NEIGHBORHOOD - PHASE 1

DEVELOPMENT PLAN / PRELIMINARY PLAT

7-5-24

7-19-24

7-26-24

SUBMITTAL TO CITY PLANNING DEPARTMENT

RESUBMITTAL TO CITY PLANNING DEPARTMENT

RESUBMITTAL TO CITY PLANNING DEPARTMENT

EXISTING CONDITIONS

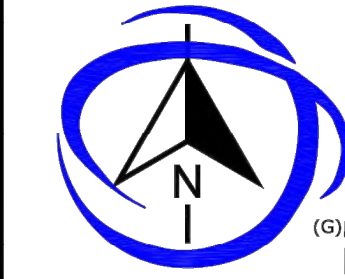
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DATE:

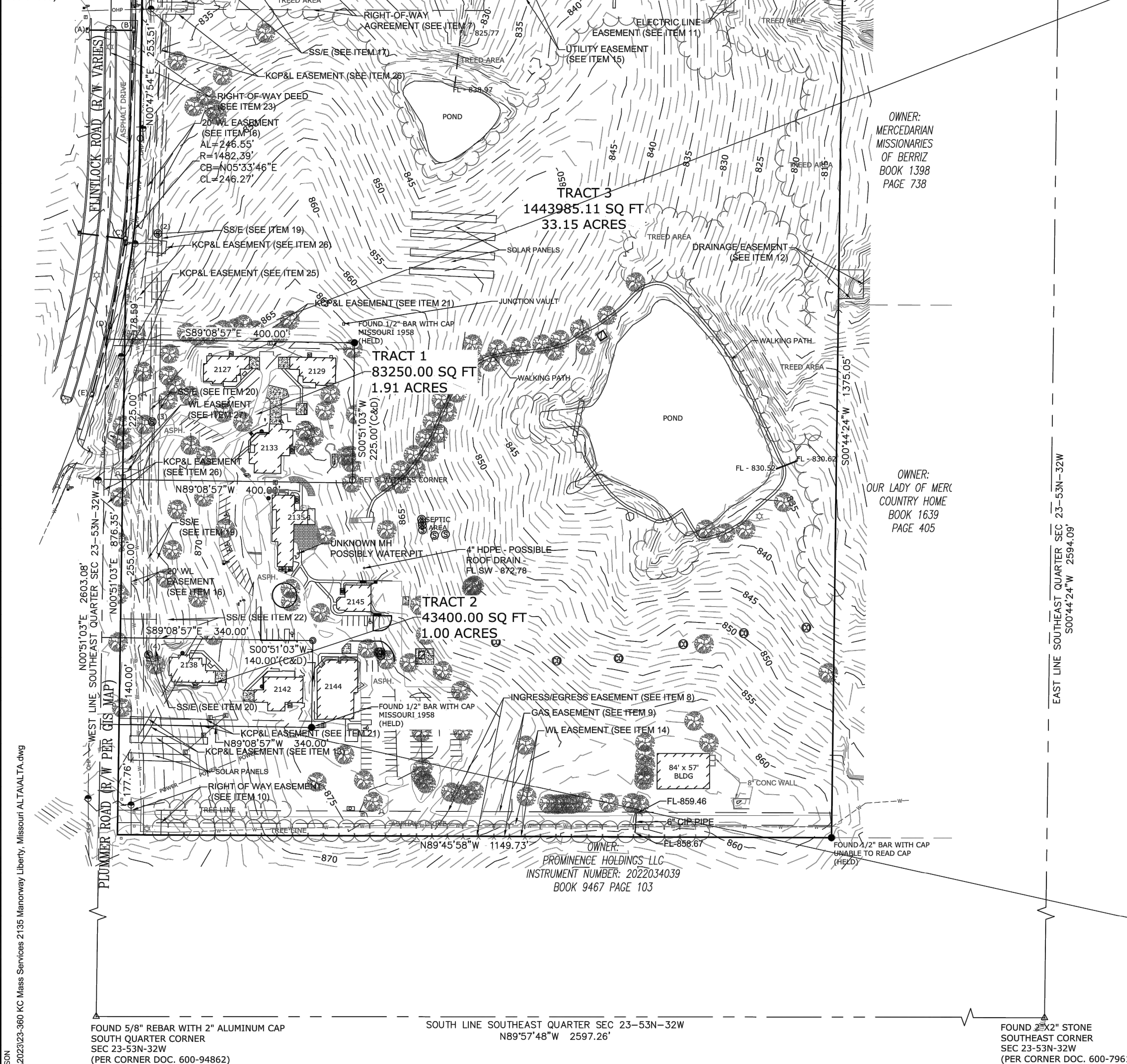
7-26-24

SHEET NUMBER:

C101



FOUND 3.25" ALUMINUM
CAP WITH MONUMENT BOX
CENTER CORNER
SEC 23-53N-32W
(PER CORNER DOC.
600-94863)



FOUND 5/8" REBAR WITH 2" ALUMINUM CAP
SOUTH QUARTER CORNER
SEC 23-53N-32W
(PER CORNER DOC. 600-94862)

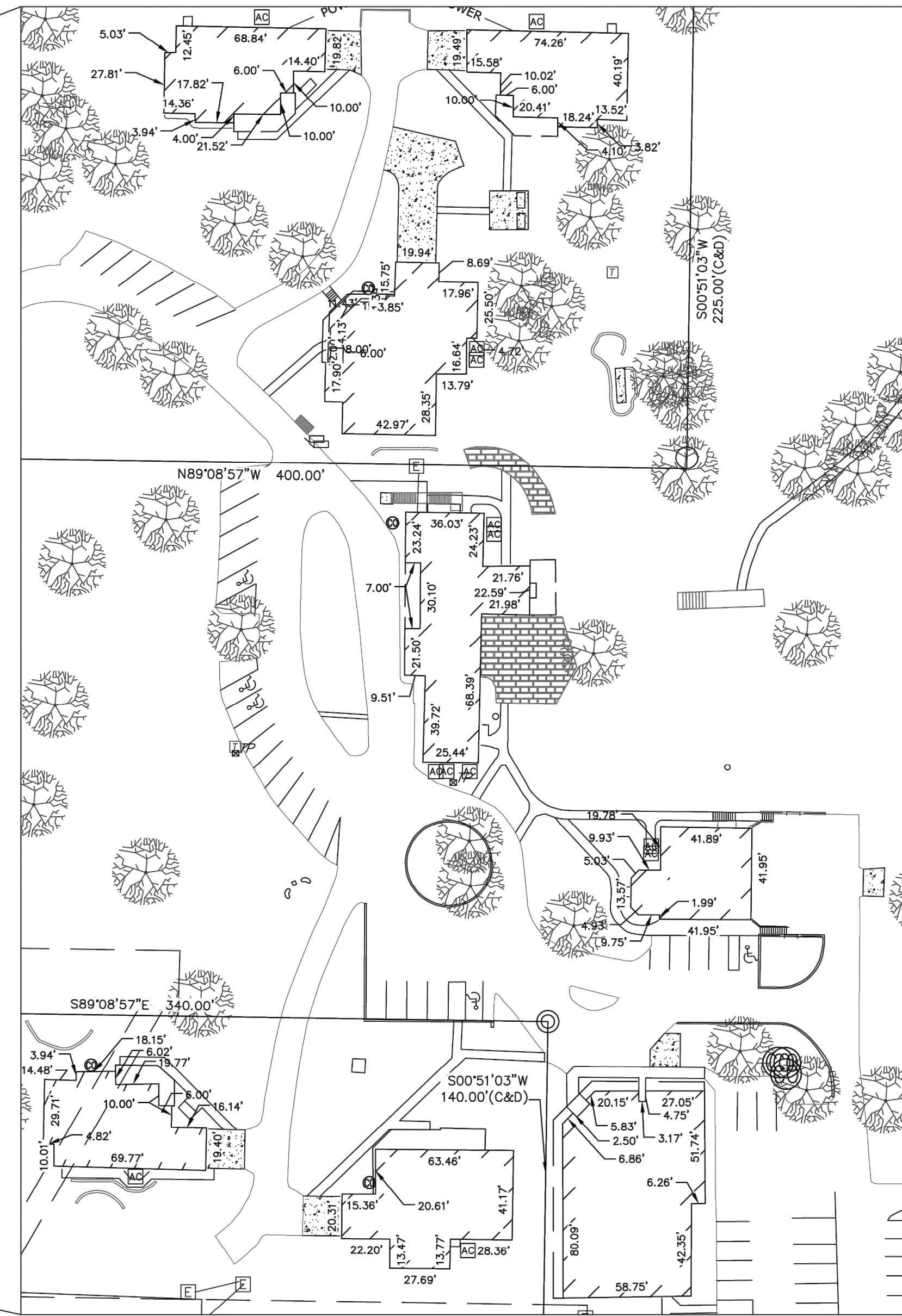
TO: IMMACOLATA MANOR HOMES, INC., A MISSOURI NON PROFIT CORPORATION, IMMACOLATA MANOR, A CHARITABLE PRO FORMA CORPORATION, THOMSON-AFFINITY TITLE LLC

THIS SURVEY WAS PREPARED IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS" WHICH INCLUDE ITEMS 1, 2, 3, 4, 5, 7, 8, 9, 11, AND 13 TABLE "A" THEREOF AND MEETS OR EXCEEDS THE MINIMUM REQUIREMENTS FOR ACCURACY STANDARDS FOR A CATEGORY I URBAN LAND SURVEY. THE FIELD WORK WAS COMPLETED ON JANUARY 25TH, 2024.



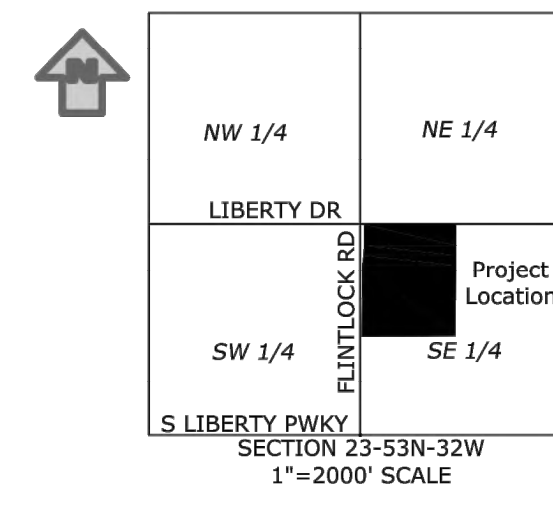
ALTA/NSPS LAND TITLE SURVEY

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 51 NORTH,
RANGE 32 WEST, OF THE 5TH P.M. IN THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI

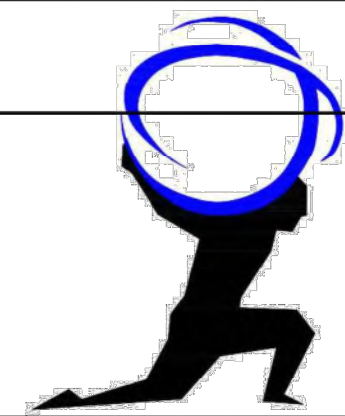


SITE DETAIL

SCALE IN FEET



SHEET 2 OF 2



ALC
ATLAS LAND CONSULTING
SURVEYING | ENGINEERING | DRONE | CAD
14500 Parallel Road, Unit R, Bluebell KS 66007
ANDREA@ALCONSULT.LLC.COM

ALTA/NSPS SURVEY

LEGEND

- DENOTES SET 1/2" REBAR ALC KS CLS 363 MO CLS 2022014231
- DENOTES FOUND 1/2" REBAR NO CAP UNLESS NOTED OTHERWISE
- DENOTES FOUND SECTION CORNER
- WATER METER
- TELEPHONE BOX
- POWER POLE
- FIRE HYDRANT
- OVERHEAD POWER LINE
- UNDERGROUND WATER LINE
- TP TELEPHONE PEDESTAL
- E TRANSFORMER

GENERAL NOTES

1. THE BASIS OF BEARING SYSTEM FOR THIS SURVEY IS MISSOURI WESTZONE.
2. ALL DISTANCES SHOWN HEREON ARE GROUND DISTANCES IN FEET.
3. WE DID NOT OBSERVE ANY CONSTRUCTION ON THIS PROPERTY.
4. THE SUBJECT PROPERTY IS LOCATED WITHIN AREA OF MINIMAL FLOOD HAZARD AVAILABLE BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ON FLOOD INSURANCE RATE MAP NO. 29047C0229E, WITH A DATE OF IDENTIFICATION OF AUGUST 3RD, 2015 IN CLAY COUNTY, STATE OF MISSOURI, WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PREMISES IS SITUATED.
5. ON SITE PARKING WAS OBSERVED. 92 PARKING STALLS OBSERVED AND 5 ADA PARKING STALLS OBSERVED.
6. CURRENT ZONING - R1-A
7. PLUMBER ROAD RIGHT OF WAY PER PLANS PROVIDED BY LIBERTY GIS DEPARTMENT. PLANS ARE DONE BY HNTB DATED MAY 3, 2005.
8. BUILDING FOOTPRINTS BASED ON ROOF LINE.

STORM/SANITARY DETAILS

1	4" DIA PRECAST MH TOP - 820.50 FL IN 5' 8" PVC - 824.05 FL OUT 8' 8" PVC - 823.87
2	4" DIA PRECAST MH TOP - 847.47 FL IN 5' 8" PVC - 842.37 FL OUT 8' 8" PVC - 842.02
3	4" DIA PRECAST MH TOP - 862.31 FL IN 5' 8" PVC - 851.41 FL OUT 8' 8" PVC - 851.10
4	4" DIA PRECAST MH TOP - 862.24 FL IN 5' 8" PVC - 855.01 FL OUT 8' 8" PVC - 855.01
5	4" DIA PRECAST MH TOP - 822.13 FL IN 5' 8" PVC - 816.13 FL OUT 8' 8" PVC - 816.13
6	4" DIA PRECAST MH TOP - 825.22 FL IN 5' 8" PVC - 817.97 FL OUT 8' 8" PVC - 817.07
7	4" DIA PRECAST MH TOP - 831.22 FL IN 5' 8" PVC - 820.02 FL OUT 8' 8" PVC - 819.82
8	4" DIA MH TOP - 823.17 FL IN 5' 8" PVC - 818.57 FL OUT 8' 8" PVC - 818.32
9	4" DIA MH TOP - 820.59 FL IN 5' 8" PVC - 823.00 FL OUT 8' 8" PVC - 822.79
A	6"X4" CONC CI TOP - 838.07 FL OUT E 30' CMP - 828.54
B	6"X4" CONC CI TOP - 836.17 FL IN W 30' CMP - 828.87 FL IN S 30' CMP - 828.03 FL OUT N 30' CMP - 826.73
C	6"X4" CONC CI TOP - 845.57 FL IN W 12' CMP - 840.73 FL IN S 12' CMP - 840.47 FL OUT N 12' CMP - 840.18
D	6"X4" CONC CI TOP - 850.17 FL IN S 12' CMP - 844.47 FL OUT N 12' CMP - 844.23
E	6"X4" CONC CI TOP - 852.60 FL OUT N 12' CMP - 848.95
F	4"X2" CONC CI TOP - 822.42 FL IN S 30' CMP - 817.74
G	6"X4" CONC CI TOP - 834.67 FL IN S 30' CMP - 823.03

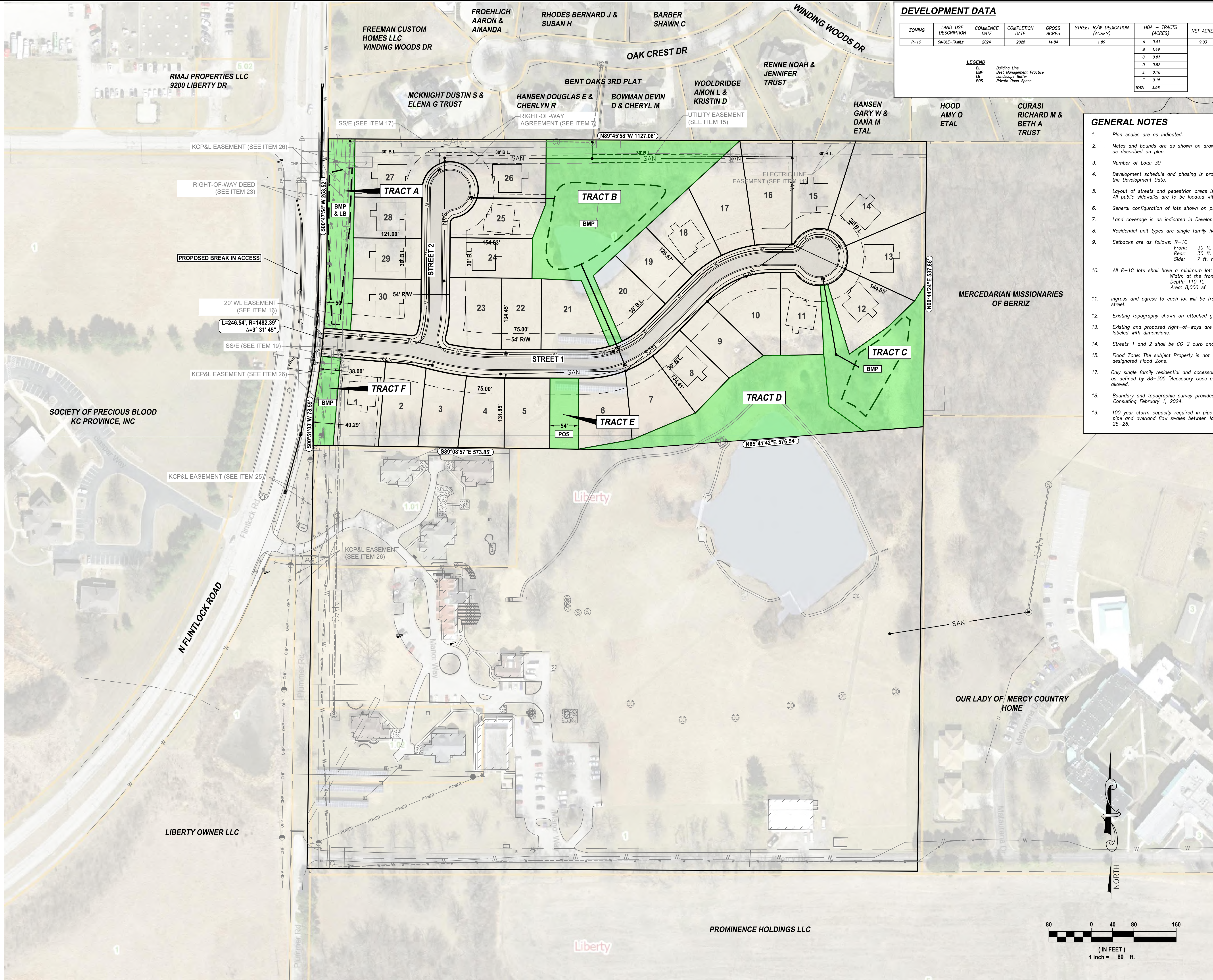
JOB NO: 23-360

SCALE 1"=200' SCALE IN FEET	PREPARED FOR LIFE UNLIMITED ADDRESS: 2135 MANORWAY LIBERTY, MO 64068
SEC-TWN-RNG 23-51N-32W	DATE FEBRUARY 1, 2024

LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT
7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT
7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT
7-26-24

EXISTING CONDITIONS
PROJECT: 23-51N-32W
DATE: 7-26-24
SHEET NUMBER: C102

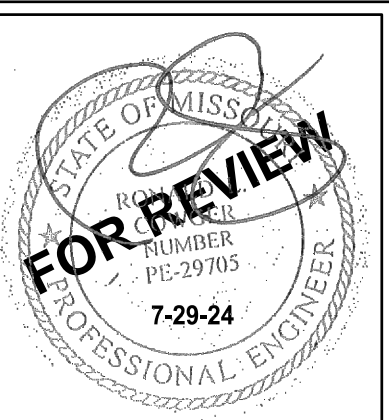


DEVELOPMENT DATA										
ZONING	LAND USE DESCRIPTION	COMMENCE DATE	COMPLETION DATE	GROSS ACRES	STREET R/W DEDICATION (ACRES)	HOA - TRACTS (ACRES)	NET ACRES	DWELLING UNITS	GROSS DENSITY	
R-1C	SINGLE-FAMILY	2024	2028	14.84	1.89	A 0.41	9.03	30	2.02	
						B 1.49				
						C 0.83				
						D 0.92				
						E 0.16				
						F 0.15				
						TOTAL 3.96				

LEGEND

BL Building Line
BMP Best Management Practice
LB Landscape Buffer
POS Private Open Space

- GENERAL NOTES**
- Plan scales are as indicated.
 - Metes and bounds are as shown on drawing. Legal Description is as described on plan.
 - Number of Lots: 30
 - Development schedule and phasing is proposed as indicated in the Development Data.
 - Layout of streets and pedestrian areas is as indicated on plan. All public sidewalks are to be located within right-of-way.
 - General configuration of lots shown on plan.
 - Land coverage is as indicated in Development Data.
 - Residential unit types are single family homes.
 - Setbacks are as follows: R-1C
Front: 30 ft. min.
Rear: 30 ft. min.
Side: 7 ft. min.
 - All R-1C lots shall have a minimum lot:
Width: at the front bldg. line 70 ft.
Depth: 110 ft.
Area: 8,000 sf
 - Ingress and egress to each lot will be from a dedicated public street.
 - Existing topography shown on attached grading plan.
 - Existing and proposed right-of-ways are shown on plan and labeled with dimensions.
 - Streets 1 and 2 shall be CG-2 curb and gutter.
 - Flood Zone: The subject Property is not located in FEMA designated Flood Zone.
 - Only single family residential and accessory uses and structures as defined by 88-305 "Accessory Uses and Structures" are allowed.
 - Boundary and topographic survey provided by ALC Atlas Land Consulting February 1, 2024.
 - 100 year storm capacity required in pipe or a combination of in pipe and overland flow swales between lots, 11-12, 20-21 and 25-26.

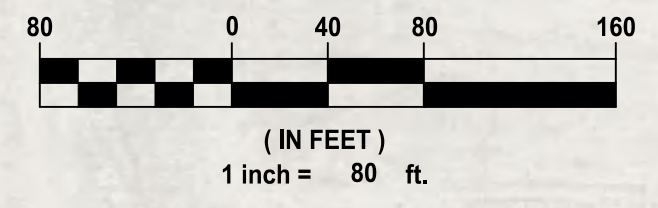


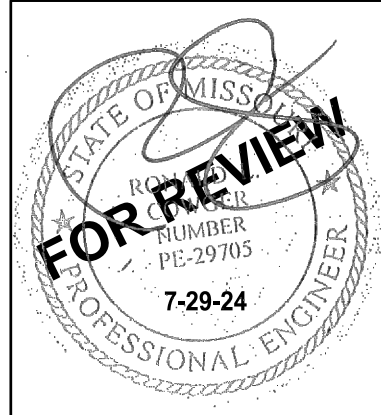
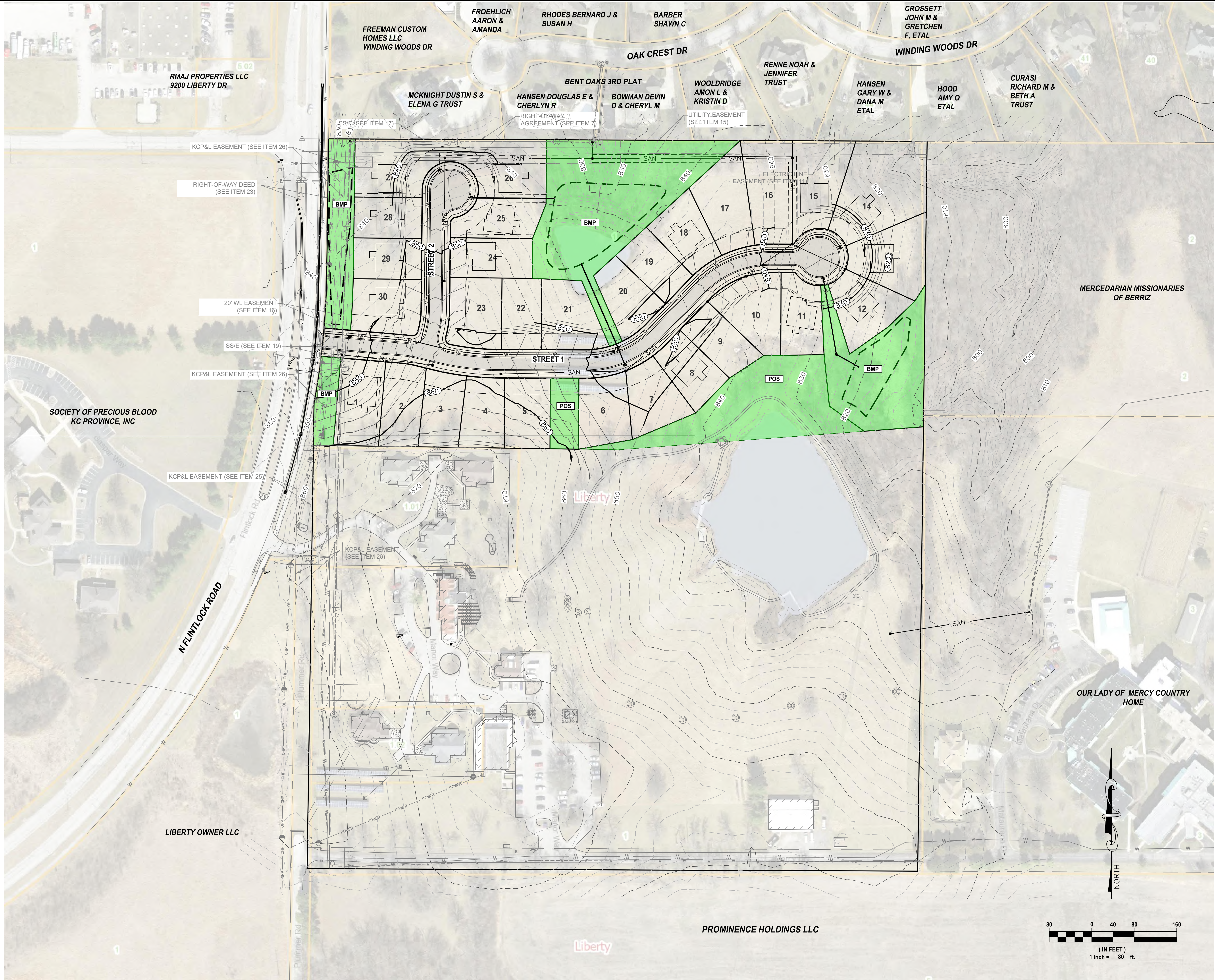
AGC Engineers, Inc.
405 S. Leonard St., Suite D
Liberty, Missouri 64068
916.781.1200
fax 916.781.5666
www.agcengineers.com

LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

GENERAL LAYOUT PLAN
PROJECT: **C103**
DATE: 7-29-24
SHEET NUMBER:



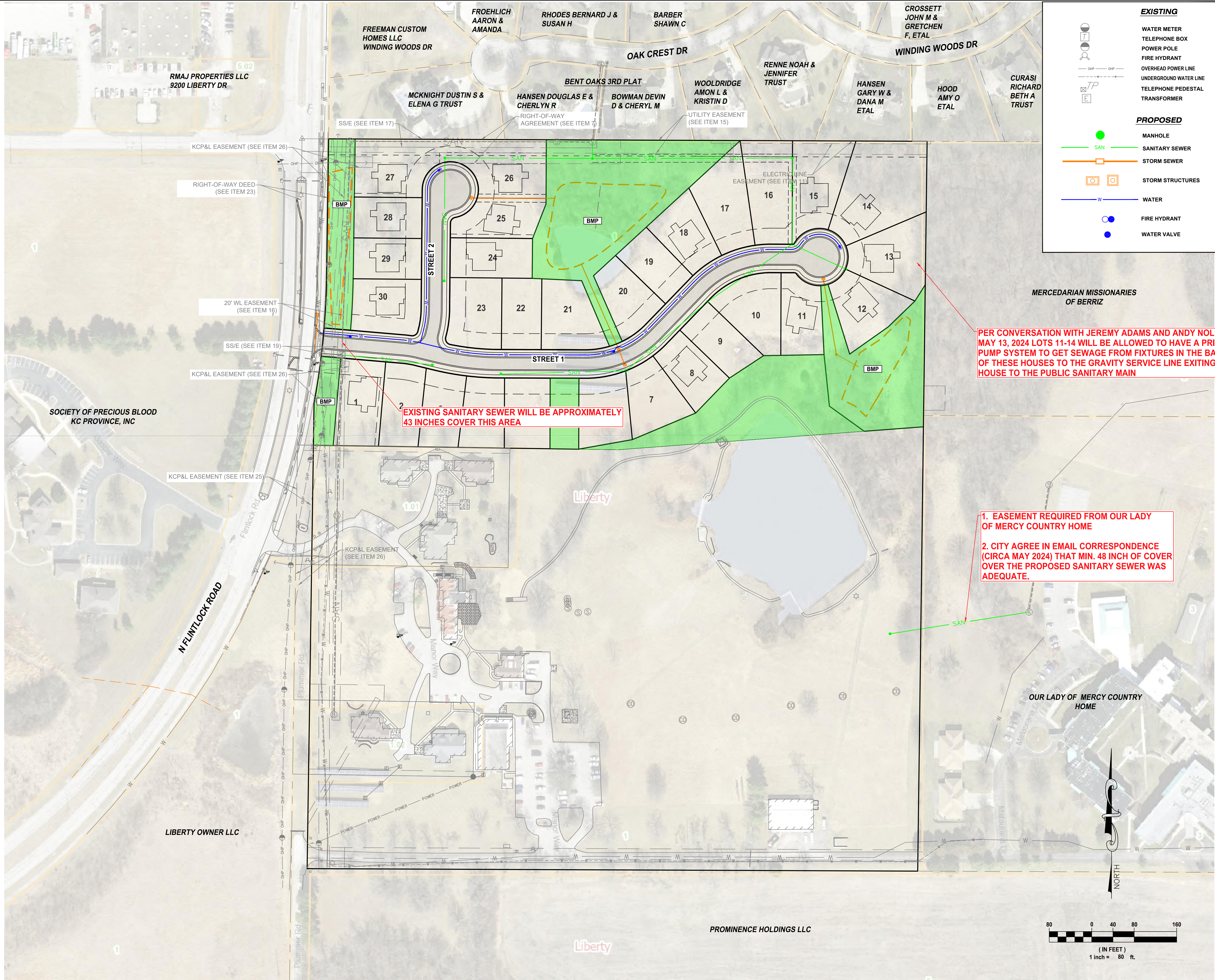


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LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

GRADING PLAN
PROJECT: **THE TRAILS NEIGHBORHOOD - PHASE 1**
DATE: **7-26-24**
SHEET NUMBER: **C104**



LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

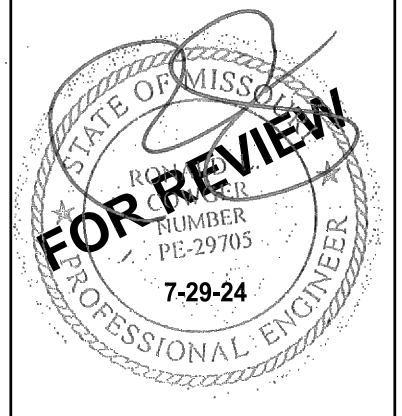
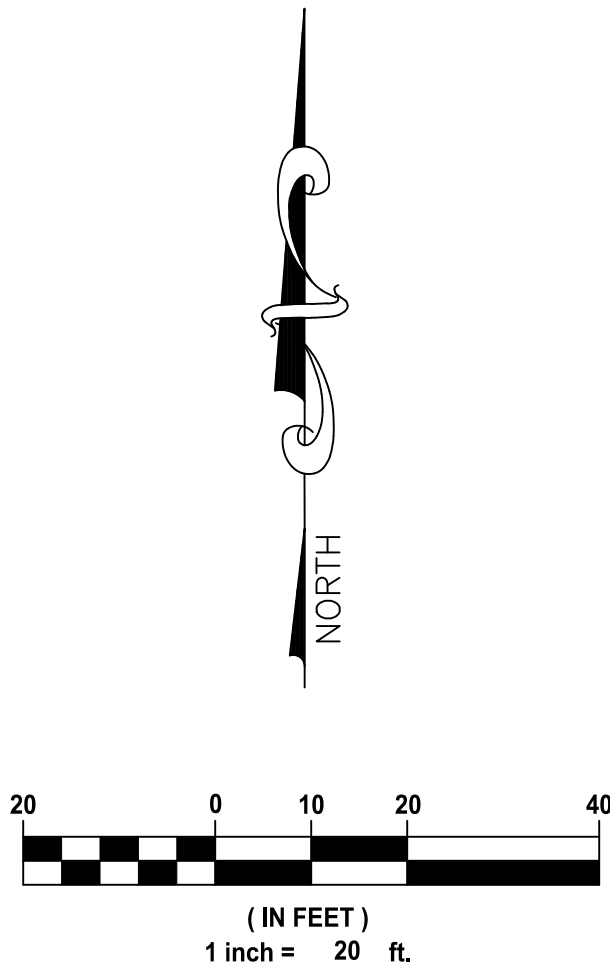
UTILITY PLAN
PROJECT: DATE: 7-29-24
SHEET NUMBER: C105

FOR REVIEW

AGC Engineers, Inc.
405 S. Leonard St., Suite D
Liberty, Missouri 64068
916-781-4200
fax 916-781-5666
www.agcengineers.com

PLANTING SCHEDULE						
Quantity	Symbols	Common Name	Botanical Name	Planting Size	Mature Height/ Spacing	Notes
		Conifer				
14		Green Giant Arborvitae	Thuja "Green Giant"	6'-8" Height (B&B)	40'/10'-15'	Pyramidal
Ornamental/Flowering Trees						
6		Eastern Redbud	Cercis Canadensis	1.5" caliper	9'-15'/10'-15'	Flat Top

Native Missouri prairie seed mix will be planted on Tract A. Please note that some of Tract A is required to be used for Stormwater Mitigation and may not be planted depending on Engineering Department review/approval.

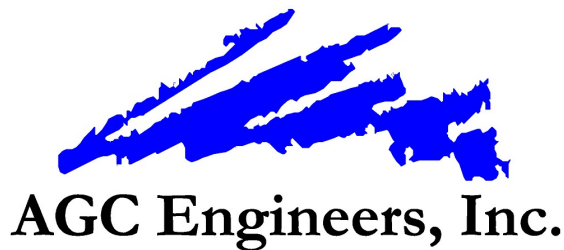


AGC Engineers, Inc.
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LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

LANDSCAPE PLAN	
PROJECT:	DATE: 7-29-24
SHEET NUMBER:	C106



August 14, 2024

Kyle McGinnis, Planner
City of Liberty
101 E. Kansas
Liberty, Missouri 64068

**RE: PZ Case 24-22R&PDP – request for two (2) variances
Rezoning from R-1A to R-1C and Preliminary Development Plan for 14.8 +/-
acres of land at 2135 Manor Way**

Dear Mr. McGinnis;

We respectfully request the City approve a variance to 30-93.6 (2) accepting an effective landscape buffer of 50 ft for Lots 27-30 for the following reasons.

1. Lots 27-30 are the only lots within the proposal subdivision that back onto Flintlock.
2. The focus seems to be separating the house from the arterial street. The front property line (along Street 2) is 177 ft to 178 ft from the east edge of Flintlock R/W. This is 67 ft to 68 ft over the min. lot depth of 110 ft,
3. There are several existing utilities along the Flintlock corridor.
4. Power companies do not like trees under their power lines (berms can violate NEC conductor clearance conditions),
5. Underground utility companies (City included) typically do not want berms as they create excess material to excavate during potential maintenance work,
6. No utility company wants to work around trees and fight with HOA or home owners about replanting them if the utility must remove the landscape for new construction or repair work,
7. Other developments have been accepted with 50 ft buffers,
8. In reviewing Bent Oaks and the Spanos Apartment complex approved along Flintlock, the landscape buffer appears to be approx 30-35 ft.

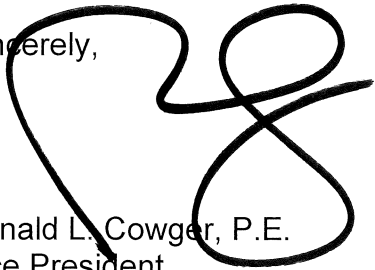
9. The 50 ft buffer will also be used for stormwater mitigation (BMP-Water Quality) as required by the Engineering Department.

UDO Section 30-93.1 (4) states that cul-de-sac not be greater than 800 ft long. Respectively, we request a **7.9 ft** cul-de-sac length variance based on the following justification

1. Fire Code typically allows up to 30 homes on a cul-de-sac regardless of length.
2. As measured from the intersection with Street 2 to the center of Street 1 cul-de-sac the distance is 807.9 ft.
3. Once the street is constructed and operational, it is highly unlikely that anyone (including fire and/or police departments) using the street will experience an appreciable inconvenience or hardship as a result of the street being 807.9 ft long.

Thank you for your consideration and please feel to call at 816-979-1255 if you have questions.

Sincerely,



Ronald L. Cowger, P.E.
Vice President

cc: Julie Edlund – Life Unlimited, Inc

A. PZ Case 24-22R&PDP: Rezoning from R-1A to R-1C and Preliminary Development Plan for The Trails Neighborhood at 2135 Manor Way.

Mr. McGinnis presented the case to the commission as described in the staff report.

Chairman Rosekrans asked if the commission had any questions of staff.

Commissioner Dilts asked for clarification regarding the City's rationale for the required 100-foot landscape buffer between arterial roadways and the rear of residential lots. Ms. Sharp explained that the landscaped buffer requirement has been a part of the Unified Development Ordinance (UDO) since 2005 to limit the impact busy roadways may have on nearby homes. The City has received and approved similar variance requests for developments along S. Withers Road in recent years; there was a level of comfort in approving such variance requests as S. Withers Road, similar to Flintlock, does not function in the same way as other busy corridors, such as S. Liberty Parkway.

Commissioner Dilts asked for more details regarding the City's regulation limiting cul-de-sacs to a maximum length of 800 feet. Ms. Sharp stated that the UDO used to limit cul-de-sacs to a maximum length of 600 feet, as shorter block lengths encourage street connectivity in a general sense; however, following feedback from multiple developers regarding the severity of this limitation, the City increased the maximum length for cul-de-sacs to 800 feet. Ms. Sharp noted that whereas stub streets are encouraged to promote the extension of roads to areas awaiting development, this site's topographic and waterway features informed the developer's decision to propose a cul-de-sac instead.

Commissioner Personett asked from where the cul-de-sac measurement is taken. Mr. Martinez stated that the measurement begins at the centerline of the intersection of the nearest street and extends to the center of the radius of the proposed cul-de-sac.

Chairman Rosekrans invited the applicant forward to speak.

Ron Cowger of AGC Engineers, 405 S. Leonard Road in Liberty, MO, introduced himself as the representative for Life Unlimited, the property owner. Mr. Cowger stated that he has worked in a number of communities, and each limits cul-de-sacs to a different maximum length. The International Fire Code (IFC) speaks to a maximum of 30 homes on a single dead-end street. The proposed subdivision has, at most, 23 homes on a single dead-end street, with a total of 30 homes fronting on both cul-de-sacs. Mr. Cowger noted that this site presents topographic challenges; with Little Shoal Creek to the east and no available connections to the Bent Oaks subdivision to the north, a cul-de-sac makes more sense than providing a stub street that will likely never be extended to future development.

Speaking to the reduced buffer variance request, Mr. Cowger stated that the buffer is intended to provide protection for residential properties from the impacts of busy roadways, but that nearby developments have already provided narrower buffers along Flintlock. The Bent Oaks subdivision to the north of the site provides a 35-foot building setback from the Flintlock right-of-way line, as does the Liberty Parkway Apartments project to the south of Life Unlimited's property. In this sense, the

variance request will not differ greatly from the established appearance along this portion of Flintlock.

Chairman Rosekrans suggested that the variance request narrative, specifically item #3 pertaining to the cul-de-sac variance, be modified to better reflect the intent of the proposal and eliminate confusion. Commissioner Dilts agreed. Mr. Cowger stated that he would update the narrative to reflect their suggestions prior to the case's consideration by the City Council.

Commissioner Holt asked whether the proposed homes are meant to be occupied by Life Unlimited clients, or if they would be available for purchase by the public generally.

Julie Edlund, the Chief Executive Officer for Life Unlimited, introduced herself to the Commission and explained that the majority of the homes would be constructed using grant funding obtained from the state and the U.S. Department of Housing and Urban Development; those homes would be available to those with developmental disabilities. Of the 30 homes proposed, between six and eight would be available for purchase by others, such as families of clients living in the subdivision or seniors. The primary goal of the subdivision is to provide accessible, quality housing to a community that, on average, has very little monthly income available to them. Life Unlimited maintains homes throughout Clay County, and keeps on-staff a maintenance crew that cares for the interior and exterior of the homes.

Commissioner Holt stated that the homes would be single-family in nature, but would house a small number of unrelated tenants, typically. Ms. Edlund confirmed that would be the case.

Commissioner Personett asked for clarification whether Life Unlimited would maintain ownership of those homes built for the developmentally disabled. Ms. Edlund confirmed that would be the case, and that the homes would be retained within a Home Owners Association.

Chairman Rosekrans asked if the commission had any further questions for the applicant. Seeing none, he opened the public hearing and asked if there were any persons in the audience that would like to speak for or against the requested rezoning and preliminary development plan. Seeing none, he closed the public hearing.

Chairman Rosekrans asked if the commission had any further questions for staff or the applicant.

Commissioner Reinier asked for an explanation as to why Lots 11 through 14 require sewage pumping stations. Mr. Cowger explained that, due to the topography on the east edge of the development, the above-grade portions of those homes would be served by gravity sewer, but that any sewage fixtures in their basements would require pumping stations to reach the gravity-fed lines above. Approval for these pumping stations has already been provided by the City's Building Official, Jeremy Adams, and Utilities Director, Andy Noll. These pumping stations would be interior to the homes.

Chairman Rosekrans asked for further details regarding the existing ponds on the property, and how they may be utilized or altered. Mr. Cowger explained that the north pond would serve as the site's primary stormwater area, and that they hope for it to be a dry-bed feature. In the interest of resident safety, the pond would likely be fenced. Chairman Rosekrans asked whether the south pond would remain wet, and noted that it is not currently fenced. Mr. Cowger confirmed that the south pond would remain wet and noted that Life Unlimited is considering whether to fence the area due to those same concern of resident safety. This would be determined prior to the final development plan.

Commissioner Reinier asked what Life Unlimited intends to do with the solar panels currently on the property within the area of the proposed subdivision. Mr. Cowger stated that the panels would be deconstructed and relocated elsewhere on the site, and that Life Unlimited is considering the use of roof-mounted solar panels on the proposed homes to assist in the reduction of utility expenses.

Chairman Rosekrans asked whether the commission had any additional questions or comments. Seeing none, Chairman Rosekrans asked for a motion.

Action: Commissioner Holt moved to approve the case as presented in the staff report including both variances, Commissioner Reinier seconded the motion.

Vote: Motion passed 7-0-0

Yes: All

No: None

Abstain: None

Chairman Rosekrans said the case would be heard in front of the City Council on Monday, August 26, 2024.

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF LIBERTY, MISSOURI BY REZONING 14.8 ACRES AT 2135 MANOR WAY TO R-1C, "STANDARD SINGLE-FAMILY RESIDENTIAL" DISTRICT FOR LIFE UNLIMITED'S THE TRAILS NEIGHBORHOOD

BE IT ORDAINED by the City Council of the City of Liberty, Missouri as follows:

SECTION I

WHEREAS, the City Council finds that the rezone described duly conforms to the standards and requirements of the Unified Development Ordinance of the City of Liberty, Missouri, but for the variances described in SECTION III, the official zoning map shall be and the same is hereby amended rezoning 2135 Manor Way in the City of Liberty, Clay County, Missouri, the legal description of which is as follows:

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 53 NORTH, RANGE 32 WEST, OF THE 5TH P.M., IN THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI, PREPARED BY BRYAN F. HILL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER CORNER OF SAID SECTION 23; THENCE SOUTH 89°45'58" EAST, ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER, 50.00 FEET TO THE POINT OF BEGINNING OF HEREIN DESCRIBED TRACT; THENCE SOUTH 89°45'58" EAST, CONTINUING ALONG SAID NORTH LINE, 1127.08 FEET; THENCE SOUTH 00°44'24" WEST, 537.86 FEET; THENCE SOUTH 85°41'42" WEST, 576.54 FEET; THENCE NORTH 89°08'57" WEST, 573.85 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF FLINTLOCK ROAD AS IT NOW EXISTS; THENCE NORTH 00°51'03" EAST, ALONG SAID EAST RIGHT OF WAY LINE, 78.59 FEET; THENCE NORTHEASTERLY, CONTINUING ALONG SAID EAST RIGHT OF WAY LINE, ON A CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 246.54 FEET, A RADIUS OF 1482.39 FEET, A CHORD BEARING OF NORTH 05°33'46" EAST, AND A CHORD LENGTH OF 246.26 FEET; THENCE NORTH 00°47'54" EAST, CONTINUING ALONG SAID EAST RIGHT OF WAY LINE, 253.52 FEET TO THE POINT OF BEGINNING. CONTAINING 14.84 ACRES MORE OR LESS.

SECTION II

The City Council finds and declares that, prior to any action on the amendment herein described, all requirements pertaining to notices and hearings have been fulfilled.

SECTION III

Any and all development within the above-described lot shall comply with all applicable standards and requirements as set forth in the City Code of the City of Liberty, Missouri except for the following variances:

1. A variance request to reduce the required buffer adjacent to an arterial roadway from 100 feet to 50 feet (UDO Sec. 30-93.6 (2)); and
2. A variance request to exceed the maximum cul-de-sac length of 800 feet by approximately eight feet, for an approximate cul-de-sac length of 808 feet (UDO Sec. 30-93.1 (4)).

ORDINANCE NO. _____ (CONT.)

SECTION IV

This Ordinance shall be in full force and effect from and after its passage by the City Council and approval by the Mayor.

PASSED by the City Council this _____ day of _____, 2024.

MAYOR

ATTEST:

DEPUTY CITY CLERK

APPROVED by the Mayor this _____ day of _____, 2024.

MAYOR



STAFF REPORT

Planning and Zoning Case #24-27A

Staff: Michael Peterman, City Planner

Date: August 26, 2024

GENERAL INFORMATION

Application: Amendment to UDO Section 30-80.1 (7) Accessory Uses, The Keeping of Livestock, to specifically prohibit crowing hens in residential districts.

HISTORY

The Unified Development Ordinance (UDO) was approved in April 2005. A change to the UDO requires a public hearing at Planning Commission and City Council. In 2010 the City Council approved Ordinance 9559 changing the Accessory Uses portion of the UDO allowing for the keeping of Backyard Hens in residential zoning districts on lots less than 30,000 square feet. The amendment being proposed at this time addresses multiple comments from the citizens.

The original language as it exists in the UDO is seen in black type, a strikethrough indicates a proposed language removal and red type represents the proposed change.

PROPOSED ORDINANCE – KEEPING OF LIVESTOCK

In **Section 30-80.1 (7) b** the UDO addresses the keeping of hens in residential districts, allowing for the keeping of up to six hens on residential property. These regulations are not applicable to agricultural properties and are intended to regulate the keeping of livestock on residential property less than 2/3 of an acre. Within the Code, certain limitations are detailed, such as the prohibition of roosters. Staff proposes to add “crowing hens” to the list of prohibited types of fowl due to complaints of disruptive crowing in residential neighborhoods.

Sec. 30-80.1. - Accessory uses, residential.

(7) The keeping of livestock in accordance with the following provisions:

b. For single-family residential lots smaller than thirty thousand (30,000) square foot [feet] in area, or larger lots which cannot satisfy the setbacks outlined in [section] 30-80.1, up to six (6) female chickens (hens) may be kept in accordance with the following provisions:

1. Prior to keeping or housing hens, a person shall first submit an application for a hen permit to the City of Liberty Planning Division. Said permits may be issued for a one-year period and may be renewed for two (2) years. Permits are non-transferable. Each applicant must submit information or evidence of the following for permits and renewal permits:

- i. All hens must have access to a covered enclosure (or coop) that allows for the housing of the hens. In addition, all coops must have direct access to an enclosed run area. All coops and runs shall be located in the rear yard and be designed in a manner to minimize their visual impact. All coops and runs shall be at least ten (10) feet from any property line and at least thirty (30) feet from any residential structure not owned by the permittee.

2. The keeping of roosters ~~and~~, guinea hens, **and any crowing hen** or any fowl ~~other than female chickens~~, is prohibited.

RECOMMENDATION

Staff recommends approval of P&Z Case #24-27A.

PZ RECOMMENDATION

At its October August 13, 2024 meeting, the Planning Commission voted 7-0-0 to recommend approval of P&Z Case 24-27A as presented in the staff report.

ATTACHMENTS

Exhibit A: PZ Minutes Excerpt

Exhibit B: Ordinance

C. PZ Case 24-27A: Amendment to UDO Section 30-80.1 (7) Accessory Uses, The Keeping of Livestock, to specifically prohibit crowing hens in residential districts.

Ms. Sharp presented the case to the commission as described in the staff report.

Chairman Rosekrans asked if the commission had any questions of staff.

Commissioner Holt asked whether staff knew how many residential properties currently house chickens. Mr. Peterman stated that while the City cannot know for certain how many residential properties currently house chickens, staff reviews between 10 and 15 new backyard hen permits annually. Mr. Peterman went on to explain that an issued permit is good for one year, at which point it must be renewed if they intend to continue to keep hens on their residential property. That first renewal is good for one year, at which point additional renewals are only required every two years.

Chairman Rosekrans asked whether staff receives complaints regarding chickens often. Mr. Peterman confirmed that staff does receive complaints regarding chickens in some capacity frequently.

Commissioner Waterman asked whether the City's noise ordinance is enforceable in regards to crowing hens. Ms. Sharp stated that the noise ordinance is enforced by the Police Department, and that staff has not felt it would be appropriate to involve the police in a non-emergency matter. Commissioner Waterman stated that if the Code prohibits roosters on account of the noise they produce crowing, then it makes sense for the Code to reflect the same for crowing hens.

Commissioner Holt asked whether the City has regulations pertaining to other noisy animals, such as barking dogs. Ms. Sharp stated that such issues are handled by Animal Control.

Commissioner Personett asked why noisy chickens are not also handled by Animal Control. Ms. Sharp stated she is not sure why the regulations differ between chickens and other animals.

Chairman Rosekrans opened the public hearing and asked if there were any persons in the audience that would like to speak for or against the proposed amendment to the UDO. Seeing none, he closed the public hearing.

Chairman Rosekrans asked for final comments from the commission.

Commissioner Personett stated that he would recommend that the amendment include language making Animal Control responsible for the handling of these situations given they are already responsible for the handling of other animal-related nuisances.

Seeing no additional comments, Chairman Rosekrans asked for a motion.

Action: Commissioner Waterman moved to approve the case as presented in the staff report, Commissioner Dilts seconded the motion.

Vote: Motion passed 7-0-0

Yes: All

No: None

Abstain: None

Chairman Rosekrans said the case would be heard in front of the City Council on Monday, August 26, 2024.

ORDINANCE NO. _____

AN ORDINANCE AMENDING CHAPTER 30, "UNIFIED DEVELOPMENT ORDINANCE", OF THE CODE OF THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI

BE IT ORDAINED by the City Council of the City of Liberty, Missouri as follows:

SECTION I

That Section 30-80.1 – Accessory uses, residential., of the City Code of the City of Liberty, Missouri is hereby amended as follows:

Replace:

Sec. 30-80.1. - Accessory uses, residential.

- (7) The keeping of livestock in accordance with the following provisions:
- a. For lots which are at least thirty thousand (30,000) square foot [feet] in area, the keeping of livestock is allowed in accordance with the following provisions:
 1. There shall be a minimum of thirty thousand (30,000) square feet of lot area for one horse or cow, or four (4) goats or sheep, or ten (10) fowl or rabbits kept;
 2. There shall be an additional minimum of twenty thousand (20,000) square feet of lot area for every additional one horse or cow, four (4) goats or sheep, or ten (10) fowl or rabbits kept;
 3. A structure for the shelter or feeding of livestock shall not be located in the front yard and shall be located at least one hundred (100) feet from any lot line and at least three hundred (300) feet from a dwelling other than the dwelling owned and resided in by the owner of the lot on which the structure or shelter is located; and
 4. All animals shall be kept at least ten (10) feet from any lot line.
 - b. For single-family residential lots smaller than thirty thousand (30,000) square foot [feet] in area, or larger lots which cannot satisfy the setbacks outlined in [section] 30-80.1, up to six (6) female chickens (hens) may be kept in accordance with the following provisions:
 1. Prior to keeping or housing hens, a person shall first submit an application for a hen permit to the City of Liberty Planning Division. Said permits may be issued for a one-year period and may be renewed for two (2) years. Permits are non-transferable. Each applicant must submit information or evidence of the following for permits and renewal permits:
 - i. All hens must have access to a covered enclosure (or coop) that allows for the housing of the hens. In addition, all coops must have direct access to an enclosed run area. All coops and runs shall be located in the rear yard and be designed in a manner to minimize their visual impact. All coops and runs shall be at least ten (10) feet from any property line and at least thirty (30) feet from any residential structure not owned by the permittee.
 2. The keeping of roosters and guinea hens, or any fowl other than female chickens, is prohibited.
 3. At all times, hens shall either be kept in a coop or a run as defined

above.

4. All feed and other items associated with the keeping of hens shall be kept clean and sanitary at all times and be protected so as to prevent the infestation of rats, mice, or other rodents.
5. The hens are not raised for the purpose of slaughtering.
6. Notwithstanding the issuance of a permit by the city, private restrictions on the use of property shall remain enforceable and may prohibit the keeping of hens as provided herein. A permit issued to a person whose property is subject to private restrictions that prohibit the keeping of hens is void. The interpretation and enforcement of the private restriction is the sole responsibility of the private parties involved.
7. If the requirements of this section are not fully complied with, the city may revoke any permit granted under this section and/or initiate prosecution for a civil infraction violation.

With the following:

Sec. 30-80.1. - Accessory uses, residential.

- (7) The keeping of livestock in accordance with the following provisions:
 - a. For lots which are at least thirty thousand (30,000) square foot [feet] in area, the keeping of livestock is allowed in accordance with the following provisions:
 1. There shall be a minimum of thirty thousand (30,000) square feet of lot area for one horse or cow, or four (4) goats or sheep, or ten (10) fowl or rabbits kept;
 2. There shall be an additional minimum of twenty thousand (20,000) square feet of lot area for every additional one horse or cow, four (4) goats or sheep, or ten (10) fowl or rabbits kept;
 3. A structure for the shelter or feeding of livestock shall not be located in the front yard and shall be located at least one hundred (100) feet from any lot line and at least three hundred (300) feet from a dwelling other than the dwelling owned and resided in by the owner of the lot on which the structure or shelter is located; and
 4. All animals shall be kept at least ten (10) feet from any lot line.
 - b. For single-family residential lots smaller than thirty thousand (30,000) square foot [feet] in area, or larger lots which cannot satisfy the setbacks outlined in [section] 30-80.1, up to six (6) female chickens (hens) may be kept in accordance with the following provisions:
 1. Prior to keeping or housing hens, a person shall first submit an application for a hen permit to the City of Liberty Planning Division. Said permits may be issued for a one-year period and may be renewed for two (2) years. Permits are non-transferable. Each applicant must submit information or evidence of the following for permits and renewal permits:
 - i. All hens must have access to a covered enclosure (or coop) that allows for the housing of the hens. In addition, all coops must have direct access to an enclosed run area. All coops and runs shall be located in the rear yard and be designed in a manner to minimize their visual impact. All coops and runs shall be at least ten (10) feet from any property line and at least thirty (30) feet from any residential structure not owned by the permittee.
 2. The keeping of roosters, guinea hens, and any crowing hen or any fowl,

ORDINANCE NO. _____ (CONT.)

- is prohibited.
3. At all times, hens shall either be kept in a coop or a run as defined above.
 4. All feed and other items associated with the keeping of hens shall be kept clean and sanitary at all times and be protected so as to prevent the infestation of rats, mice, or other rodents.
 5. The hens are not raised for the purpose of slaughtering.
 6. Notwithstanding the issuance of a permit by the city, private restrictions on the use of property shall remain enforceable and may prohibit the keeping of hens as provided herein. A permit issued to a person whose property is subject to private restrictions that prohibit the keeping of hens is void. The interpretation and enforcement of the private restriction is the sole responsibility of the private parties involved.
 7. If the requirements of this section are not fully complied with, the city may revoke any permit granted under this section and/or initiate prosecution for a civil infraction violation.

SECTION II

The City Council finds and declares that, prior to any action on the amendment herein described, all requirements pertaining to notices and hearings have been fulfilled.

SECTION III

This Ordinance shall be in full force and effect from and after its passage by the City Council and approval by the Mayor.

PASSED by the City Council this _____ day of _____, 2024.

MAYOR

ATTEST:

DEPUTY CITY CLERK

APPROVED by the Mayor this _____ day of _____, 2024.

MAYOR

Document No. _____

ORDINANCE NO. _____

AN ORDINANCE ACKNOWLEDGING VENDOR PAYMENTS
FOR THE PERIOD OF August 2, 2024 TO August 16, 2024

BE IT ORDAINED, by the City Council of the City of Liberty, Clay County, Missouri,
as follows:

The attached lists of vendor checks as drawn by the finance director is hereby
acknowledged, in the amounts and to the persons as listed. Said report is hereby
incorporated by reference as part of this ordinance. Total disbursements by individual
fund is also hereby acknowledged as listed below:

FUND NAME	FUND NUMBER	AMOUNT
GENERAL OPERATING FUND	100	\$ 155,974.95
CAPTIAL SALES TAX FUND	351	\$ 55,147.63
TRANSPORTATION SALES TAX FUND	352	\$ 15,163.00
PARK SALES TAX FUND	353	\$ 17,298.00
FIRE SALES TAX FUND	356	\$ 582.00
PARKS FUND	460	\$ 5,726.36
SPORTS COMPLEX FUND	461	\$ 12,256.27
COMMUNITY CENTER FUND	465	\$ 26,732.99
TRANSIENT GUEST TAX FUND	244	\$ 16,807.58
CEMETERY MAINTENANCE FUND	247	\$ 7,600.00
WATER OPERATING FUND	590	\$ 66,380.86
WASTEWATER OPERATING FUND	591	\$ 37,801.09
WATER CAPITAL FUND	592	\$ 53,709.97
WASTEWATER CAPITAL FUND	593	\$ 289,670.00
SOLID WASTE FUND	595	\$ 105.69
PAYROLL CHECKS & BENEFITS	8/9/24	\$ 1,220,177.82
TOTAL APPROPRIATIONS		<u>\$ 1,981,134.21</u>

PASSED by the Council this 26th day of August, 2024.

ATTEST:

DEPUTY CITY CLERK

APPROVED by the Mayor this 26th day of August, 2024.

MAYOR

MAYOR

Appropriations Legend

Account Number	Fund and Departments
10	General Fund
10.10	Council
10.20	Administration
10.25	Human Resources
10.30	Finance
10.40	Police
10.50	Fire
10.60	Parks-Aging Services
10.70	Public Works
10.80	Planning and Development Services
10.90	Information Services
10.95	City Wide
11	Limited Capital Fund
14	Downtown 353
15	Residential 353
16	TIF-Liberty Commons
17	CID-Liberty Commons
18	TDD-Liberty Commons
20-21	TIF-Liberty Triangle Project
22	TIF-Liberty Triangle Series 2007
23	TIF-Roger's Plaza
24	TIF-Blue Jay Crossing
25	TIF-Triangle Project B-1
26	TIF-Triangle Project F
27	Rogers CID Sales Tax
28	Blue Jay Crossing CID Sales Tax
29	Triangle CID Sales Tax
30	South Liberty Parkway
31	TIF-South Liberty Parkway-Whitehall
32	TIF-Project E
33	TIF-Triangle Project E
35	TIF-Triangle Project E-4
36	Liberty Corners CID
37	TIF-Triangle Project E-1
38	TIF-Triangle Project E-2
39	Healthy Living Community
40 & 41	Cemetery Trust Funds
42	F Hughes Library Trust
50	Capital Sales Tax Fund
51	PFA Construction Fund
52	Transportation Sales Tax Fund
54	Park Sales Tax Fund
55	Parks Development Fund
56	Eco/Devo Sales Tax Fund
57	Capital Const Bond Fund
58	Fire Sales Tax Fund
59	Public Safety Sales Tax Fund
60	Parks Fund
61	Sports Complex Fund
65	Community Center Fund
67	Transient Guest Tax Fund
68	Preservation & Development Fund
69	Police Training Fund
70	Cable Reserve Fund
73	Cemetery Maintenance Fund
75	Loss Control Fund
80	Debt Service Fund
81	Tax Escrow Fund
82	TIF-Triangle B-1 Debt Service (CCHC)
83	TIF Debt Service 2007 Fund
86	TIF Debt Service Fund
87	NID Debt Service Fund
88	PFA Debt Service Fund
90	Water Operating Fund
90.30	Finance-Utility Billing
90.70	Public Works
92	Wastewater Operating Fund
92.30	Finance-Utility Billing
92.70	Public Works
94	Water Capital Fund
96	Wastewater Capital Fund
97	Wastewater Treatment Facility
98	Solid Waste Fund
98.30	Finance-Utility Billing
98.70	Public Works

AUGUST 9, 2024 CHECKS

ACS ACCOUNTS PAYABLE SYSTEM
08/07/2024 15:06:32

Payments by Vendor

CITY OF LIBERTY, MO
GL540R-V08.19 PAGE 1

VENDOR NAME AND NUMBER		CHECK#	DATE	DESCRIPTION	AMOUNT	CLAIM	INVOICE	PO#	F 9 S	ACCOUNT NAME	ACCOUNT
ALL COPY PRODUCTS, INC. 000492		187147	08/09/24	PKS POSTAGE LEASE	229.63	049456	37136911		P -	W OFFICE EQUIPMENT	60.60.415.14.5551
ALTERATIONS & CUSTOM SEW 005482		187148	08/09/24	POL UNIFORM ALTERATIONS	189.00	049372	5152		P N W	CLOTHING EXPENSE	10.40.500.38.5812
		187148	08/09/24	POL UNIFORM ALTERATIONS	42.00	049454	5084		P N W	CLOTHING EXPENSE	10.40.500.38.5812
					231.00	*CHECK TOTAL					
VENDOR TOTAL					231.00						
AMERICAN DIGITAL SECURIT 004908		187149	08/09/24	PWK ALARM MONITORING	24.95	049371	INV0031456		P -	W BUILDING MAINTEN	10.70.225.14.5571
ANDERSON/SKYLAR 000612		187150	08/09/24	CCTR SWIM INSTR	15.00	049374	8/5-8/7		P N W	PRIVATE SWIMMING	65.60.417.08.8125
AQUA PRODUCTS OF KC 008618		187151	08/09/24	CCTR AQUA MAX RPRS	95.10	049457	31613		P N W	MISC EQUIPMENT M	65.60.491.14.5559
ARC PHYSICAL THERAPY PLU 006467		187152	08/09/24	POL PRE EMPLOY TEST	150.00	049375	0801243643		P N W	EMPLOYMENT TESTI	10.40.500.08.5392
		187152	08/09/24	POL PRE EMPLOY TEST	100.00	049375	0801243643		P N W	EMPLOYMENT TESTI	10.50.300.08.5392
					250.00	*CHECK TOTAL					
VENDOR TOTAL					250.00						
BALDWIN/WENDY .15017		187153	08/09/24	CCTR REFUND MEMBERSHIP	80.75	049327	2204486		P -	W REFUNDS PAYABLE	65.2265
BEARDEN/JASON 000770		187154	08/09/24	POL CRASH RECONSTRUCTION	177.00	049306	8/19-8/30		P -	W TRAINING TRAVEL	10.40.500.06.5210
BLANCO/JAY .15035		187155	08/09/24	WTR REFUND	9.74	049363	212 2120 00 11		P -	W WATER REFUNDS	90.2495
BODENHAMER/JOSHUA 002480		187156	08/09/24	POL NRA SELECT INSTR	324.50	049307	8/25-8/30		P -	W TRAINING TRAVEL	10.40.500.06.5210
BRADY INDUSTRIES OF KANS 000081		187157	08/09/24	2024 CITYWIDE CUSTODIAL	1,174.98	049418	9079346		240015	P N W MAINTENANCE MATE	10.95.140.04.5009
		187157	08/09/24	2024 CITYWIDE CUSTODIAL	0.25	049419	9091079		240015	P N W MAINTENANCE MATE	10.95.140.04.5009
					1,175.23	*CHECK TOTAL					
VENDOR TOTAL					1,175.23						
BROWN/LATHOSHA .15020		187158	08/09/24	WTR REFUND	14.96	049348	101 3170 00 22		P -	W WATER REFUNDS	90.2495
BRYANT/COLE CHRISTOPHER 000616		187159	08/09/24	CCTR SWIM INSTR	272.00	049376	7/31-8/5		P N W	PRIVATE SWIMMING	65.60.417.08.8125
CALLIHAN/FREDERICK .15026		187160	08/09/24	WTR REFUND	22.95	049354	122 1720 00 02		P -	W WATER REFUNDS	90.2495

VENDOR NAME AND NUMBER	CHECK#	DATE	DESCRIPTION	AMOUNT	CLAIM	INVOICE	PO#	F 9 S	ACCOUNT NAME	ACCOUNT
CENTRALSQUARE TECHNOLOGI	000236									
187162	08/09/24	POL CRIME MAPPING MAINT	630.00	049377	416188			P - W	SOFTWARE MAINTEN	10.40.512.14.5591
CHERRYROAD MEDIA INC	000728									
187163	08/09/24	PWK LEGAL AD	40.48	049378	190720			P - W	MISCELLANEOUS FE	98.70.227.08.5399
CHUCK ANDERSON FORD INC	006320									
187164	08/09/24	POL #223 BRAKES	877.50	049379	FOCS179766			P - W	VEHICLE MAINTENA	10.40.500.14.5541
187164	08/09/24	POL #202 BRAKES,ENGINE	2,016.43	049380	FOCS178866			P - W	VEHICLE MAINTENA	10.40.500.14.5541
			2,893.93	*CHECK TOTAL						
		VENDOR TOTAL	2,893.93							
CIVIC PLUS INC	008846									
187165	08/09/24	ONLINE CODE HOSTING	1,047.38	049328	311990			P - W	OUTSIDE PRINTING	10.20.021.04.5120
CLINICAL COUNSELING ASSO	000367									
187161	08/09/24	WEEKLY SERVICES	1,800.00	049308	8/1/24			P - W	EMPLOYEE ASSISTA	10.95.140.02.4110
187161	08/09/24	POL PEER SUPPORT SERVICE	375.00	049381	4/19/24			P - W	MISCELLANEOUS FE	10.40.501.08.5399
			2,175.00	*CHECK TOTAL						
		VENDOR TOTAL	2,175.00							
COMMERCIAL AQUATIC SERVI	007993									
187166	08/09/24	CCTR STENNER PUMP	273.73	049382	50238-1			P - W	BUILDING MAINTEN	65.60.491.14.5571
CONSTRUCTION MATERIAL TR	001216									
187167	08/09/24	WWT BIOSOLIDS REMOVAL	1,788.75	049329	05247644			P - W	FEES-BIOSOLID DI	92.70.902.08.5370
CORE & MAIN LP	008799									
187168	08/09/24	WTR INVENTORY	5,981.00	049420	V167297			P - W	INVENTORY-MATERI	90.1700
COURTNEY RIDGE RDF	000885									
187169	08/09/24	WWT BIOSOLIDS REMOVAL	12,450.72	049421	4138-000030847			P - W	FEES-BIOSOLID DI	92.70.902.08.5370
COX/JONATHAN	.15036									
187170	08/09/24	WTR REFUND	216.41	049364	221 2162 00 09			P - W	WATER REFUNDS	90.2495
CRAIN/MANA	.15034									
187171	08/09/24	WTR REFUND	21.63	049362	211 2170 00 42			P - W	WATER REFUNDS	90.2495
DARA HOLSTERS & GEAR INC	000852									
187172	08/09/24	POL HOLSTERS	1,539.13	049383	596310			P - W	ARMORY SUPPLIES	10.40.501.04.5051
DELL MARKETING LP	000189									
187173	08/09/24	LAPTOP	1,679.88	049384	10764181986			P N W	MINOR COMPUTER E	10.90.132.18.5605
DUER/JEFFREY	.15021									
187174	08/09/24	WTR REFUND	59.29	049349	102 2200 00 16			P - W	WATER REFUNDS	90.2495
DUTHOO/BRIAN	.15023									
187175	08/09/24	WTR REFUND	11.76	049351	115 1890 00 10			P - W	WATER REFUNDS	90.2495

VENDOR NAME AND NUMBER	CHECK#	DATE	DESCRIPTION	AMOUNT	CLAIM	INVOICE	PO#	F 9 S	ACCOUNT NAME	ACCOUNT
ERIN ELIZABETH BLOCHER 000851	187176	08/09/24	HR SUPERVISOR TRAINING	1,500.00	049385	7/31/24			P N W CITY-WIDE TRAINI	10.25.011.06.5259
EVERGY 008892	187177	08/09/24	ELECTRIC SERVICE	651.79	049386	4292849366			P - W MISCELLANEOUS EX	10.95.140.38.5989
FISH WINDOW CLEANING 006369	187179	08/09/24	PWK WINDOW WASH	80.00	049387	2642-92563			P N W FACILITIES MAINT	10.70.221.14.5572
FLEX MADE EASY 005921	187180	08/09/24	FLEX SPENDING ACCT FEES	50.00	049309	LIB JULY 2024			P N W MISCELLANEOUS FE	10.25.011.08.5399
FLUID EQUIPMENT CO INC 008060	187181	08/09/24	WTP CLARIFIER	44,654.00	049422	5599583	240116	F - W	CONSTRUCTION CON	94.70.802.36.7510
FOSTER/VINCIN .15025	187182	08/09/24	WTR REFUND	76.15	049353	117 4420 00 03			P - W WATER REFUNDS	90.2495
G W VAN KEPPEL CO 005267	187183	08/09/24	EXCAVATOR RENTAL	6,000.00	049423	RSA021140-1			P - W CONST CNTRCT-CLA	94.70.801.36.7510
GALL'S INC 005394	187184	08/09/24	POL UNIFORM BOOTS	229.46	049388	028499319			P - W CLOTHING EXPENSE	10.40.500.38.5812
GENES TIRE & SERVICE CEN 004477	187185	08/09/24	POL #207 CHARGE TEST	29.95	049389	099383			P - W VEHICLE MAINTENA	10.40.500.14.5541
GRANNEMANN/ERIC .15028	187186	08/09/24	WTR REFUND	32.64	049356	140 0075 00 21			P - W WATER REFUNDS	90.2495
GRISWOLD-WILLIS/KAITLYN .15015	187187	08/09/24	CCTR REFUND CREDIT	86.25	049390	2201329			P - W REFUNDS PAYABLE	65.2265
HDS WHITE CAP CONST SUPP 006538	187188	08/09/24	SOUTHVIEW RD PROJ	206.95	049330	50027683988			P N W CONST CNTRCT-CLA	94.70.801.36.7510
HEARTLAND COCA-COLA 000076	187189	08/09/24	PKS PRODUCTS AT CFSC	3,329.29	049424	42577464024	240018	P N W	CONCESSION	61.60.458.04.5007
HERMANN/DREW & REBECCA .15041	187190	08/09/24	WTR REFUND	37.73	049369	233 4105 00 09			P - W WATER REFUNDS	90.2495
HILL/DAVID 000528	187191	08/09/24	CCTR SWIM INSTR	437.00	049391	8/6/24			P N W PRIVATE SWIMMING	65.60.417.08.8125
HISTORIC DOWNTOWN LIBERT 004528	187192	08/09/24	2024 HDLI CONTRACT	3,333.33	049425	8/2/24	240011	P - W	HDLI CONTRACT	67.20.061.38.5823
HY-VEE FOOD 006115	187193	08/09/24	HR FUNERAL PLANT	87.00	049310	58930405973			P - W OTHER	10.25.011.38.5989

VENDOR NAME AND NUMBER		CHECK#	DATE	DESCRIPTION	AMOUNT	CLAIM	INVOICE	PO#	F 9 S	ACCOUNT NAME	ACCOUNT
INDEPENDENT DOOR & GATE 006296		187194	08/09/24	ACTL RITRON CALL BOX	235.00	049392	515527			P - W MISC EQUIPMENT M	10.20.051.14.5559
JANI-KING OF KANSAS CITY 000696		187209	08/09/24	CCTR THEATER CLEANINGS	975.00	049311	KSC07240703			P - W CONTRACT LABOR	65.60.491.08.5397
JCI INDUSTRIES INC 006471		187195	08/09/24	WWT BOERGER PARTS	6,661.32	049426	8270693			P - W WWTR PLANT MAINT	92.70.902.14.5534
		187195	08/09/24	WWT MBT1 IMPROVEMENTS	157,770.00	049427	8270750		220121	P - W ENGINEERING DESI	96.70.901.36.7501
		187195	08/09/24	WWT MBT1 IMPROVEMENTS	131,900.00	049428	8270751		220121	P - W ENGINEERING DESI	96.70.901.36.7501
						296,331.32	*CHECK TOTAL				
		VENDOR TOTAL				296,331.32					
JURADO/HEIDI .15016		187196	08/09/24	CCTR REFUND CREDIT	8.83	049393	2200906			P - W REFUNDS PAYABLE	65.2265
K C MO WATER SERVICES 003552		187197	08/09/24	SWR CHARGES	838.82	049312	527657-320655			P - W SEWAGE TREATMENT	92.70.902.08.5394
K C WINWATER WORKS CO 002767		187198	08/09/24	WTR INVENTORY	918.96	049331	327531 02			P - W INVENTORY-MATERI	90.1700
		187198	08/09/24	WWT INVENTORY	386.00	049332	330863 01			P - W INVENTORY-MATERI	92.1700
		187198	08/09/24	WWT SUPPLIES	70.00	049332	330863 01			P - W MAINS & LINES MA	92.70.901.14.5532
						1,374.96	*CHECK TOTAL				
		VENDOR TOTAL				1,374.96					
KC REAL ESTATE SERVICES .15032		187200	08/09/24	WTR REFUND	54.62	049360	204 4940 00 04			P - W WATER REFUNDS	90.2495
KEY EQUIPMENT & SUPPLY C 007275		187201	08/09/24	WWT NITROGEN CANISTER	402.00	049333	KC213598			P - W MISC EQUIPMENT M	92.70.901.14.5559
		187201	08/09/24	WWT CAMERA HEAD RPRS	2,279.20	049334	KC213762			P - W MISC EQUIPMENT M	92.70.901.14.5559
		187201	08/09/24	WWT CRAWLER RPRS	1,138.21	049335	KC213761			P - W MISC EQUIPMENT M	92.70.901.14.5559
						3,819.41	*CHECK TOTAL				
		VENDOR TOTAL				3,819.41					
KITCHS LAWCARE & LANDSC 006136		187202	08/09/24	2024 MOWING CONTRACT	2,100.00	049429	1969	240009		P - W MOWING CONTRACT	73.70.226.14.5577
KOHLE WHOLESALE INC 000713		187203	08/09/24	PKS CONCESSION FOOD	3,492.07	049430	1013296	240026		P - W CONCESSION	61.60.458.04.5007
KRAMER/ZACHARY .15029		187204	08/09/24	WTR REFUND	140.44	049357	142 0250 00 05			P - W WATER REFUNDS	90.2495
L-L TOWING CO 002879		187205	08/09/24	WTR TOW	75.00	049336	87534			P N W MAINS & LINES MA	90.70.801.14.5532
LIBERTY AGGREGATES LLC 004693		187206	08/09/24	PKS ROCK-DISC GOLF	160.31	049313	27368			P - W MAINTENANCE MATE	60.60.420.04.5009

VENDOR NAME AND NUMBER		CHECK#	DATE	DESCRIPTION	AMOUNT	CLAIM	INVOICE	PO#	F 9 S	ACCOUNT NAME	ACCOUNT
LIBERTY AGGREGATES LLC 004693		187206	08/09/24	ROCK-STOCKPILE	618.82	049337	27474			P - W MAINS & LINES MA	90.70.801.14.5532
		187206	08/09/24	ROCK-STOCKPILE	618.82	049337	27474			P - W MAINS & LINES MA	92.70.901.14.5532
					1,397.95	*CHECK TOTAL					
VENDOR TOTAL					1,397.95						
LIBERTY HOSPITAL URGENT 000690		187207	08/09/24	HR TESTING FEES	388.00	049394	00133606-00			P M W RECRUITMENT EXPE	10.25.011.08.5372
		187207	08/09/24	HR TESTING FEES	732.00	049394	00133606-00			P M W MISCELLANEOUS FE	10.25.011.08.5399
					1,120.00	*CHECK TOTAL					
VENDOR TOTAL					1,120.00						
LIBERTY SOLAR, LLC 006703		187208	08/09/24	SOLAR SERVICES	2,881.96	049431	61			P N W ELECTRIC	61.60.458.12.5401
		187208	08/09/24	SOLAR SERVICES	7,335.33	049431	61			P N W ELECTRIC	90.70.802.12.5401
		187208	08/09/24	SOLAR SERVICES	819.71	049431	61			P N W ELECTRIC	92.70.902.12.5401
					11,037.00	*CHECK TOTAL					
VENDOR TOTAL					11,037.00						
MASSEY/HEATHER 008925		187210	08/09/24	POL CIT INT'L CONF	227.50	049314	8/25-8/29			P - W TRAINING TRAVEL	10.40.500.06.5210
MAXIMUS INVESTMENT GROUP .15037		187211	08/09/24	WTR REFUND	89.90	049365	221 6420 00 06			P - W WATER REFUNDS	90.2495
MAX10 MO LLC 000840		187199	08/09/24	2024 JANITORIAL SERVICES	107.22	049432	00167923	240118		P - W CONTRACT LABOR	10.70.221.08.5397
		187199	08/09/24	2024 JANITORIAL SERVICES	2,380.00	049433	00168410	240118		P - W CONTRACT LABOR	10.70.221.08.5397
					2,487.22	*CHECK TOTAL					
VENDOR TOTAL					2,487.22						
MCGOWAN/JESSICA .15040		187212	08/09/24	WTR REFUND	140.44	049368	233 2530 00 20			P - W WATER REFUNDS	90.2495
MEALS ON WHEELS 003134		187213	08/09/24	AGING SUBSIDIZED MEALS	3,548.25	049315	#1			P - W MEALS ON WHEELS	10.60.481.04.5064
METROPOLITAN CONCRETE 005651		187214	08/09/24	ST DUMP FEE	220.00	049395	23228			P N W CONTRACT LABOR	10.70.225.08.5397
MIDWAY FORD TRUCK CENTER 000582		187215	08/09/24	AGING RADIATOR,OIL LEAK	1,779.54	049396	R100449047:01			P - W VEHICLE MAINTENA	10.60.482.14.5541
MIDWEST CUTS LAWN & LAND 000776		187216	08/09/24	WWT MOWING SERVICES	720.00	049434	28	240052		P N W CONTRACT LABOR	92.70.902.08.5397
		187216	08/09/24	WTR MOWING AND TRIMMING	2,540.00	049435	29	240044		P N W CONTRACT LABOR	90.70.802.08.5397
					3,260.00	*CHECK TOTAL					
VENDOR TOTAL					3,260.00						

VENDOR NAME AND NUMBER		CHECK#	DATE	DESCRIPTION	AMOUNT	CLAIM	INVOICE	PO#	F 9 S	ACCOUNT NAME	ACCOUNT
MIDWEST DIESEL PERFORMAN				000533							
		187217	08/09/24	VEH #124 OIL RPRS	945.09	049338	3391			P N W VEHICLE MAINTENA	90.70.801.14.5541
		187217	08/09/24	VEH #124 OIL RPRS	945.09	049338	3391			P N W VEHICLE MAINTENA	92.70.901.14.5541
				VENDOR TOTAL	1,890.18		*CHECK TOTAL				
					1,890.18						
MIDWEST RADAR				003237							
		187218	08/09/24	POL RADAR RECERTIFICATIO	540.00	049397	175395			P - W MAINT-OFFICE EQU	10.40.500.14.5551
		187218	08/09/24	POL RADAR RECERTIFICATIO	45.00	049398	175396			P - W MAINT-OFFICE EQU	10.40.500.14.5551
				VENDOR TOTAL	585.00		*CHECK TOTAL				
					585.00						
MILLS/JOHN				005197							
		187219	08/09/24	FIRE IAFC CONF	277.50	049316	8/13-8/17			P - W TRAINING COSTS	10.50.315.06.5259
MISSISSIPPI LIME CO INC				005761							
		187220	08/09/24	WTR HYDRATED LIME	8,853.20	049436	1738877	240048		P - W CHEMICALS	90.70.802.04.5010
		187220	08/09/24	WTR HYDRATED LIME	8,460.27	049437	1739861	240048		P - W CHEMICALS	90.70.802.04.5010
				VENDOR TOTAL	17,313.47		*CHECK TOTAL				
					17,313.47						
MO DEPT OF LABOR & INDUS				000272							
		187221	08/09/24	REIMB BENEFIT PMT	2,070.93	049317	7/25/24			P - W UNEMPLOYMENT CLA	10.2208
MO ONE CALL SYSTEM INC				004393							
		187222	08/09/24	UTIL LOCATES	736.43	049339	4070223			P - W MISSOURI ONE CAL	90.70.801.08.5305
		187222	08/09/24	UTIL LOCATES	736.42	049339	4070223			P - W MISSOURI ONE CAL	92.70.901.08.5305
				VENDOR TOTAL	1,472.85		*CHECK TOTAL				
					1,472.85						
MOAZ CONSTRUCTION INC				006100							
		187223	08/09/24	WTR CONCRETE	1,442.00	049340	137			P - W MAINS & LINES MA	90.70.801.14.5532
MYRICK MECHANICAL				000669							
		187224	08/09/24	CITY WIDE HVAC MAINTENAN	251.00	049438	2053	240003		P - W BUILDING MAINTEN	10.95.140.14.5571
		187224	08/09/24	CITY WIDE HVAC MAINTENAN	4,352.00	049439	2127	240003		P - W BUILDING MAINTEN	10.95.140.14.5571
		187224	08/09/24	CITY WIDE HVAC MAINTENAN	7,650.00	049440	2048	240003		P - W BUILDING MAINTEN	10.95.140.14.5571
				VENDOR TOTAL	12,253.00		*CHECK TOTAL				
					12,253.00						
NATIONAL OUTDOOR FURNITU				000465							
		187225	08/09/24	PKS PATIO FURNITURE	5,333.00	049441	3971-7272	240081		P - W MINOR EQUIPMENT	65.60.491.18.5601
NEXT GENERATION HMS LLC				.15038							
		187226	08/09/24	WTR REFUND	29.73	049366	221 7570 00 04			P - W WATER REFUNDS	90.2495
NORTHLAND PARTY RENTALS				000833							
		186654	08/07/24	VOIDED CHECK	1,279.00	CR 049465	15106			P - H LIBERTY FEST	67.20.061.38.5804

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NORTHLAND PARTY RENTALS			000833							
	187227	08/09/24	LIB FEST SUPPLIES	1,279.00	049468	15106			P - W LIBERTY FEST	67.20.061.38.5804
			VENDOR TOTAL	0.00						
OUTDOOR RESTROOMS LLC			003763							
	187228	08/09/24	PKS PORT A POTS	225.00	049318	836042			P - W RENTAL	60.60.420.18.5611
	187228	08/09/24	PKS PORT A POTS	180.00	049341	836041			P - W RECREATION SUPPL	61.60.458.04.5004
				405.00	*CHECK	TOTAL				
			VENDOR TOTAL	405.00						
PACE ANALYTICAL SERVICES			005664							
	187229	08/09/24	WWT LAB SERVICES	170.60	049342	2460210591			P - W LAB FEES	92.70.902.08.5365
PAGE BANCSCARES, INC			000853							
	2053	08/07/24	PRIVATE ACCESS COST	5,499.00	049459	PRIV ACCESS			P - H MISCELLANEOUS EX	10.95.140.38.5989
PAOLETTI/ISABELLA			008879							
	187230	08/09/24	CCTR SWIM INSTR	220.00	049399	7/23-7/24			P N W PRIVATE SWIMMING	65.60.417.08.8125
PERRY/JOHN			.15024							
	187231	08/09/24	WTR REFUND	66.47	049352	117 4041 00 01			P - W WATER REFUNDS	90.2495
PETERSON/DANIEL			.15027							
	187232	08/09/24	WTR REFUND	140.44	049355	136 2420 00 10			P - W WATER REFUNDS	90.2495
PITTMAN SUPPORT SERVICES			000641							
	187233	08/09/24	FIN SUPPORT SERVICES	4,895.25	049442	24-007			P N W CONTRACT LABOR	10.30.130.08.5397
	187233	08/09/24	FIN SUPPORT SERVICES	61.97	049443	24-007			P N W CONTRACT LABOR	10.20.021.08.5397
				4,957.22	*CHECK	TOTAL				
			VENDOR TOTAL	4,957.22						
PRENTICE & BUSH TREE SER			002684							
	187234	08/09/24	CEM TREE REMOVAL	1,300.00	049343	7642			P N W GROUNDS/LANDSCAP	73.70.226.14.5575
PROFESSIONAL PEST SOLUTI			006333							
	187235	08/09/24	ACTL PEST CONTROL	60.00	049400	13354			P - W BUILDING MAINTEN	10.20.051.14.5571
	187235	08/09/24	PEST CONTROL	141.00	049401	13344			P - W BUILDING MAINTEN	65.60.491.14.5571
				201.00	*CHECK	TOTAL				
			VENDOR TOTAL	201.00						
PURSLEY/GEORGE & JENNA			.15030							
	187236	08/09/24	WTR REFUND	42.21	049358	144 0300 00 05			P - W WATER REFUNDS	90.2495
RANES/ANN			.15022							
	187237	08/09/24	WTR REFUND	55.03	049350	103 0860 00 04			P - W WATER REFUNDS	90.2495
RBE LAWN CARE LLC			006213							
	187238	08/09/24	PWK FORCED MOWS	2,250.00	049402	9820			P N W CONTRACT LABOR	10.70.225.08.5397

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REJIS COMMISSION			006030							
	187239	08/09/24	SUBSCRIPTION FEE	32.55	049319	535242		P - W	MISCELLANEOUS FE	10.20.131.08.5399
RH FASTENER SUPPLY INC			007728							
	187240	08/09/24	ST SUPPLIES	118.54	049403	416025-1		P - W	GENERAL SUPPLIES	10.70.225.04.5001
RICOH USA, INC			000314							
	187241	08/09/24	COPIER LEASE	105.53	049320	39544510		P - W	COPIER LEASE & U	10.20.131.04.5110
	187241	08/09/24	FIN COPIER LEASE	139.85	049444	39404723		P - W	COPIER LEASE & U	10.30.130.04.5110
			VENDOR TOTAL	245.38		*CHECK TOTAL				
				245.38						
SAMS CLUB DISCOVER-GEGRS			003621							
	2052	08/07/24	FIN SUPPLIES	385.18	049460	JULY		P - H	GENERAL SUPPLIES	10.30.130.04.5001
	2052	08/07/24	POL SUPPLIES	236.49	049460	JULY		P - H	MEETING EXPENSE	10.40.500.38.5803
	2052	08/07/24	AGING SUPPLIES	51.74	049460	JULY		P - H	GENERAL SUPPLIES	10.60.483.04.5001
	2052	08/07/24	UTIL SUPPLIES	37.02	049460	JULY		P - H	GENERAL SUPPLIES	10.70.225.04.5001
	2052	08/07/24	UTIL SUPPLIES	37.01	049460	JULY		P - H	GENERAL SUPPLIES	10.80.151.04.5001
	2052	08/07/24	UTIL SUPPLIES	37.01	049460	JULY		P - H	GENERAL SUPPLIES	10.80.153.04.5001
	2052	08/07/24	PKS CONCESSION	1,715.66	049460	JULY		P - H	CONCESSION	61.60.458.04.5007
	2052	08/07/24	CCTR CHILD SUPPLIES	46.95	049460	JULY		P - H	CHILD CARE PROGR	65.60.417.08.8701
	2052	08/07/24	CCTR RENTAL SUPPLIES	32.82	049460	JULY		P - H	GENERAL SUPPLIES	65.60.491.04.5001
	2052	08/07/24	CCTR SUPPLIES	105.96	049460	JULY		P - H	MAINTENANCE MATE	65.60.491.04.5009
	2052	08/07/24	WTR SUPPLIES	385.18	049460	JULY		P - H	GENERAL SUPPLIES	90.30.133.04.5001
			VENDOR TOTAL	3,071.02		*CHECK TOTAL				
				3,071.02						
SB BRICK, LLC			000850							
	187242	08/09/24	CCTR LEGO CAMP	2,500.00	049321	000021		P N W	COMMUNITY PROGRA	65.60.417.08.8602
SCHOELLER PLUMBING			005042							
	187243	08/09/24	CCTR PLUMBING RPRS	425.00	049458	3816		P - W	BUILDING MAINTEN	65.60.491.14.5571
SERENITY ON THE SQUARE			006687							
	187244	08/09/24	ACTL REIKI SESSIONS	200.00	049455	JULY		P N W	OTHER	10.25.011.38.5989
SHANNON/LISA			000639							
	187245	08/09/24	COURT SUPPORT SERVICES	3,492.00	049322	2		P - W	CONTRACT LABOR	10.20.131.08.5397
SHI INTERNATIONAL CORP			000027							
	187246	08/09/24	ADOBE ADD ON	90.70	049404	B18651123		P - W	MINOR SOFTWARE	10.90.132.18.5603
SHOGER/LAUREL			005680							
	187247	08/09/24	CCTR SWIM INSTR	114.00	049405	8/4		P N W	PRIVATE SWIMMING	65.60.417.08.8125
SHULL/TESSA			.15014							
	187248	08/09/24	CCTR REFUND MEMBERSHIP	379.50	049406	2200442		P - W	REFUNDS PAYABLE	65.2265
SMITH/ABIGAIL			000433							
	187249	08/09/24	CCTR SWIM INSTR	288.00	049407	7/31-8/5		P N W	PRIVATE SWIMMING	65.60.417.08.8125

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STEUDLER/JEFF			.13457							
	172888	08/07/24	VOIDED CHECK	50.00	CR	049464 405505			P - H ACCOUNTS PAYABLE	10.2100
	187250	08/09/24	COURT RESTITUTION	50.00		049467 405505			P - W ACCOUNTS PAYABLE	10.2100
			VENDOR TOTAL	0.00						
STEVENSON/LIEBE			000382							
	187251	08/09/24	HEARING	225.00		049344 1547			P N W MEETING EXPENSE	10.80.151.38.5803
STEYER/MITCHELL			.13459							
	172889	08/07/24	VOIDED CHECK	500.00	CR	049461 405982			P - H REFUNDS PAYABLE-	10.2263
	187252	08/09/24	COURT RESTITUTION	500.00		049466 405982			P - W REFUNDS PAYABLE-	10.2263
			VENDOR TOTAL	0.00						
STRATUS BUILDING SOLUTIO			000460							
	187253	08/09/24	PKS 3RD SHIFT CUSTODIAL	4,374.00		049445 7007051	240033		P N W CONTRACT LABOR	65.60.491.08.5397
SUTTON/KATELYN DANIELLE			000327							
	187254	08/09/24	CCTR SWIM INSTR	96.00		049408 7/30-8/3			P N W PRIVATE SWIMMING	65.60.417.08.8125
SYNERGY SERVICES INC			005964							
	187255	08/09/24	DOMESTIC VIOLENCE FUND	804.50		049323 JULY 2024			P - W DOMESTIC VIOLENC	10.2472
TAYLORMADE CO			006675							
	187256	08/09/24	PKS WILSHIRE SURFACE	900.00		049324 2491			P - W PLAYGROUND/SPRAY	60.60.420.14.5582
TEKLAB, INC.			000781							
	187257	08/09/24	WWT LAB SERVICES	555.80		049446 311075	240051		P - W LAB FEES	92.70.902.08.5365
TUCKER/SARA			.15019							
	187258	08/09/24	WTR REFUND	62.33		049347 101 3121 00 08			P - W WATER REFUNDS	90.2495
TURNER/PAULA			.15042							
	187259	08/09/24	WTR REFUND	130.38		049370 245 0830 00 02			P - W WATER REFUNDS	90.2495
ULINE, INC			000630							
	187260	08/09/24	POL STORAGE CONTAINERS	613.11		049409 180935688			P - W MINOR EQUIPMENT	10.40.512.18.5601
UMB BANK N A			004100							
	2051	08/07/24	WWT SRF 2005 DNR FEES	6,646.98		049463 UMB DNR FEE			P - H BOND SERVICE FEE	92.70.903.24.6021
UNIFIRST CORPORATION			002825							
	187261	08/09/24	CCTR MATS	107.02		049410 3281193698			P - W MISC EQUIPMENT M	65.60.491.14.5559
UNITE PRIVATE NETWORKS L			005621							
	187178	08/09/24	TELECOMMUNICATIONS	8,572.00		049447 SI-24-026543			P N W TELECOMMUNICATIO	10.90.132.12.5455
VAANSICKLE/CLINTON			.15033							
	187262	08/09/24	WTR REFUND	59.17		049361 206 2010 00 08			P - W WATER REFUNDS	90.2495

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VALIDITY SCREENING SOLUT 004846									
187263	08/09/24	HR BACKGROUND CHECKS	187.00	049411	245571			P - W RECRUITMENT EXPE	10.25.011.08.5372
187263	08/09/24	HR BACKGROUND CHECKS	549.50	049412	246672			P - W RECRUITMENT EXPE	10.25.011.08.5372
			736.50	*CHECK TOTAL					
VENDOR TOTAL			736.50						
VALVOLINE LLC 005460									
187264	08/09/24	OIL CHANGE #131	17.50	049345	82498			P - W VEHICLE MAINTENA	90.70.801.14.5541
187264	08/09/24	OIL CHANGE #131	17.49	049345	82498			P - W VEHICLE MAINTENA	92.70.901.14.5541
187264	08/09/24	POL #229 OIL CHANGE	34.99	049413	82608			P - W VEHICLE MAINTENA	10.40.500.14.5541
			69.98	*CHECK TOTAL					
VENDOR TOTAL			69.98						
VANCE BROTHERS INC 000957									
187265	08/09/24	ST ASPHALT	614.27	049414	IG00026458			P - W ASPHALT-STREET R	50.75.607.14.5621
187265	08/09/24	ST ASPHALT	188.65	049415	ZH00030221			P - W ASPHALT-STREET R	50.75.607.14.5621
			802.92	*CHECK TOTAL					
VENDOR TOTAL			802.92						
VEENSTRA & KIMM INC 006045									
187266	08/09/24	MARILYNN BRIDGE DESIGN	2,392.70	049448	47413-6	230166	P - W	BRIDGE MAINT REP	52.75.607.14.5627
187266	08/09/24	RICHFIELD BRIDGE DESIGN	12,770.30	049449	47412-7	230165	P - W	BRIDGE MAINT REP	52.75.607.14.5627
			15,163.00	*CHECK TOTAL					
VENDOR TOTAL			15,163.00						
VETERINARY CENTER OF LIB 004817									
187267	08/09/24	ACTL VET SERVICES	45.00	049416	22834			P - W RESERVE-ANIMAL S	10.2408
187267	08/09/24	ACTL FVRCP-25 DOSES	407.76	049417	500876			P - W MEDICAL SUPPLIES	10.20.051.04.5003
			452.76	*CHECK TOTAL					
VENDOR TOTAL			452.76						
VISION UPFITTERS 000487									
187268	08/09/24	POL #206 CHANGEOVER	872.40	049450	INV701699			P - W VEHICLE CHANGEOV	10.40.500.18.5606
187268	08/09/24	POL #206 CHANGEOVER	8,229.30	049451	INV705145			P - W VEHICLE CHANGEOV	10.40.500.18.5606
187268	08/09/24	POL CREDIT	2,602.80	CR 049452	CM25130			P - W VEHICLE CHANGEOV	10.40.500.18.5606
			6,498.90	*CHECK TOTAL					
VENDOR TOTAL			6,498.90						
WESTON/CHRISTOPHER .15018									
187269	08/09/24	WTR REFUND	138.17	049346	101 1860 00 09			P - W WATER REFUNDS	90.2495
WESTPAHL/ATHENA .15039									
187270	08/09/24	WTR REFUND	38.11	049367	221 7680 00 04			P - W WATER REFUNDS	90.2495
WEX BANK 005626									
187271	08/09/24	FUEL-JULY 2024	41,313.09	049453	98850601			P - W INVENTORY-GASOLI	10.1720
WHITTECK/JASON 005803									
187272	08/09/24	FIRE IAFC CONF	277.50	049325	8/13-8/17			P - W TRAINING COSTS	10.50.315.06.5259

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CHECK#	DATE	DESCRIPTION	AMOUNT	CLAIM	INVOICE	PO#	F 9 S	ACCOUNT NAME	ACCOUNT
WILSON/DAVID .15031									
187273	08/09/24	WTR REFUND	71.57	049359	204 0040 00 02		P - W	WATER REFUNDS	90.2495
YOUNG/CHRIS 005837									
187274	08/09/24	FIRE IAFC CONF	277.50	049326	8/13-8/17		P - W	TRAINING COSTS	10.50.315.06.5259

City of Liberty
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Check Type: All; Check Date between: 08/15/2024 and 08/15/2024;

SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187275; 08/15/2024; Outstanding										
	1	CITY OF LIBERTY	081224	08/12/2024	PARKS & RECREATION		465-56005-420-000000	WATER SERVICE	July water payment	\$ 3,277.27
CHECK TOTAL FOR CHECK NUMBER 187275										\$ 3,277.27
187276; 08/15/2024; Outstanding										
	81	BRADY INDUSTRIES OF KANS	9135819	08/13/2024	PARKS & RECREATION		100-53008-160-000000	MAINTENANCE MATERIALS	2024 CITYWIDE CUSTODIAL	\$ 977.61
CHECK TOTAL FOR CHECK NUMBER 187276										\$ 977.61
187277; 08/15/2024; Outstanding										
	142	BOARD OF POLICE COMMISSIONERS	11275	08/01/2024	POLICE		100-55044-501-000000	MISCELLANEOUS FEES	Intake Processing, DNA Sample, Lab Exam	\$ 571.32
CHECK TOTAL FOR CHECK NUMBER 187277										\$ 571.32
187278; 08/15/2024; Outstanding										
	147	GUILD COLLECTIVE	3469	08/01/2024	TRANSIENT GUEST TAX		244-55028-119-000000	ADVERTISING	Visit Liberty advertising for August	\$ 2,190.42
CHECK TOTAL FOR CHECK NUMBER 187278										\$ 2,190.42
187279; 08/15/2024; Outstanding										
	147	GUILD COLLECTIVE	3467	08/01/2024	TRNST GST TX-PO		244-55009-119-000000	CONSULTING SRVCS -WAYFINDING	ADMIN VISIT LIBERTY	\$ 4,925.00
CHECK TOTAL FOR CHECK NUMBER 187279										\$ 4,925.00
187280; 08/15/2024; Outstanding										
	186	PRIDE CLEANERS MJV-A LLC	168997-073124	08/01/2024	POLICE		100-59014-501-000000	CLOTHING EXPENSES	Jail Laundry	\$ 97.51
	186	PRIDE CLEANERS MJV-A LLC	333472-73124	08/01/2024	POLICE		100-59014-501-000000	CLOTHING EXPENSES	July Uniform Cleaning	\$ 389.00
CHECK TOTAL FOR CHECK NUMBER 187280										\$ 486.51

**Voided checks present and it may affect total amount calculations

City of Liberty
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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
187281; 08/15/2024; Outstanding										
	243	METROPOLITAN TELECOMM; METTEL	0100531062-375-	08/15/2024	TECH & LOGISTICS		100-56008-170-000000	TELECOMMUNICATION CIRCUITS	ports lines	\$ 666.95
CHECK TOTAL FOR CHECK NUMBER 187281										\$ 666.95
187282; 08/15/2024; Outstanding										
	314	RICOH USA, INC	5069885956	08/01/2024	FIRE		100-53031-300-000000	COPIER LEASE & USAGE	Fire copier usage	\$ 135.12
CHECK TOTAL FOR CHECK NUMBER 187282										\$ 135.12
187283; 08/15/2024; Outstanding										
	327	KATELYN DANIELLE SUTTON	08/13/2024	08/13/2024	PARKS & RECREATION		465-55058-410-000000	PRIVATE SWIMMING LESSONS	8/6-8/10	\$ 96.00
CHECK TOTAL FOR CHECK NUMBER 187283										\$ 96.00
187284; 08/15/2024; Outstanding										
	380	CRIME SCENE CLEANERS LLC	698	08/06/2024	POLICE		100-53029-501-000000	MISCELLANEOUS SUPPLIES	L240804-041	\$ 97.85
CHECK TOTAL FOR CHECK NUMBER 187284										\$ 97.85
187285; 08/15/2024; Outstanding										
	433	ABIGAIL SMITH	08/13/2024	08/13/2024	PARKS & RECREATION		465-55058-410-000000	PRIVATE SWIMMING LESSONS	8/6-8/8	\$ 288.00
CHECK TOTAL FOR CHECK NUMBER 187285										\$ 288.00
187286; 08/15/2024; Outstanding										
	528	DAVID HILL	08/13/2024	08/13/2024	PARKS & RECREATION		465-55058-410-000000	PRIVATE SWIMMING LESSONS	8/10-8/11	\$ 323.00
	528	DAVID HILL	08/13/2024	08/13/2024	PARKS & RECREATION		465-55056-410-000000	SEMI-PRIVATE SWIM LESSONS	8/10-8/11	\$ 26.00
CHECK TOTAL FOR CHECK NUMBER 187286										\$ 349.00

CHECK NUMBER; CHECK DATE; CHECK STATUS
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City of Liberty
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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
187287; 08/15/2024; Outstanding										
	610	FNF PETROLEUM	IFNF16709	08/14/2024	PARKS & RECREATION		460-57002-403-000000	DIESEL FUEL	Diesel Fuel	\$ 1,450.00
CHECK TOTAL FOR CHECK NUMBER 187287										\$ 1,450.00
187288; 08/15/2024; Outstanding										
	612	SKYLAR ANDERSON	08/10-08/11	08/13/2024	PARKS & RECREATION		465-55058-410-000000	PRIVATE SWIMMING LESSONS	Private Swim Lesson 8/10-8/11	\$ 15.00
CHECK TOTAL FOR CHECK NUMBER 187288										\$ 15.00
187289; 08/15/2024; Outstanding										
	616	COLE CHRISTOPHER BRYANT	8/6-8/12	08/13/2024	PARKS & RECREATION		465-55058-410-000000	PRIVATE SWIMMING LESSONS	Private Swim Lesson 8/6-8/12	\$ 240.00
CHECK TOTAL FOR CHECK NUMBER 187289										\$ 240.00
187290; 08/15/2024; Outstanding										
	657	LOGICALIS, INC.	IN231775	08/07/2024	TECH & LOGISTICS		100-60004-170-000000	MINOR COMPUTER EQUIPMENT	network modules	\$ 2,885.54
CHECK TOTAL FOR CHECK NUMBER 187290										\$ 2,885.54
187291; 08/15/2024; Outstanding										
	683	PSYCHLOGIC	1621	08/12/2024	POLICE		100-55007-501-000000	TESTING FEES	T. Simpson	\$ 300.00
CHECK TOTAL FOR CHECK NUMBER 187291										\$ 300.00
187292; 08/15/2024; Outstanding										
	728	CHERRYROAD MEDIA INC	CR072024	08/15/2024	FINANCE		100-53000-130-000000	GENERAL SUPPLIES	July 2024 Courier Tribune	\$ 51.00
CHECK TOTAL FOR CHECK NUMBER 187292										\$ 51.00
187293; 08/15/2024; Outstanding										
	735	PGAV PLANNERS LLC	119679	08/01/2024	P&D-PO		100-59026-160-000000	MISCELLANEOUS EXPENSES	P&D INFILL CONCEPT PLAN	\$ 2,500.00
CHECK TOTAL FOR CHECK NUMBER 187293										\$ 2,500.00

CHECK NUMBER; CHECK DATE; CHECK STATUS
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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187294; 08/15/2024; Outstanding										
	777	STERICYCLE, INC.	800783	07/25/2024	MULTI		100-55044-501-000000	MISCELLANEOUS FEES	Records/Dispatch	\$ 119.03
	777	STERICYCLE, INC.	800783	07/25/2024	MULTI		100-55044-116-000000	MISCELLANEOUS FEES	Court	\$ 20.69
	777	STERICYCLE, INC.	800783	07/25/2024	MULTI		100-55044-140-000000	MISCELLANEOUS FEES	Personnel	\$ 20.96
	777	STERICYCLE, INC.	800783	07/25/2024	MULTI		100-55044-111-000000	MISCELLANEOUS FEES	City Clerk	\$ 27.95
	777	STERICYCLE, INC.	800783	07/25/2024	MULTI		100-55044-130-000000	MISCELLANEOUS FEES	Finance	\$ 30.34
CHECK TOTAL FOR CHECK NUMBER 187294										\$ 218.97
187295; 08/15/2024; Outstanding										
	805	EMS MANAGEMENT & CONSULTANTS	EMS-006531	07/31/2024	FINANCE		100-55041-160-000000	CONTRACT LABOR	AMB BILLING JULY	\$ 9,499.02
CHECK TOTAL FOR CHECK NUMBER 187295										\$ 9,499.02
187296; 08/15/2024; Outstanding										
	846	ACTION MAILING CORPORATION	32388	08/13/2024	PARKS & RECREATION		460-59002-400-000000	CHARITABLE FUND EXPENSES	LPRF 2024 Awareness Postcards	\$ 2,631.92
CHECK TOTAL FOR CHECK NUMBER 187296										\$ 2,631.92
187297; 08/15/2024; Outstanding										
	861	HOWARD RUSSO	1235	07/15/2024	TRANSIENT GUEST TAX	PICKUP IN OFFICE	244-55035-119-000000	OTHER FEES	Sculpture Beach Ball and Blast Off	\$ 4,000.00
CHECK TOTAL FOR CHECK NUMBER 187297										\$ 4,000.00
187298; 08/15/2024; Outstanding										
	862	HASNA MARIAM SALAM	732420	08/12/2024	TRANSIENT GUEST TAX		244-55035-119-000000	OTHER FEES	Sculpture Installation Honorarium	\$ 2,000.00
CHECK TOTAL FOR CHECK NUMBER 187298										\$ 2,000.00

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City of Liberty
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CHECK NUMBER; CHECK DATE; CHECK STATUS										
187299; 08/15/2024; Outstanding										
	865	JAY HATFIELD MOTORSPORTS LLC	HATFIELD 1	08/15/2024	PARK SLS TX-PO		353-70000-403-000000	VEHICLES	Polaris Ranger 1000	\$ 17,298.00
CHECK TOTAL FOR CHECK NUMBER 187299										\$ 17,298.00
187300; 08/15/2024; Outstanding										
	957	VANCE BROTHERS INC	IG00026564	08/13/2024	PUBLIC WORKS		351-57031-605-000000	ASPHALT-STREET REPAIRS	Asphalt for Groom/Brown/Hurt	\$ 183.61
	957	VANCE BROTHERS INC	IG00026597	08/13/2024	PUBLIC WORKS		351-57031-605-000000	ASPHALT-STREET REPAIRS	Asphalt for Groom/Brown/Hurt	\$ 733.22
	957	VANCE BROTHERS INC	IG00026622	08/13/2024	PUBLIC WORKS		351-57031-605-000000	ASPHALT-STREET REPAIRS	Asphalt for Groom/Brown/Hurt	\$ 733.22
	957	VANCE BROTHERS INC	IG00026659	08/13/2024	PUBLIC WORKS		351-57031-605-000000	ASPHALT-STREET REPAIRS	Asphalt for Groom/Brown/Hurt	\$ 738.71
	957	VANCE BROTHERS INC	ZH00030621	08/13/2024	PUBLIC WORKS		351-57031-605-000000	ASPHALT-STREET REPAIRS	Asphalt	\$ 234.85
CHECK TOTAL FOR CHECK NUMBER 187300										\$ 2,623.61
187301; 08/15/2024; Outstanding										
	2300	BOUND TREE MEDICAL LLC	85447470	08/12/2024	FIRE		100-53001-302-000000	MEDICAL SUPPLIES	Fire medical supplies	\$ 50.20
	2300	BOUND TREE MEDICAL LLC	85430973	07/29/2024	FIRE		100-53001-302-000000	MEDICAL SUPPLIES	Fire medical supplies	\$ 1,504.84
CHECK TOTAL FOR CHECK NUMBER 187301										\$ 1,555.04
187302; 08/15/2024; Outstanding										
	2825	UNIFIRST CORPORATION	3281198029	08/12/2024	PARKS & RECREATION		465-57018-420-000000	MISC EQUIPMENT MAINT	Facility mats 8.12.24	\$ 117.70
CHECK TOTAL FOR CHECK NUMBER 187302										\$ 117.70
187303; 08/15/2024; Outstanding										
	3059	FASTKICK MARTIAL ARTS	8.7.2024	08/07/2024	PARKS & RECREATION		465-55065-410-000000	COMMUNITY PROGRAMS	Community Programs	\$ 539.00
CHECK TOTAL FOR CHECK NUMBER 187303										\$ 539.00

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City of Liberty
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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
	4477	GENES TIRE & SERVICE CENTER	099414	08/08/2024	POLICE		100-57009-501-000000	VEHICLE MAINTENANCE	218 Tire Repair	\$ 234.69
CHECK TOTAL FOR CHECK NUMBER 187304										\$ 234.69
187305; 08/15/2024; Outstanding										
	4522	ENSZ&JESTER PC	5397-0824	07/31/2024	MULTI		100-52998-160-000000	EMPLOYEE ASSISTANCE PROGRAM	LEGAL FEES	\$ 70.00
CHECK TOTAL FOR CHECK NUMBER 187305										\$ 70.00
187306; 08/15/2024; Outstanding										
	4693	LIBERTY AGGREGATES LLC	27460	07/21/2024	PUBLIC WORKS		351-57032-605-000000	GRAVEL/ROCK-STREET REPAIRS	Rock for Overland Storm Project	\$ 322.13
	4693	LIBERTY AGGREGATES LLC	27554	07/28/2024	UTILITIES		592-70020-801-000000	CONSTRUCTION CONTRACT	Rock - Southview Dr Project	\$ 2,562.42
CHECK TOTAL FOR CHECK NUMBER 187306										\$ 2,884.55
187307; 08/15/2024; Outstanding										
	4763	PRINTING UNLIMITED	71249	08/06/2024	PR & COMMUNICATION		100-53032-113-000000	OUTSIDE PRINTING	Utility Bill Insert for August 2024	\$ 688.40
CHECK TOTAL FOR CHECK NUMBER 187307										\$ 688.40
187308; 08/15/2024; Outstanding										
	4803	EMSAR CSA SERVICE SOLUTIONS LL	SM-188139	07/11/2024	FIRE		100-57018-302-000000	MISC EQUIPMENT MAINT	Fire cot repair	\$ 490.80
	4803	EMSAR CSA SERVICE SOLUTIONS LL	SM-192048	08/06/2024	FIRE		100-57018-302-000000	MISC EQUIPMENT MAINT	Fire cot repair	\$ 345.08
CHECK TOTAL FOR CHECK NUMBER 187308										\$ 835.88
187309; 08/15/2024; Outstanding										
	5016	INTERSTATE BATTERIES	1904301024471	08/05/2024	POLICE		100-53000-501-000000	GENERAL SUPPLIES	Batteries	\$ 94.88
CHECK TOTAL FOR CHECK NUMBER 187309										\$ 94.88

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City of Liberty
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CHECK NUMBER; CHECK DATE; CHECK STATUS										
187310; 08/15/2024; Outstanding										
	5066	TYLER TECHNOLOGIES- INCODE DIV	025-473289	08/01/2024	TECH & LOGISTICS		100-57030-170-0000 00	SOFTWARE MAINTENANCE	court online	\$ 175.00
CHECK TOTAL FOR CHECK NUMBER 187310										\$ 175.00
187311; 08/15/2024; Outstanding										
	5169	MO POLICE CHIEFS CHARITABLE FO	300000283	08/07/2024	POLICE		100-59013-501-0000 00	MEMBERSHIP DUES	Membership	\$ 225.00
	5169	MO POLICE CHIEFS CHARITABLE FO	200000023	08/06/2024	POLICE		100-59013-501-0000 00	MEMBERSHIP DUES	LDF App	\$ 500.00
CHECK TOTAL FOR CHECK NUMBER 187311										\$ 725.00
187312; 08/15/2024; Outstanding										
	5223	CITY TREASURER	KC2024-08	08/14/2024	MULTI		100-57013-501-00000 0	RADIO MAINTENANCE	July PD 70 x 18.34	\$ 1,366.78
	5223	CITY TREASURER	KC2024-08	08/14/2024	MULTI		100-57013-301-00000 0	RADIO MAINTENANCE	July FD 64 x 18.34	\$ 1,182.08
	5223	CITY TREASURER	KC2024-08	08/14/2024	MULTI		351-57013-201-00000 0	RADIO MAINTENANCE	July PW 56 x 18.34	\$ 1,034.32
CHECK TOTAL FOR CHECK NUMBER 187312										\$ 3,583.18
187313; 08/15/2024; Outstanding										
	5268	IDEKER INC	24989	06/13/2024	PUBLIC WORKS		351-57031-605-0000 00	ASPHALT-STREET REPAIRS	ST ASPHALT - High Dr	\$ 717.60
	5268	IDEKER INC	25009	06/14/2024	PUBLIC WORKS		351-57031-605-0000 00	ASPHALT-STREET REPAIRS	ST ASPHALT - Marvel	\$ 89.10
	5268	IDEKER INC	25349	07/30/2024	PUBLIC WORKS		351-57031-605-0000 00	ASPHALT-STREET REPAIRS	ST ASPHALT	\$ 3,330.60
	5268	IDEKER INC	25356	07/31/2024	PUBLIC WORKS		351-57031-605-0000 00	ASPHALT-STREET REPAIRS	ST ASPHALT	\$ 3,064.60
	5268	IDEKER INC	25370	08/01/2024	PUBLIC WORKS		351-57031-605-0000 00	ASPHALT-STREET REPAIRS	ST ASPHALT	\$ 1,931.60
CHECK TOTAL FOR CHECK NUMBER 187313										\$ 9,133.50

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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187314; 08/15/2024; Outstanding										
	5268	IDEKER INC	24985	06/12/2024	PUBLIC WORKS		351-57031-605-000000	ASPHALT-STREET REPAIRS	ST ASPHALT	\$ 336.05
CHECK TOTAL FOR CHECK NUMBER 187314										\$ 336.05
187315; 08/15/2024; Outstanding										
	5268	IDEKER INC	25016	06/17/2024	MULTI		461-53008-451-000000	MAINTENANCE MATERIALS	BATTING CAGE ROCK	\$ 548.60
	5268	IDEKER INC	25016	06/17/2024	MULTI		592-70020-801-000000	CONSTRUCTION CONTRACT	SOUTHVIEW ROCK	\$ 286.60
CHECK TOTAL FOR CHECK NUMBER 187315										\$ 835.20

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City of Liberty
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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
	5394	GALL'S INC	028658498	08/01/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 244.00
	5394	GALL'S INC	028751548	08/12/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 172.22
	5394	GALL'S INC	028752017	08/12/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 52.17
	5394	GALL'S INC	028752032	08/12/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 56.38
	5394	GALL'S INC	028752033	08/12/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 54.97
	5394	GALL'S INC	028756385	08/12/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 34.76
	5394	GALL'S INC	028663055	08/01/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 137.98
	5394	GALL'S INC	028741135	08/09/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 190.08
	5394	GALL'S INC	028727725	08/08/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 66.91
	5394	GALL'S INC	028712466	08/07/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 32.23
	5394	GALL'S INC	028714174	08/07/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 160.96
	5394	GALL'S INC	028719081	08/07/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 85.00
	5394	GALL'S INC	028685362	08/04/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 126.72
	5394	GALL'S INC	028700554	08/06/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 204.16
	5394	GALL'S INC	028700623	08/06/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 204.12
	5394	GALL'S INC	028702715	08/06/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 70.99

City of Liberty
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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
	5394	GALL'S INC	028705682	08/06/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 49.68
	5394	GALL'S INC	028639992	07/30/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 125.00
	5394	GALL'S INC	028621778	07/29/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 64.36
	5394	GALL'S INC	028642297	07/31/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 163.56
	5394	GALL'S INC	028677204	08/02/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 134.00
	5394	GALL'S INC	028674771	08/02/2024	FIRE		100-59014-301-000000	CLOTHING EXPENSES	Fire uniforms	\$ 98.99
CHECK TOTAL FOR CHECK NUMBER 187316										\$ 2,529.24
187317; 08/15/2024; Outstanding										
	5460	VALVOLINE LLC	83232	08/09/2024	POLICE		100-57009-501-000000	VEHICLE MAINTENANCE	205 Oil change	\$ 40.58
	5460	VALVOLINE LLC	83157	08/08/2024	POLICE		100-57009-501-000000	VEHICLE MAINTENANCE	207 Oil Change	\$ 34.99
CHECK TOTAL FOR CHECK NUMBER 187317										\$ 75.57
187318; 08/15/2024; Outstanding										
	5470	CCL SUPPLY	SO026583	06/19/2024	FIRE		100-53004-301-000000	VEHICLE SUPPLIES	Fire vehicle wash	\$ 479.28
CHECK TOTAL FOR CHECK NUMBER 187318										\$ 479.28
187319; 08/15/2024; Outstanding										
	5482	ALTERATIONS & CUSTOM SEWING ST	5171	08/08/2024	POLICE		100-59014-501-000000	CLOTHING EXPENSES	Siefker pants repair	\$ 12.00
CHECK TOTAL FOR CHECK NUMBER 187319										\$ 12.00

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SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187320; 08/15/2024; Outstanding										
	5643	THE KANSAS CITY CHESS CLUB LLC	SUM0824	08/14/2024	PARKS & RECREATION		465-55065-410-000000	COMMUNITY PROGRAMS	Chess Camp	\$ 2,047.50
CHECK TOTAL FOR CHECK NUMBER 187320										\$ 2,047.50
187321; 08/15/2024; Outstanding										
	5680	LAUREL SHOGER	08/12/2024	08/13/2024	PARKS & RECREATION		465-55058-410-000000	PRIVATE SWIMMING LESSONS	08/11-08/11	\$ 190.00
CHECK TOTAL FOR CHECK NUMBER 187321										\$ 190.00
187322; 08/15/2024; Outstanding										
	5761	MISSISSIPPI LIME CO INC	1741339	08/13/2024	UTILITIES		590-53009-802-000000	CHEMICALS	WTR HYDRATED LIME	\$ 9,171.31
	5761	MISSISSIPPI LIME CO INC	1740643	08/13/2024	UTILITIES		590-53009-802-000000	CHEMICALS	WTR HYDRATED LIME	\$ 9,068.43
CHECK TOTAL FOR CHECK NUMBER 187322										\$ 18,239.74
187323; 08/15/2024; Outstanding										
	5910	KONICA MINOLTA BUSINESS SOLUTI	535739098	08/11/2024	PARKS & RECREATION		465-57012-420-000000	OFFICE EQUIPMENT MAINTENANCE	Monthly payment	\$ 409.73
	5910	KONICA MINOLTA BUSINESS SOLUTI	535739098	08/11/2024	PARKS & RECREATION		100-57012-483-000000	OFFICE EQUIPMENT MAINTENANCE	SS Monthly Copier	\$ 409.72
CHECK TOTAL FOR CHECK NUMBER 187323										\$ 819.45
187324; 08/15/2024; Outstanding										
	5952	T & W TIRE LLC	3040105365	08/05/2024	FIRE		100-57009-301-000000	VEHICLE MAINTENANCE	Fire #612 front tires-2	\$ 2,065.48
CHECK TOTAL FOR CHECK NUMBER 187324										\$ 2,065.48

**Voided checks present and it may affect total amount calculations

City of Liberty
AP List Checks Invoices

SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187325; 08/15/2024; Outstanding										
	6014	ZOLL MEDICAL CORPORATION	4021600	07/31/2024	FIRE		100-53001-302-000000	MEDICAL SUPPLIES	Fire medical supplies	\$ 268.00
	6014	ZOLL MEDICAL CORPORATION	4007750	07/10/2024	FIRE		100-53001-302-000000	MEDICAL SUPPLIES	Fire medical supplies	\$ 536.00
	6014	ZOLL MEDICAL CORPORATION	4019654	07/30/2024	FIRE		100-53001-302-000000	MEDICAL SUPPLIES	Fire medical supplies	\$ 537.00
	6014	ZOLL MEDICAL CORPORATION	4003210	07/02/2024	FIRE		100-53001-302-000000	MEDICAL SUPPLIES	Fire medical supplies	\$ 1,083.18
CHECK TOTAL FOR CHECK NUMBER 187325										\$ 2,424.18
187326; 08/15/2024; Outstanding										
	6018	HDR ENGINEERING INC	1200621134	05/17/2024	PUB WRKS-PO		351-70020-612-000000	CONSTRUCTION CONTRACT	STORM WATER MASTER PLAN	\$26,161.25
	6018	HDR ENGINEERING INC	1200636577	07/11/2024	PUB WRKS-PO		350-59026-160-000000	MISCELLANEOUS EXPENSES	MASTER PLAN	\$ 0.00
	6018	HDR ENGINEERING INC	1200636577	07/11/2024	PUB WRKS-PO		351-70023-600-000000	PROJECT CONTINGENCIES	MASTER PLAN	\$ 0.00
	6018	HDR ENGINEERING INC	1200636577	07/11/2024	PUB WRKS-PO		351-70023-600-000000	PROJECT CONTINGENCIES	Transportation Master Plan	\$ 7,028.95
	6018	HDR ENGINEERING INC	1200636577-1	07/11/2024	PUB WRKS-PO		350-59026-160-000000	MISCELLANEOUS EXPENSES	MASTER PLAN	\$ 0.00
	6018	HDR ENGINEERING INC	1200636577-1	07/11/2024	PUB WRKS-PO		351-70023-600-000000	PROJECT CONTINGENCIES	MASTER PLAN	\$ 0.00
	6018	HDR ENGINEERING INC	1200636577-1	07/11/2024	PUB WRKS-PO		351-70023-600-000000	PROJECT CONTINGENCIES	Transportation Master Plan	\$ 7,704.90
CHECK TOTAL FOR CHECK NUMBER 187326										\$ 40,895.10
187327; 08/15/2024; Outstanding										
	6120	FOLEY EQUIPMENT CO INC	PS400535106	08/13/2024	PUBLIC WORKS		100-57009-203-000000	VEHICLE MAINTENANCE	Vehicle Maintenance	\$ 638.82
CHECK TOTAL FOR CHECK NUMBER 187327										\$ 638.82

**Voided checks present and it may affect total amount calculations

City of Liberty
AP List Checks Invoices

SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187328; 08/15/2024; Outstanding										
	6136	KITCHS LAWN CARE & LANDSC	2033	08/06/2024	CEMETERY	Mowing Week of 8.6.24	247-57024-204-0000	MOWING CONTRACT	2024 MOWING CONTRACT	\$ 2,100.00
Mowing Week of 8.12.24	6136	KITCHS LAWN CARE & LANDSC	2035	08/13/2024	CEMETERY	Mowing Week of 8.12.24	247-57024-204-0000	MOWING CONTRACT	2024 MOWING CONTRACT	\$ 2,100.00
CHECK TOTAL FOR CHECK NUMBER 187328										\$ 4,200.00
187329; 08/15/2024; Outstanding										
	6175	MO VOCATIONAL ENTERPRISES	688675 RI	08/07/2024	FIRE		356-60000-305-0000	MINOR EQUIPMENT	Fire conference table	\$ 582.00
CHECK TOTAL FOR CHECK NUMBER 187329										\$ 582.00
187330; 08/15/2024; Outstanding										
	6196	AMERIGLASS CLEANING INC	190847	08/05/2024	FIRE		100-57019-300-0000	BUILDING MAINTENANCE	Fire window cleaning	\$ 80.00
CHECK TOTAL FOR CHECK NUMBER 187330										\$ 80.00
187331; 08/15/2024; Outstanding										
	6202	MADDEN MEDIA	2024-025079	07/31/2024	TRANSIENT GUEST TAX		244-55028-119-0000	ADVERTISING	Madden Media SEM Ads	\$ 358.83
CHECK TOTAL FOR CHECK NUMBER 187331										\$ 358.83
187332; 08/15/2024; Outstanding										
	6305	HELGET GAS PRODUCTS	0002839789	08/12/2024	FIRE		100-53009-302-0000	CHEMICALS	Fire oxygen	\$ 21.71
	6305	HELGET GAS PRODUCTS	0002819335	06/28/2024	FIRE		100-53009-302-0000	CHEMICALS	Fire oxygen	\$ 18.71
	6305	HELGET GAS PRODUCTS	0002216242	07/31/2024	FIRE		100-53009-302-0000	CHEMICALS	Fire oxygen	\$ 24.75
CHECK TOTAL FOR CHECK NUMBER 187332										\$ 65.17
187333; 08/15/2024; Outstanding										
	6320	CHUCK ANDERSON FORD INC	FOCS180204	08/07/2024	POLICE		100-57009-501-0000	VEHICLE MAINTENANCE	208 Brakes	\$ 1,524.84
CHECK TOTAL FOR CHECK NUMBER 187333										\$ 1,524.84

**Voided checks present and it may affect total amount calculations

City of Liberty
AP List Checks Invoices

SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187334; 08/15/2024; Outstanding										
	6469	BRINK'S INCORPORATED	12678585	08/01/2024	FINANCE		100-55013-130-000000	FINANCIAL SERVICES	Brinks Courier Service	\$ 144.92
	6469	BRINK'S INCORPORATED	12678585	08/01/2024	FINANCE		461-55013-451-000000	FINANCIAL SERVICES	Brinks Courier Service	\$ 108.69
	6469	BRINK'S INCORPORATED	12678585	08/01/2024	FINANCE		590-55013-131-000000	FINANCIAL SERVICES	Brinks Courier Service	\$ 130.43
	6469	BRINK'S INCORPORATED	12678585	08/01/2024	FINANCE		591-55013-131-000000	FINANCIAL SERVICES	Brinks Courier Service	\$ 166.66
	6469	BRINK'S INCORPORATED	12678585	08/01/2024	FINANCE		595-55013-131-000000	FINANCIAL SERVICES	Brinks Courier Service	\$ 65.21
	6469	BRINK'S INCORPORATED	12678585	08/01/2024	FINANCE		465-55013-420-000000	FINANCIAL SERVICES	Brinks Courier Service	\$ 108.69
CHECK TOTAL FOR CHECK NUMBER 187334										\$ 724.60
187335; 08/15/2024; Outstanding										
	6547	EDWARDS CHEMICALS	IN161533	08/13/2024	PARKS & RECREATION		465-53009-420-000000	CHEMICALS	Pool chemical order 8.8.2024	\$ 1,785.00
CHECK TOTAL FOR CHECK NUMBER 187335										\$ 1,785.00
187336; 08/15/2024; Outstanding										
	7080	HAPPY TIMES T SHIRT COMPANY	057285	07/26/2024	POLICE		100-59014-501-000000	CLOTHING EXPENSES	Police TShirts	\$ 486.00
CHECK TOTAL FOR CHECK NUMBER 187336										\$ 486.00
187337; 08/15/2024; Outstanding										
	7509	KAPKE & WILLERTH LLC	68161	08/13/2024	FINANCE		100-55005-111-000000	LEGAL FEES	Legal Fees	\$ 1,128.50
	7509	KAPKE & WILLERTH LLC	68161	08/13/2024	FINANCE		460-55005-400-000000	LEGAL FEES	Legal Fees	\$ 129.50
	7509	KAPKE & WILLERTH LLC	68161	08/13/2024	FINANCE		591-55005-903-000000	LEGAL FEES	Legal Fees	\$ 388.50
CHECK TOTAL FOR CHECK NUMBER 187337										\$ 1,646.50

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City of Liberty
AP List Checks Invoices

SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
	7683	RICOH USA, INC	108475228	08/01/2024	FIRE		100-53031-300-000000	COPIER LEASE & USAGE	Fire copier lease	\$ 137.89
CHECK TOTAL FOR CHECK NUMBER 187338										\$ 137.89
187339; 08/15/2024; Outstanding										
	7993	COMMERCIAL AQUATIC SERVICE	50429-1	08/13/2024	PARKS & RECREATION		465-57019-420-000000	BUILDING MAINTENANCE	Stenner pump parts and repairs	\$ 483.19
	7993	COMMERCIAL AQUATIC SERVICE	50473-1	08/09/2024	PARKS & RECREATION		465-57019-420-000000	BUILDING MAINTENANCE	UV and Prominent Repairs	\$ 320.00
CHECK TOTAL FOR CHECK NUMBER 187339										\$ 803.19
187340; 08/15/2024; Outstanding										
	8355	CENTRAL JACKSON CO FPD	TC24-146	07/03/2024	FIRE		100-53017-303-000000	CPR TRAINING SUPPLIES	Fire CPR cards	\$ 1,200.00
CHECK TOTAL FOR CHECK NUMBER 187340										\$ 1,200.00
187341; 08/15/2024; Outstanding										
	8612	MIDWEST OFFICE TECHNOLOGY INC	INST423365	08/07/2024	PLANNING & DVLP		100-53031-150-000000	COPIER LEASE & USAGE	3rd Floor Color Printer	\$ 67.91
	8612	MIDWEST OFFICE TECHNOLOGY INC	INST423365	08/07/2024	PLANNING & DVLP		100-53031-201-000000	COPIER LEASE & USAGE		\$ 67.91
CHECK TOTAL FOR CHECK NUMBER 187341										\$ 135.82
187342; 08/15/2024; Outstanding										
	8879	ISABELLA PAOLETTI	08/12/2024	08/13/2024	PARKS & RECREATION		465-55058-410-000000	PRIVATE SWIMMING LESSONS	8/6-8/11	\$ 60.00
CHECK TOTAL FOR CHECK NUMBER 187342										\$ 60.00
187343; 08/15/2024; Outstanding										
	999999	Paul Cavallo	018667812	08/14/2024	FINANCE		100-21014-000-000000	LONG TERM INS-SUN LIFE	Refund LTD Prem Prorated June	\$ 4.05
CHECK TOTAL FOR CHECK NUMBER 187343										\$ 4.05

**Voided checks present and it may affect total amount calculations

City of Liberty
AP List Checks Invoices

SPECIAL INFORMATION	VENDOR NUMBER	VENDOR NAME	INVOICE NUMBER	INVOICE DATE	APPROVAL DEPARTMENT	INVOICE DESCRIPTION	ACCOUNT NUMBER	ACCOUNT DESCRIPTION	LINE ITEM DESCRIPTION	LINE ITEM VALUE
CHECK NUMBER; CHECK DATE; CHECK STATUS										
187344; 08/15/2024; Outstanding										
	999999	Catrina Jordan	JORDAN, C	08/14/2024	FINANCE		590-20019-000-000000	WATER REFUNDS	Water Refund	\$ 7,939.64
CHECK TOTAL FOR CHECK NUMBER 187344										\$ 7,939.64
Grand Total:										\$ 173,732.07

Notes :

- (a) Negative numbers are displayed in parentheses.
- (b) The filter parameters selected at the time of report submission are printed in the header section.
- (c) **Voided checks present and it may affect total amount calculations.



STAFF REPORT

Planning and Zoning Case 24-23PP

Staff: Kyle McGinnis, Planner

Date: August 26, 2024

GENERAL INFORMATION

Application:	A Preliminary Plat for The Trails Neighborhood.
Applicant:	Ron Cowger, AGC Engineers 405 S. Leonard Street, Suite D Liberty, MO 64068
Property Owner:	Immacolata Manor 2101 Manor Way Liberty, MO 64068
Location:	East side of Flintlock Road, near the intersection of Flintlock Road and Liberty Drive
Site Acreage:	14.8 +/- acres
Existing Land Use/Zoning:	Undeveloped / R-1A, "Suburban Residential District"
Surrounding Land Uses/Zoning:	North: Single-family Residential / PD, "Planned Development District" South: Life Unlimited, Undeveloped Land / R-1A, "Suburban Residential District" East: Undeveloped Land / R-1A, "Suburban Residential District" West: Flintlock Road
Public Notice:	None Required
File Date:	June 5, 2024

PREVIOUS CASES/SITE HISTORY

Since its original construction in 1920, this property – formerly known as Immacolata Manor – has received a number of approvals from the City, permitting the various structures and uses present on the site today. Since 2006, the following approvals have most recently occurred:

P&Z Case 24-20A: Proposal to amend the Future Land Use Map from Multi-Family Residential to Single-Family Residential for 14.8 +/- acres at 2135 Manor Way.

P&Z Case 08-27SUP: A Special Use Permit to allow a student dormitory at Immacolata Manor, 2135 Manor Way.

P&Z Case 07-52SUP: A Special Use Permit for Our Lady of Mercy Country Home to allow a student dormitory

at 2160 Mercy Drive.

P&Z Case 06-19SUP: A Special Use Permit to allow for a new 6-unit residence building, a future residence building and use of the existing manor house for conferences and retreats at 2101 Hughes Road in the R-1A, Suburban Residential District.

This application for a preliminary plat is accompanied by P&Z Case 24-22R&PDP, a rezoning and preliminary development plan application needed to permit the residential subdivision as proposed.

DESCRIPTION OF PROPOSAL

This is a preliminary plat application for The Trails Neighborhood, a new single-family subdivision to include 30 buildable lots and six common area Tracts (A through F), which have been proposed to be used for stormwater infrastructure, to maintain existing open space and recreational areas, and to meet certain open space and landscaping requirements as dictated by Code. All common area Tracts and associated open space would be maintained by a Homeowners Associations (HOA).

PUBLIC INFRASTRUCTURE

Facility	City Standard	Status
Streets	Direct connection to fully improved street network	The proposed subdivision would have a single access to Flintlock Road, near the intersection of Flintlock Road and Liberty Drive. Two roadways – “Street 1” and “Street 2” – are proposed, and both terminate in cul-de-sacs.
Sanitary Sewer	Direct, gravity flow connection	The site has direct access to an eight-inch public sewer main located near the site’s west and north property lines. Extensions of this public sewer main will be constructed to serve each proposed lot of the subdivision.
Water	Direct connection to City water services	The site has direct access to a 12-inch public water main located within the public right-of-way of Flintlock Road. An extension of this public water main will be constructed to serve each proposed lot of the subdivision.
Storm Water	Storm water must be released at an acceptable rate	Stormwater will be collected by an on-site collection system directed to the three stormwater BMP treatment areas proposed on Tracts B, C, and F, which will then release into the Liberty stormwater system at an acceptable rate. A detailed stormwater analysis will be required as part of the review of a Final Plat application.

STAFF ANALYSIS

A preliminary plat is required for the general subdivision of land to ensure the layout of a proposed subdivision conforms to the comprehensive plan and the UDO. Staff’s analysis of a preliminary plat application is guided by Section 30-28.10. Preliminary plat, approval criteria:

1. The preliminary plat substantially complies with the intent of the comprehensive plan;

The Comprehensive Plan’s Future Land Use map was amended from Multi-Family to Single-Family Residential prior to the review of this application. The proposed subdivision complies with the new Future Land Use designation of Single-Family Residential.

2. The preliminary plat complies with the provisions of this UDO; and

The preliminary plat complies with the provision of the UDO but for the two variance requests submitted as part of the rezoning application.

3. The preliminary plat substantially complies with approved city development standards and policies.

Staffs finds that this Preliminary Plat complies with the intent of city development standards and policies.

STAFF RECOMMENDATION

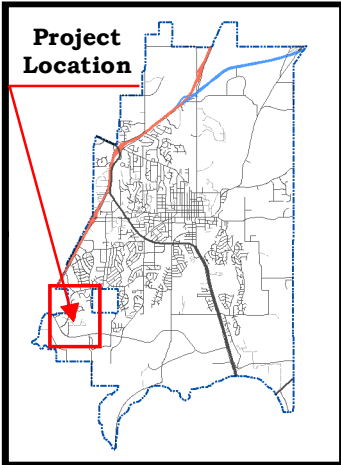
Staff finds this application meets the standards of review for a Preliminary Plat in Section 30-28.10 of the UDO and recommends approval of P&Z Case 24-23PP.

PZ RECOMMENDATION

At its August 13, 2024 meeting, the Planning Commission voted 7-0-0 to recommend approval of P&Z Case 24-23PP as presented in the staff report.

ATTACHMENTS

Exhibit A:	Vicinity Map
Exhibit B:	Preliminary Plat
Exhibit C:	Planning & Zoning Commission Minutes Excerpt
Exhibit D:	Resolution

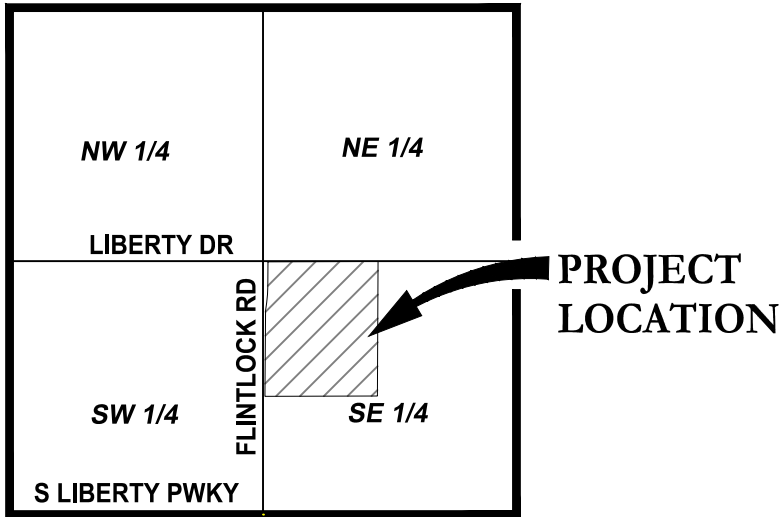


LIFE UNLIMITED,INC.

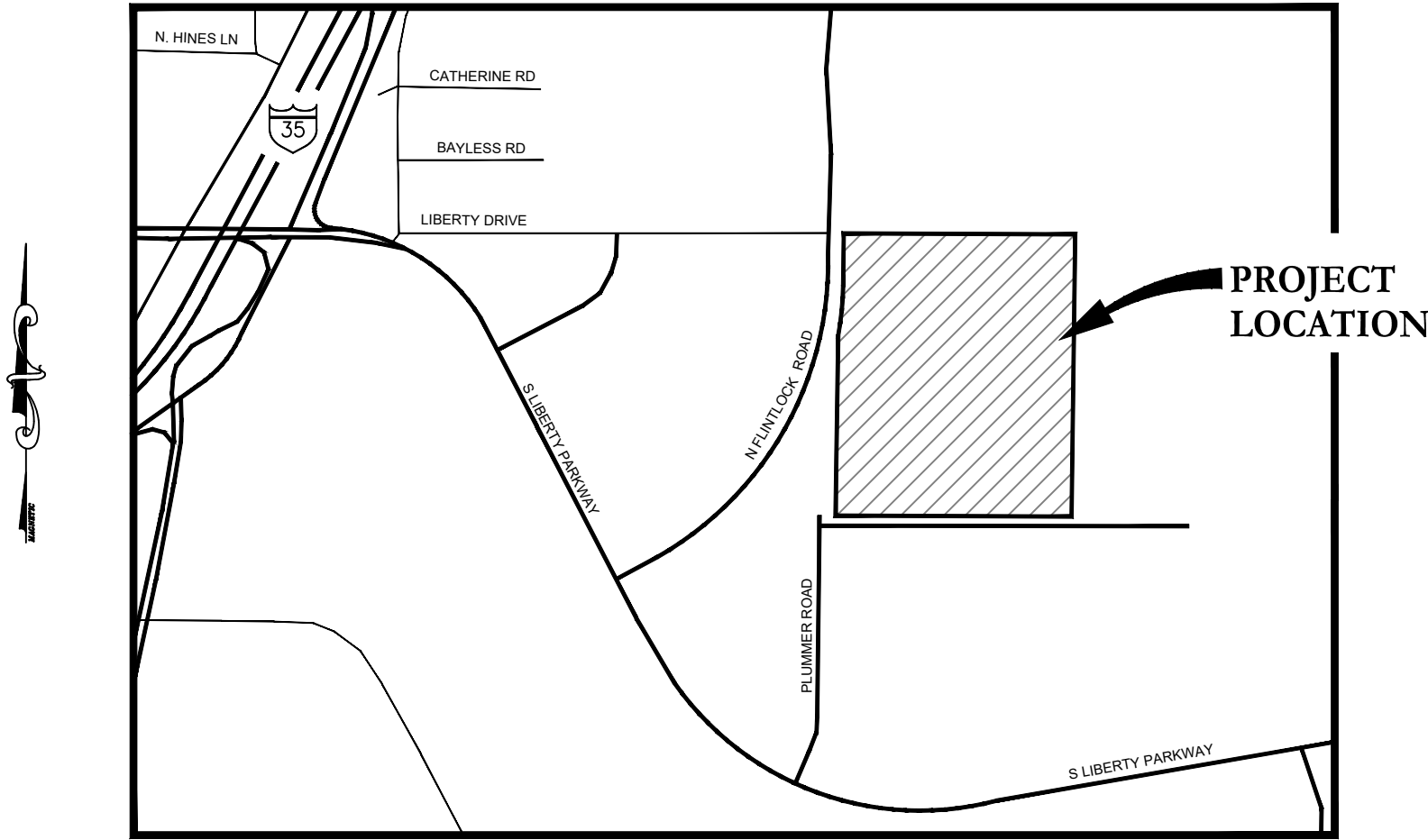
THE TRAILS NEIGHBORHOOD - PHASE 1

DEVELOPMENT PLAN / PRELIMINARY PLAT

Residential development within the
City of Liberty, Clay County, Missouri



SECTION 23-53N-32W
1"=2000' SCALE



LOCATION MAP
NOT TO SCALE

SHEET INDEX

CIVIL	
C100	COVER
C101-C102	EXISTING CONDITIONS
C102	GENERAL LAYOUT
C103	SITE PLAN
C104	GRADING PLAN
C105	UTILITY PLAN

CONTACTS

ENGINEERING

ENGINEERING PRIMARY 781-4200
Ronald L. Cowger, PE

ENGINEERING ALTERNATE 781-4200
Art Akin, PE

DEVELOPER / OWNER

Life Unlimited, Inc.
Julie Edlund, CEO
320 Armour Road
North Kansas City, MO 64116
(816) 474-3026

DESCRIPTION OF PROPOSED R-1C ZONING BOUNDARY:

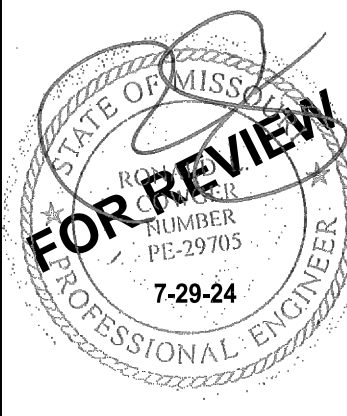
A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 53 NORTH, RANGE 32 WEST, OF THE 5TH P.M., IN THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI, PREPARED BY BRYAN F. HILL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER CORNER OF SAID SECTION 23; THENCE SOUTH 89°45'58" EAST, ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER, 50.00 FEET TO THE POINT OF BEGINNING OF HEREIN DESCRIBED TRACT; THENCE SOUTH 89°45'58" EAST, CONTINUING ALONG SAID NORTH LINE, 1127.08 FEET; THENCE SOUTH 00°44'24" WEST, 537.86 FEET; THENCE SOUTH 85°41'42" WEST, 576.54 FEET; THENCE NORTH 89°08'57" WEST, 573.85 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF FLINTLOCK ROAD AS IT NOW EXISTS; THENCE NORTH 00°51'03" EAST, ALONG SAID EAST RIGHT OF WAY LINE, 78.59 FEET; THENCE NORTHEASTERLY, CONTINUING ALONG SAID EAST RIGHT OF WAY LINE, ON A CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 246.54 FEET, A RADIUS OF 1482.39 FEET, A CHORD BEARING OF NORTH 05°33'46" EAST, AND A CHORD LENGTH OF 246.26 FEET; THENCE NORTH 00°47'54" EAST, CONTINUING ALONG SAID EAST RIGHT OF WAY LINE, 253.52 FEET TO THE POINT OF BEGINNING. CONTAINING 14.84 ACRES MORE OR LESS

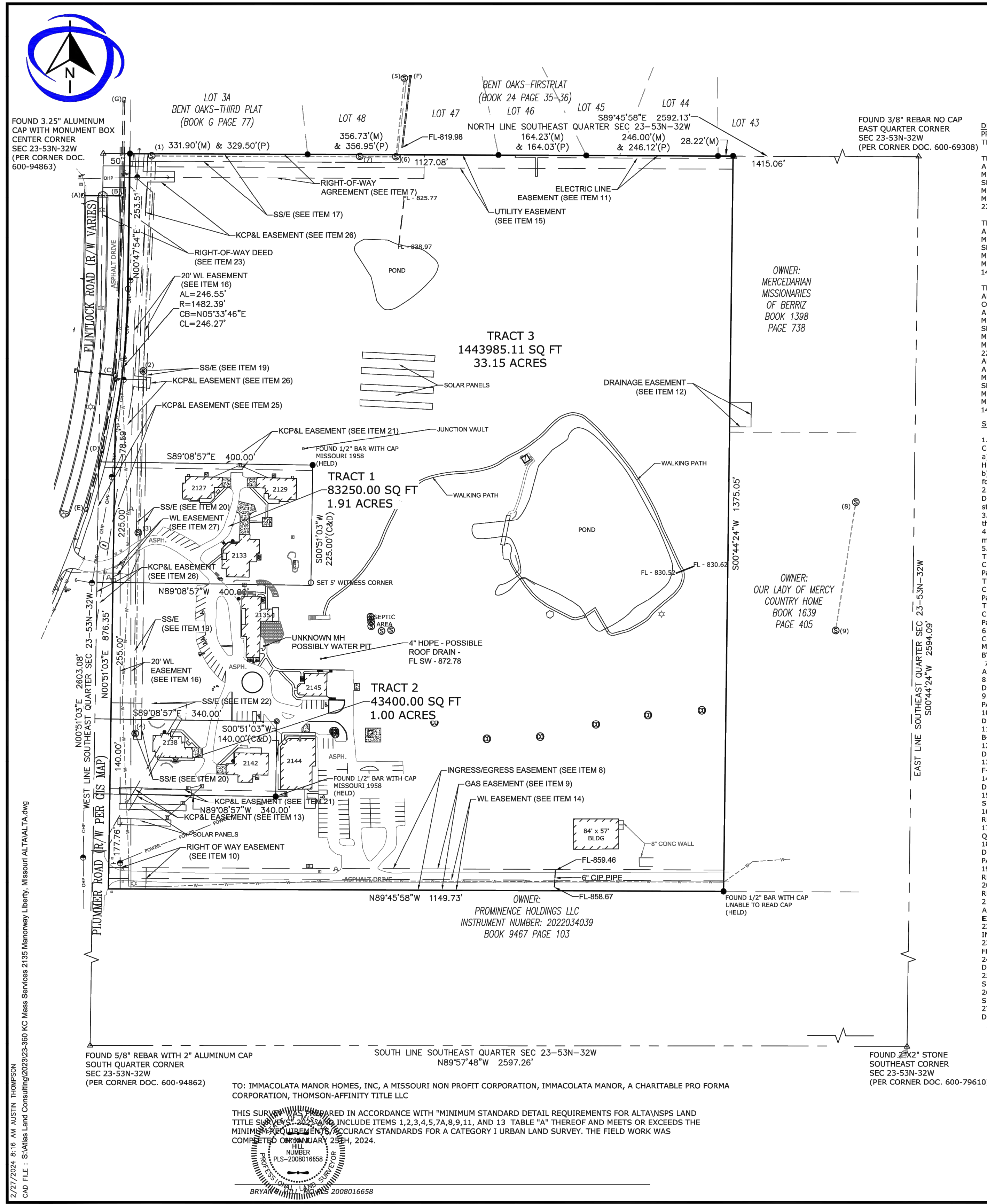
LIFE UNLIMITED,INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

7-29-24
SUBMITTAL TO CITY PLANNING DEPARTMENT
7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT
7-29-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT

COVER	DATE: 7-29-24
PROJECT:	
SHEET NUMBER:	C100



AGC Engineers, INC.
405 S. Leonard St., Suite D
Liberty, Missouri 64068
816.791.4200
Fax 781.3666
www.agcengineers.com



ALTA/NSPS LAND TITLE SURVEY

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, OF THE 5TH P.M. IN THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI

DESCRIPTION:
PROPERTY DESCRIPTION PER TITLE COMMITMENT NUMBER: 236404
THOMSON-AFFINITY TITLE LLC DATED JANUARY 23RD, 2024 AT 8:00 A.M.

TRACT 1:
A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, LIBERTY, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST, ALONG THE WEST LINE OF SAID QUARTER SECTION FOR 577.00 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 08 MINUTES 29 SECONDS EAST FOR 340.00 FEET; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST FOR 225.00 FEET; THENCE NORTH 89 DEGREES 08 MINUTES 29 SECONDS WEST FOR 400.00 FEET TO SAID WEST LINE; THENCE NORTH 0 DEGREES 51 MINUTES 31 SECONDS EAST ALONG SAID WEST LINE FOR 225.00 FEET TO THE POINT OF BEGINNING.

TRACT 2:
A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, LIBERTY, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST ALONG THE WEST LINE OF SAID QUARTER SECTION FOR 577.00 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 08 MINUTES 29 SECONDS EAST FOR 340.00 FEET; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST FOR 225.00 FEET; THENCE NORTH 89 DEGREES 08 MINUTES 29 SECONDS WEST FOR 400.00 FEET TO SAID WEST LINE; THENCE NORTH 0 DEGREES 51 MINUTES 31 SECONDS EAST ALONG SAID WEST LINE FOR 225.00 FEET TO THE POINT OF BEGINNING.

TRACT 3:
ALL OF THE NORTH 1375 FEET OF THE SOUTHEAST QUARTER, EXCEPT THE EAST 1415 FEET THEREOF IN SECTION 23, TOWNSHIP 51, RANGE 32, LIBERTY, CLAY COUNTY, MISSOURI, EXCEPT THAT PART IN ROAD AND EXCEPT THE FOLLOWING:
A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 23, TOWNSHIP 51 NORTH, RANGE 32 WEST, LIBERTY, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST, ALONG THE WEST LINE OF SAID QUARTER SECTION FOR 577.00 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 08 MINUTES 29 SECONDS EAST FOR 340.00 FEET; THENCE SOUTH 0 DEGREES 51 MINUTES 31 SECONDS WEST FOR 225.00 FEET; THENCE NORTH 89 DEGREES 08 MINUTES 29 SECONDS WEST FOR 400.00 FEET TO SAID WEST LINE; THENCE NORTH 0 DEGREES 51 MINUTES 31 SECONDS EAST ALONG SAID WEST LINE FOR 225.00 FEET TO THE POINT OF BEGINNING.

SCHEDULE B II

1. Note: The Company issuing this Informational Report is furnishing a 24-month 1. chain of title for informational purposes only as a customer courtesy. The Company has no other liability or obligation in connection with the information provided below. (NOT A SURVEY MATTER)

a) Warranty Deed recorded September 10, 2001 in Book 3413 at Page 715, from The Friends, a Missouri Pro Forma Corporation, Grantor, to Immacolata Manor Homes, Inc., Grantee. (Tracts 1 & 2) (NOT A SURVEY MATTER)

b) Deed recorded May 10, 2002 in Book 3631 at Page 254, from The Friends, a charitable pro forma corporation, Grantor, to Immacolata Manor, a charitable pro forma corporation, Grantee. (Tract 3) (NOT A SURVEY MATTER)

2. Deed of Trust executed by Immacolata Manor Homes, Inc., a Missouri not for profit corporation, to W. R. Greenwood, Trustee for Secretary of Housing and Urban Development (HUD), dated December 5, 2001 and recorded December 10, 2001 as Document No. Q-85075 in Book 3489 at Page 849, securing an obligation in the stated amount of \$1,240,200.00 and all other obligations secured thereby. (Affects Tracts 1 and 2) (NOT A SURVEY MATTER)

3. Terms and provisions of the Regulatory Agreement, recorded December 10, 2001 as Document No. Q-85076 in Book 3489 at Page 859, as more fully contained therein. (Tracts 1 & 2) (NOT A SURVEY MATTER)

4. Terms and provisions of the Capital Advance program Use Agreement, recorded December 10, 2001 as Document No. Q-85077 in Book 3489 at Page 866, as more fully contained therein. (Tracts 1 & 2) (NOT A SURVEY MATTER)

5. Note: Current tax records indicate the following taxes: (NOT A SURVEY MATTER)

TRACT 1: 2127 Manor Way:
City, state and county taxes for the year 2023 and prior years are Exempt.
Parcel No. 14-518-00-01-001.00

TRACT 2: 2138 Manor Way:
City, state and county taxes for the year 2023 and prior years are Exempt.
Parcel No. 14-518-00-01-001.02

TRACT 3: 2135 Manor Way:
City, state and county taxes for the year 2023 and prior years are Exempt.
Parcel No. 14-518-00-01-001.00

6. THE LAND LIES WITHIN THE BOUNDARIES OF THE PUBLIC WATER SUPPLY DISTRICT NO. 2, AS ESTABLISHED BY DECREE FILED IN THE CIRCUIT COURT OF CLAY COUNTY, MISSOURI, NOTICE OF WHICH IS GIVEN BY THE DOCUMENT RECORDED DECEMBER 24, 1958 AS DOCUMENT NO. 65917, BY THE DOCUMENT RECORDED MARCH 20, 1959 AS DOCUMENT NO. 66802, AND BY THE DOCUMENT RECORDED JUNE 8, 1992 IN BOOK 2125 AT PAGE 465, AND MAY BE SUBJECT TO ASSESSMENTS BY REASON THEREOF. (BLANKET IN NATURE)

7. RIGHT OF WAY AGREEMENT EASEMENT ESTABLISHED BY THE DOCUMENT RECORDED NOVEMBER 10, 1951 AS DOCUMENT NO. 8-49252 IN BOOK 732 AT PAGE 149, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

8. EASEMENT TO MERCEDARIAN MISSIONARIES OF BERRIZ, A MISSOURI CORPORATION ESTABLISHED BY THE DOCUMENT RECORDED MARCH 24, 1964 AS DOCUMENT NO. 8-74584 IN BOOK 812 AT PAGE 682, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

9. EASEMENT TO MISSOURI GAS SERVICE COMPANY ESTABLISHED BY THE DOCUMENT RECORDED JULY 30, 1964 AS DOCUMENT NO. 8-79049 IN BOOK 826 AT PAGE 453, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

10. EASEMENT TO MERCEDARIAN MISSIONARIES OF BERRIZ, A MISSOURI CORPORATION ESTABLISHED BY THE DOCUMENT RECORDED AUGUST 27, 1964 AS DOCUMENT NO. 8-80066 IN BOOK 829 AT PAGE 606, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

11. ELECTRIC LINE EASEMENT TO MISSOURI PUBLIC SERVICE COMPANY ESTABLISHED BY THE DOCUMENT RECORDED DECEMBER 11, 1964 AS DOCUMENT NO. 8-83473 IN BOOK 841 AT PAGE 51, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

12. SUBJECT TO TERMS AND CONDITIONS OF THE EASEMENT GRANT TO THE FRIENDS ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 27, 1986 AS DOCUMENT NO. F-27743 IN BOOK 1661 AT PAGE 167, AS MORE FULLY SET FORTH THEREIN. (DOES NOT AFFECT SUBJECT PROPERTY)

13. EASEMENT CONVEYANCE TO KANSAS CITY POWER & LIGHT COMPANY ESTABLISHED BY THE DOCUMENT RECORDED AUGUST 14, 1986 AS DOCUMENT NO. F-44620 IN BOOK 1699 AT PAGE 35, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

14. WATER LINE EASEMENT TO PUBLIC WATER SUPPLY DISTRICT NO. 2 OF CLAY COUNTY ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 18, 1987 AS DOCUMENT NO. F-43820 IN BOOK 1741 AT PAGE 439, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

15. UTILITY EASEMENT TO THE MAYOR, COUNCILMEN AND CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED SEPTEMBER 11, 1989 AS DOCUMENT NO. G-17636 IN BOOK 1931 AT PAGE 923, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

16. EASEMENT FOR PUBLIC WATERMAINS TO THE MAYOR, COUNCIL AND CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED AUGUST 10, 1995 AS DOCUMENT NO. L-83236 IN BOOK 2256 AT PAGE 827, AS MORE FULLY SET FORTH THEREIN.

17. EASEMENT FOR SANITARY SEWER MAINS TO IMMACOLATA HOMES, INC. ESTABLISHED BY THE DOCUMENT RECORDED NOVEMBER 27, 2001 AS DOCUMENT NO. Q-82318 IN BOOK 3475 AT PAGE 293, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

18. TERMS AND PROVISIONS OF THE DECLARATION OF CONDITIONS AND RESTRICTIONS CONTAINED IN THE DOCUMENT RECORDED MARCH 25, 2002 AS DOCUMENT NO. R-03394 IN BOOK 3586 AT PAGE 156 AND AMENDED BY THE DOCUMENT RECORDED MAY 23, 2002 AS DOCUMENT NO. R-14186 IN BOOK 3641 AT PAGE 633. (BLANKET IN NATURE)

19. EASEMENT FOR PUBLIC SANITARY SEWER MAINS TO THE MAYOR, CITY COUNCILMEN AND THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED MAY 24, 2002 AS DOCUMENT NO. R-14498 IN BOOK 3643 AT PAGE 297, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

20. EASEMENT FOR PUBLIC SANITARY SEWER MAINS TO THE MAYOR, CITY COUNCILMEN AND THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED MAY 24, 2002 AS DOCUMENT NO. R-14498 IN BOOK 3643 AT PAGE 300, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

21. EASEMENT CONVEYANCE TO THE MAYOR, CITY COUNCILMEN AND THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED MAY 28, 2002 AS DOCUMENT NO. R-14767 IN BOOK 3644 AT PAGE 846 AS MORE FULLY SET FORTH THEREIN. (AS SHOWN, ASSUMED LOCATION OF EASEMENTS BASED UPON EXISTING STRUCTURES. EASEMENT DOCUMENT AMBIGUOUS)

22. DEED OF SEWER EASEMENT TO IMMACOLATA MANOR HOMES, INC. ESTABLISHED BY THE DOCUMENT RECORDED MARCH 11, 2003 AS DOCUMENT NO. R-74531 IN BOOK 4019 AT PAGE 676, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

23. RIGHT OF WAY EASEMENT TO THE MAYOR, COUNCILMEN AND CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54132 IN BOOK 4510 AT PAGE 811, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

24. TEMPORARY CONSTRUCTION EASEMENT TO THE MAYOR, CITY COUNCILMEN AND THE CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54133 IN BOOK 4510 AT PAGE 816, AS MORE FULLY SET FORTH THEREIN. (DOCUMENT EXPIRED)

25. EASEMENT CONVEYANCE TO KANSAS CITY POWER & LIGHT COMPANY ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54134 IN BOOK 4510 AT PAGE 819, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

26. EASEMENT CONVEYANCE TO KANSAS CITY POWER & LIGHT COMPANY ESTABLISHED BY THE DOCUMENT RECORDED FEBRUARY 25, 2004 AS DOCUMENT NO. S-54135 IN BOOK 4510 AT PAGE 823, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

27. EASEMENT FOR PUBLIC WATERMAINS TO THE MAYOR, CITY COUNCILMEN AND THE CITIZENS OF THE CITY OF LIBERTY, MISSOURI ESTABLISHED BY THE DOCUMENT RECORDED JULY 19, 2006 AS DOCUMENT NO. 2006030947 IN BOOK 5437 AT PAGE 31, AS MORE FULLY SET FORTH THEREIN. (AS SHOWN)

28) Rights of the public, State of Missouri, County of Clay, and the Municipality of Liberty, Missouri, and to that part of the Land, taken or used for Flintlock Road, Manor Way and Plummer Road. (NO DOCUMENTS PROVIDED, SHOWN PER RECORDS)

ALTA/NSPS SURVEY

LEGEND

○ DENOTES SET 1/2" REBAR ALC KS CLS 363 MO CLS 2022014231
● DENOTES FOUND 1/2" REBAR NO CAP UNLESS NOTED OTHERWISE
△ DENOTES FOUND SECTION CORNER

○ WATER METER
○ TELEPHONE BOX
○ POWER POLE
○ FIRE HYDRANT

— OVERHEAD POWER LINE
— UNDERGROUND WATER LINE
— TELEPHONE PEDESTAL
— TRANSFORMER

GENERAL NOTES

1. THE BASIS OF BEARING SYSTEM FOR THIS SURVEY IS MISSOURI WESTZONE.
2. ALL DISTANCES SHOWN HEREON ARE GROUND DISTANCES IN FEET.
3. WE DID NOT OBSERVE ANY CONSTRUCTION ON THIS PROPERTY.
4. THE SUBJECT PROPERTY IS LOCATED WITHIN AREA OF MINIMAL FLOOD HAZARD AVAILABLE BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ON FLOOD INSURANCE RATE MAP NO. 29047C0229E, WITH A DATE OF IDENTIFICATION OF AUGUST 3RD, 2015 IN CLAY COUNTY, STATE OF MISSOURI, WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PREMISES IS SITUATED.
5. ON SITE PARKING WAS OBSERVED. 92 PARKING STALLS OBSERVED AND 5 ADA PARKING STALLS OBSERVED.
6. CURRENT ZONING - R1-A
7. PLUMBER ROAD RIGHT OF WAY PER PLANS PROVIDED BY LIBERTY GIS DEPARTMENT. PLANS ARE DONE BY HNTB DATED MAY 3, 2005.

STORM/SANITARY DETAILS

1	4 DIA PRECAST RH TOP - 824.05' FL IN S 8° P VC - 824.05' FL OUT E 8° P VC - 823.85'
2	4 DIA PRECAST RH TOP - 847.47' FL IN S 8° P VC - 842.37' FL OUT N 8° P VC - 842.02'
3	4 DIA PRECAST RH TOP - 853.31' FL IN S 8° P VC - 851.41' FL OUT N 8° P VC - 851.16'
4	4 DIA PRECAST RH TOP - 863.26' FL IN S 8° P VC - 855.01' FL OUT E 8° P VC - 855.01'
5	4 DIA PRECAST RH TOP - 863.26' FL IN S 8° P VC - 816.13' FL OUT E 8° P VC - 816.13'
6	4 DIA PRECAST RH TOP - 823.22' FL IN S 8° P VC - 817.97' FL OUT N 8° P VC - 817.07'
7	4 DIA PRECAST RH TOP - 831.22' FL IN S 8° P VC - 830.02' FL OUT E 8° P VC - 830.82'
8	4 DIA PRECAST RH TOP - 823.17' FL IN S 8° P VC - 818.57' FL OUT NE 8° P VC - 818.32'
9	4 DIA PRECAST RH TOP - 830.59' FL IN S 8° P VC - 823.09' FL OUT N 8° P VC - 822.79'
A	6"X4 CONC CI TOP - 836.09' FL OUT E 30° CMP - 828.54'
B	6"X4 CONC CI TOP - 836.11' FL IN W 30° CMP - 826.93' FL IN S 24° CMP - 828.03' FL OUT N 30° CMP - 826.79'
C	6"X4 CONC CI TOP - 845.57' FL IN W 12° CMP - 840.73' FL IN S 18° CMP - 840.03' FL OUT N 24° CMP - 840.18'
D	6"X4 CONC CI TOP - 850.12' FL IN S 17° CMP - 844.41' FL OUT N 18° CMP - 844.23'
E	6"X4 CONC CI TOP - 852.62' FL OUT E 12° CMP - 848.95'
F	4"X3 CONC CI TOP - 852.34' FL IN S 24° CMP - 817.74'
G	6"X4 CONC CI TOP - 834.67' FL IN S 30° CMP - 823.03'

JOB NO: 23-360

SCALE

120 60 0 60 120
SCALE IN FEET

SEC-TWN-RNG
23-51N-32W

DATE
FEBRUARY 1, 2024

PREPARED FOR

LIFE UNLIMITED
ADDRESS: 2135 MANORWAY
LIBERTY, MO 64068

PROJECT: SUBMITTAL TO CITY PLANNING DEPARTMENT
DATE: 1-29-24
SHEET NUMBER: 7-1924
7-2624

EXISTING CONDITIONS

C101

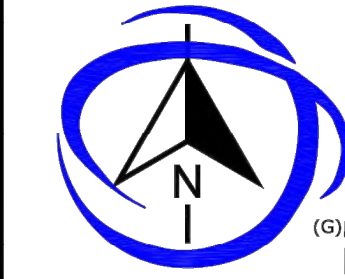
LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

7-5-24
7-1924
7-2624

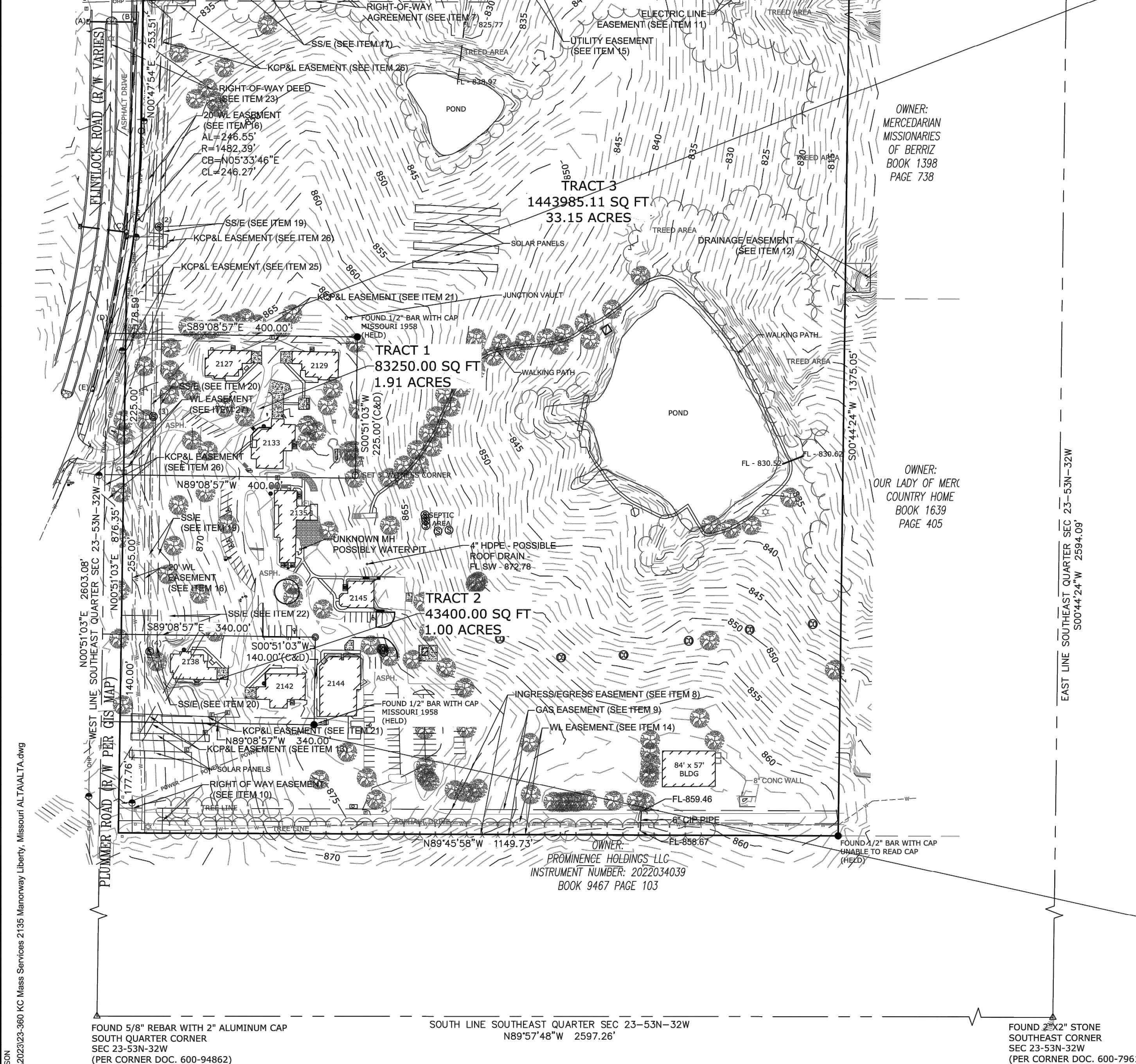
EXISTING CONDITIONS

PROJECT: SUBMITTAL TO CITY PLANNING DEPARTMENT
DATE: 1-29-24
SHEET NUMBER: 7-1924
7-2624

C101



FOUND 3.25" ALUMINUM
CAP WITH MONUMENT BOX
CENTER CORNER
SEC 23-53N-32W
(PER CORNER DOC.
600-94863)

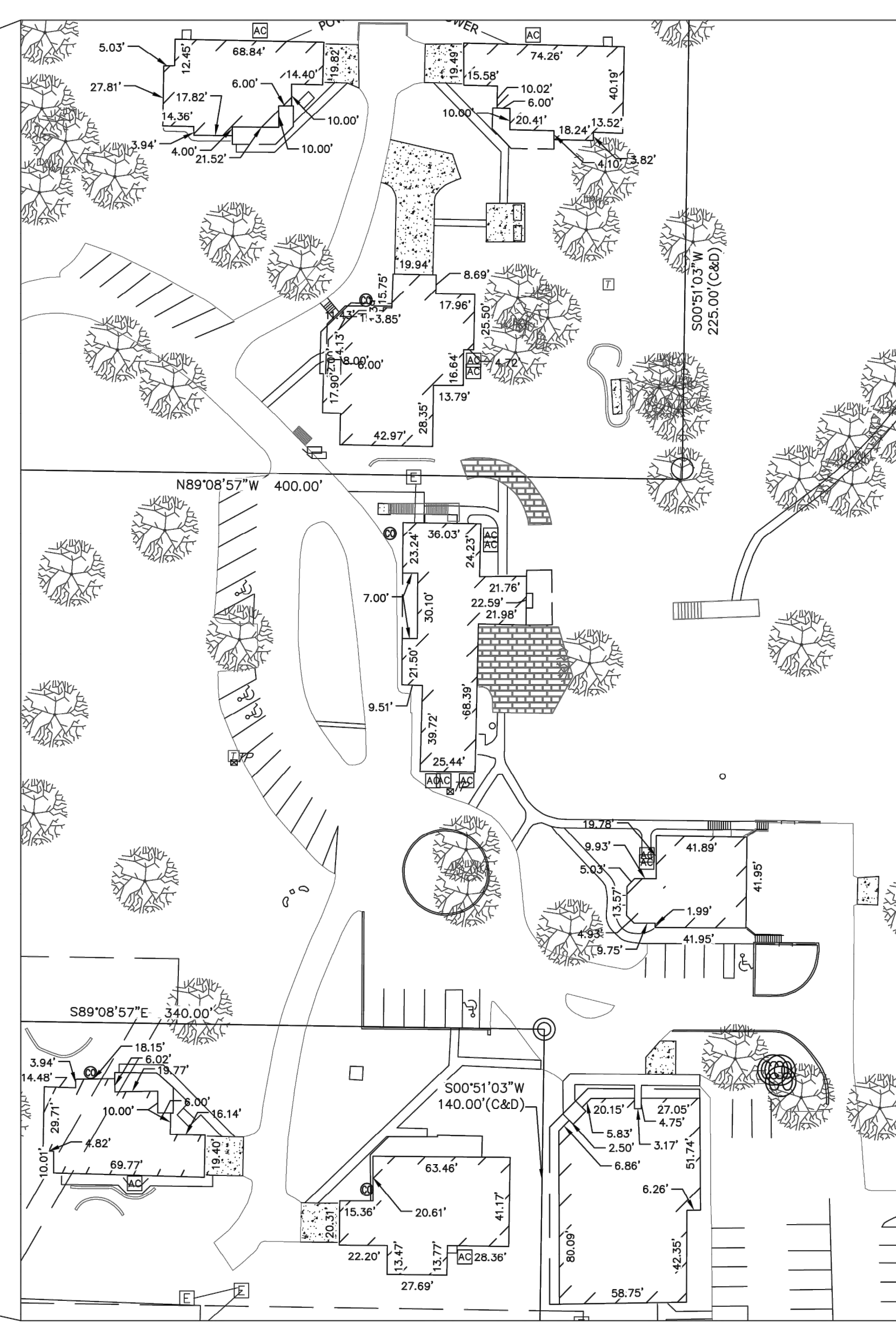


FOUND 5/8" REBAR WITH 2" ALUMINUM CAP
SOUTH QUARTER CORNER
SEC 23-53N-32W
(PER CORNER DOC. 600-94862)

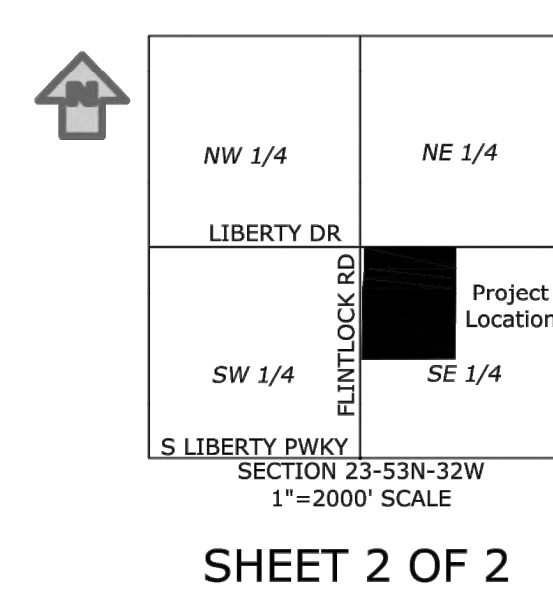
TO: IMMACOLATA MANOR HOMES, INC., A MISSOURI NON PROFIT CORPORATION, IMMACOLATA MANOR, A CHARITABLE PRO FORMA CORPORATION, THOMSON-AFFINITY TITLE LLC
THIS SURVEY WAS PREPARED IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS" WHICH INCLUDE ITEMS 1, 2, 3, 4, 5, 7, 8, 9, 11, AND 13 TABLE "A" THEREOF AND MEETS OR EXCEEDS THE MINIMUM REQUIREMENTS FOR ACCURACY STANDARDS FOR A CATEGORY I URBAN LAND SURVEY. THE FIELD WORK WAS COMPLETED ON JANUARY 25TH, 2024.
BRYAN W. THOMPSON 2008016658

ALTA/NSPS LAND TITLE SURVEY

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 51 NORTH,
RANGE 32 WEST, OF THE 5TH P.M. IN THE CITY OF LIBERTY, CLAY COUNTY, MISSOURI



SITE DETAIL
SCALE IN FEET



ALTA/NSPS SURVEY

LEGEND

- DENOTES SET 1/2" REBAR ALC KS CLS 363 MO CLS 2022014231
- DENOTES FOUND 1/2" REBAR NO CAP UNLESS NOTED OTHERWISE
- DENOTES FOUND SECTION CORNER
- WATER METER
- TELEPHONE BOX
- POWER POLE
- FIRE HYDRANT
- OVERHEAD POWER LINE
- UNDERGROUND WATER LINE
- TP TELEPHONE PEDESTAL
- E TRANSFORMER

GENERAL NOTES

1. THE BASIS OF BEARING SYSTEM FOR THIS SURVEY IS MISSOURI WESTZONE.
2. ALL DISTANCES SHOWN HEREON ARE GROUND DISTANCES IN FEET.
3. WE DID NOT OBSERVE ANY CONSTRUCTION ON THIS PROPERTY.
4. THE SUBJECT PROPERTY IS LOCATED WITHIN AREA OF MINIMAL FLOOD HAZARD AVAILABLE BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ON FLOOD INSURANCE RATE MAP NO. 29047C0229E, WITH A DATE OF IDENTIFICATION OF AUGUST 3RD, 2015 IN CLAY COUNTY, STATE OF MISSOURI, WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PREMISES IS SITUATED.
5. ON SITE PARKING WAS OBSERVED. 92 PARKING STALLS OBSERVED AND 5 ADA PARKING STALLS OBSERVED.
6. CURRENT ZONING - R1-A
7. PLUMMER ROAD RIGHT OF WAY PER PLANS PROVIDED BY LIBERTY GIS DEPARTMENT. PLANS ARE DONE BY HNTB DATED MAY 3, 2005.
8. BUILDING FOOTPRINTS BASED ON ROOF LINE.

STORM/SANITARY DETAILS

1	4" DIA PRECAST MH TOP - 820.50 FL IN 5' 8" PVC - 824.05 FL OUT 8' 8" PVC - 823.82
2	4" DIA PRECAST MH TOP - 847.47 FL IN 5' 8" PVC - 842.37 FL OUT 8' 8" PVC - 842.02
3	4" DIA PRECAST MH TOP - 862.31 FL IN 5' 8" PVC - 851.41 FL OUT 8' 8" PVC - 851.10
4	4" DIA PRECAST MH TOP - 862.24 FL IN 5' 8" PVC - 855.01
5	4" DIA PRECAST MH TOP - 822.13 FL IN 5' 8" PVC - 816.13 FL OUT 8' 8" PVC - 816.13
6	4" DIA PRECAST MH TOP - 825.22 FL IN 5' 8" PVC - 817.97 FL OUT 8' 8" PVC - 817.07
7	4" DIA PRECAST MH TOP - 831.22 FL IN 5' 8" PVC - 820.02 FL OUT 8' 8" PVC - 819.82
8	4" DIA MH TOP - 823.17 FL IN 5' 8" PVC - 818.57 FL OUT 8' 8" PVC - 818.32
9	4" DIA MH TOP - 820.59 FL IN 5' 8" PVC - 823.09 FL OUT 8' 8" PVC - 822.79
A	6"X4" CONC CI TOP - 838.07 FL OUT 8' 30" CMP - 828.54
B	6"X4" CONC CI TOP - 836.17 FL IN 5' 30" CMP - 828.87 FL IN 5' 30" CMP - 828.07 FL OUT 8' 30" CMP - 826.73
C	6"X4" CONC CI TOP - 845.57 FL IN 5' 12" CMP - 840.73 FL IN 5' 12" CMP - 840.47 FL OUT 8' 12" CMP - 840.18
D	6"X4" CONC CI TOP - 850.17 FL IN 5' 12" CMP - 844.47 FL IN 5' 12" CMP - 844.27 FL OUT 8' 12" CMP - 844.23
E	6"X4" CONC CI TOP - 852.60 FL OUT 8' 12" CMP - 848.95
F	4"X2" CONC CI TOP - 822.42 FL IN 5' 8" CMP - 817.74
G	6"X4" CONC CI TOP - 834.67 FL IN 5' 30" CMP - 823.03

JOB NO: 23-360

SCALE 1"=200' SCALE IN FEET	PREPARED FOR
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SEC-TWN-RNG 23-51N-32W	LIFE UNLIMITED ADDRESS: 2135 MANORWAY LIBERTY, MO 64068
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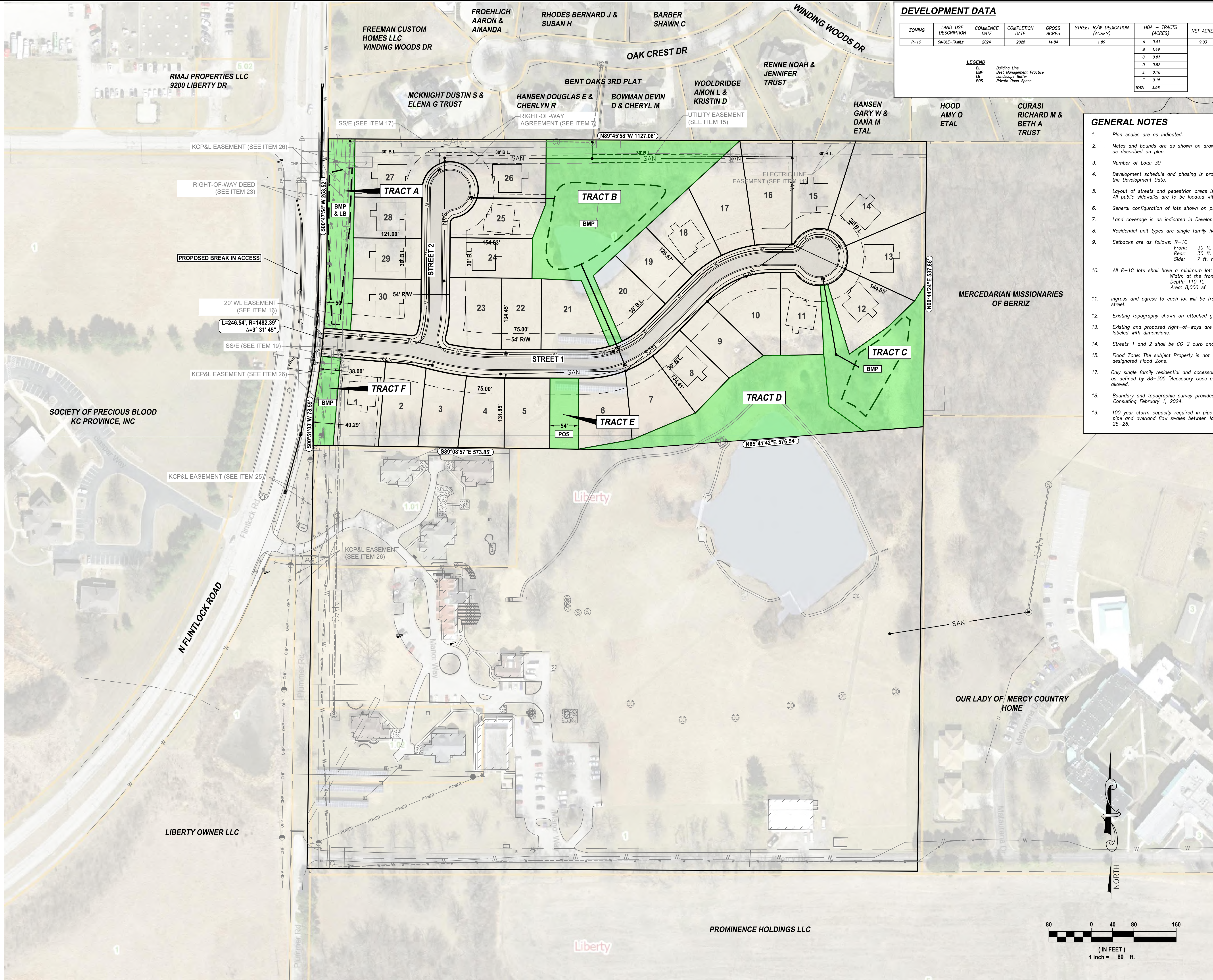
DATE FEBRUARY 1, 2024

LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT
7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT
7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT
7-26-24

EXISTING CONDITIONS
PROJECT: 7-5-24
DATE: 7-26-24
SHEET NUMBER:

C102

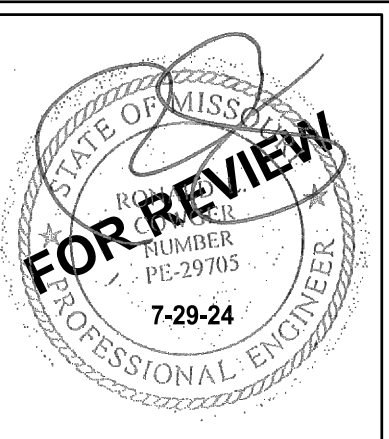


DEVELOPMENT DATA										
ZONING	LAND USE DESCRIPTION	COMMENCE DATE	COMPLETION DATE	GROSS ACRES	STREET R/W DEDICATION (ACRES)	HOA - TRACTS (ACRES)	NET ACRES	DWELLING UNITS	GROSS DENSITY	
R-1C	SINGLE-FAMILY	2024	2028	14.84	1.89	A 0.41	9.03	30	2.02	
						B 1.49				
						C 0.83				
						D 0.92				
						E 0.16				
						F 0.15				
						TOTAL 3.96				

LEGEND

BL Building Line
BMP Best Management Practice
LB Landscape Buffer
POS Private Open Space

- GENERAL NOTES**
- Plan scales are as indicated.
 - Mets and bounds are as shown on drawing. Legal Description is as described on plan.
 - Number of Lots: 30
 - Development schedule and phasing is proposed as indicated in the Development Data.
 - Layout of streets and pedestrian areas is as indicated on plan. All public sidewalks are to be located within right-of-way.
 - General configuration of lots shown on plan.
 - Land coverage is as indicated in Development Data.
 - Residential unit types are single family homes.
 - Setbacks are as follows: R-1C
Front: 30 ft. min.
Rear: 30 ft. min.
Side: 7 ft. min.
 - All R-1C lots shall have a minimum lot:
Width: at the front bldg. line 70 ft.
Depth: 110 ft.
Area: 8,000 sf
 - Ingress and egress to each lot will be from a dedicated public street.
 - Existing topography shown on attached grading plan.
 - Existing and proposed right-of-ways are shown on plan and labeled with dimensions.
 - Streets 1 and 2 shall be CG-2 curb and gutter.
 - Flood Zone: The subject Property is not located in FEMA designated Flood Zone.
 - Only single family residential and accessory uses and structures as defined by 88-305 "Accessory Uses and Structures" are allowed.
 - Boundary and topographic survey provided by ALC Atlas Land Consulting February 1, 2024.
 - 100 year storm capacity required in pipe or a combination of in pipe and overland flow swales between lots, 11-12, 20-21 and 25-26.



AGC Engineers, Inc.
405 S. Leonard St., Suite D
Liberty, Missouri 64068
916.781.1200
fax 782.5666
www.agcengineers.com

LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

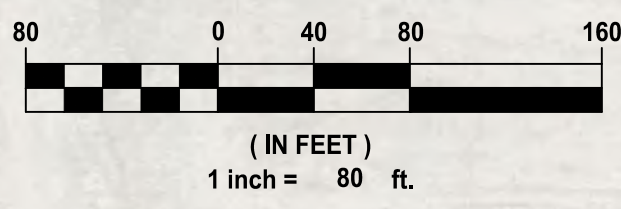
GENERAL LAYOUT PLAN

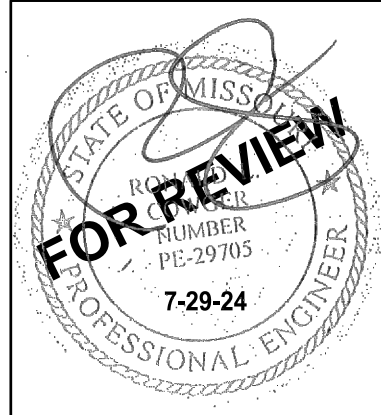
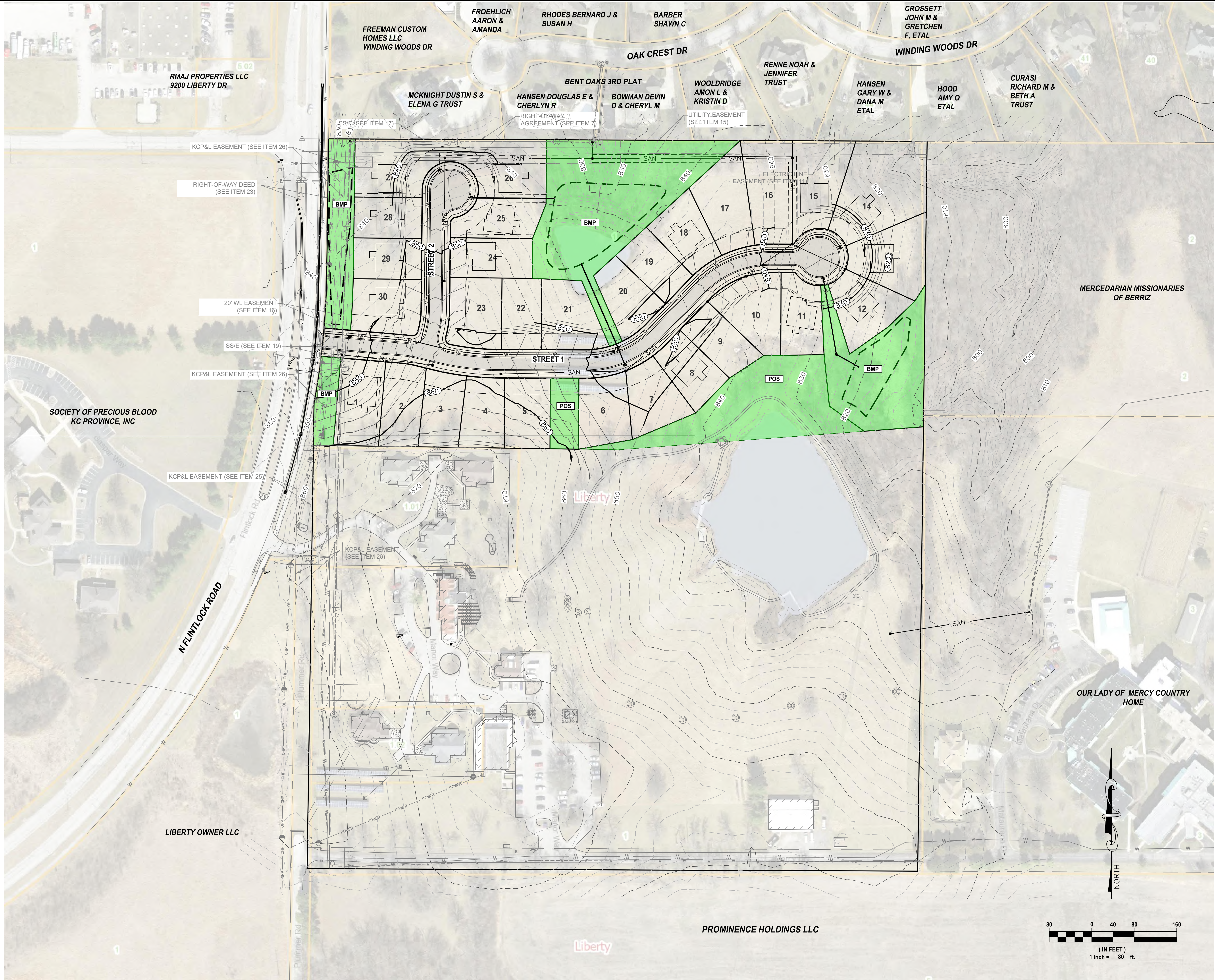
PROJECT: _____

DATE: 7-29-24

SHEET NUMBER: _____

C103



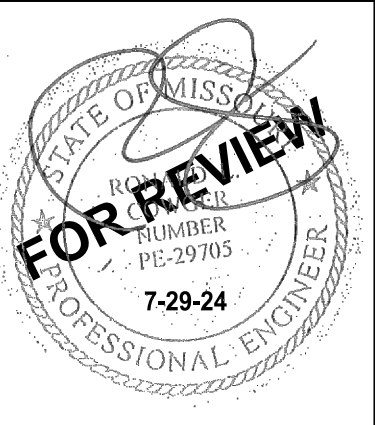
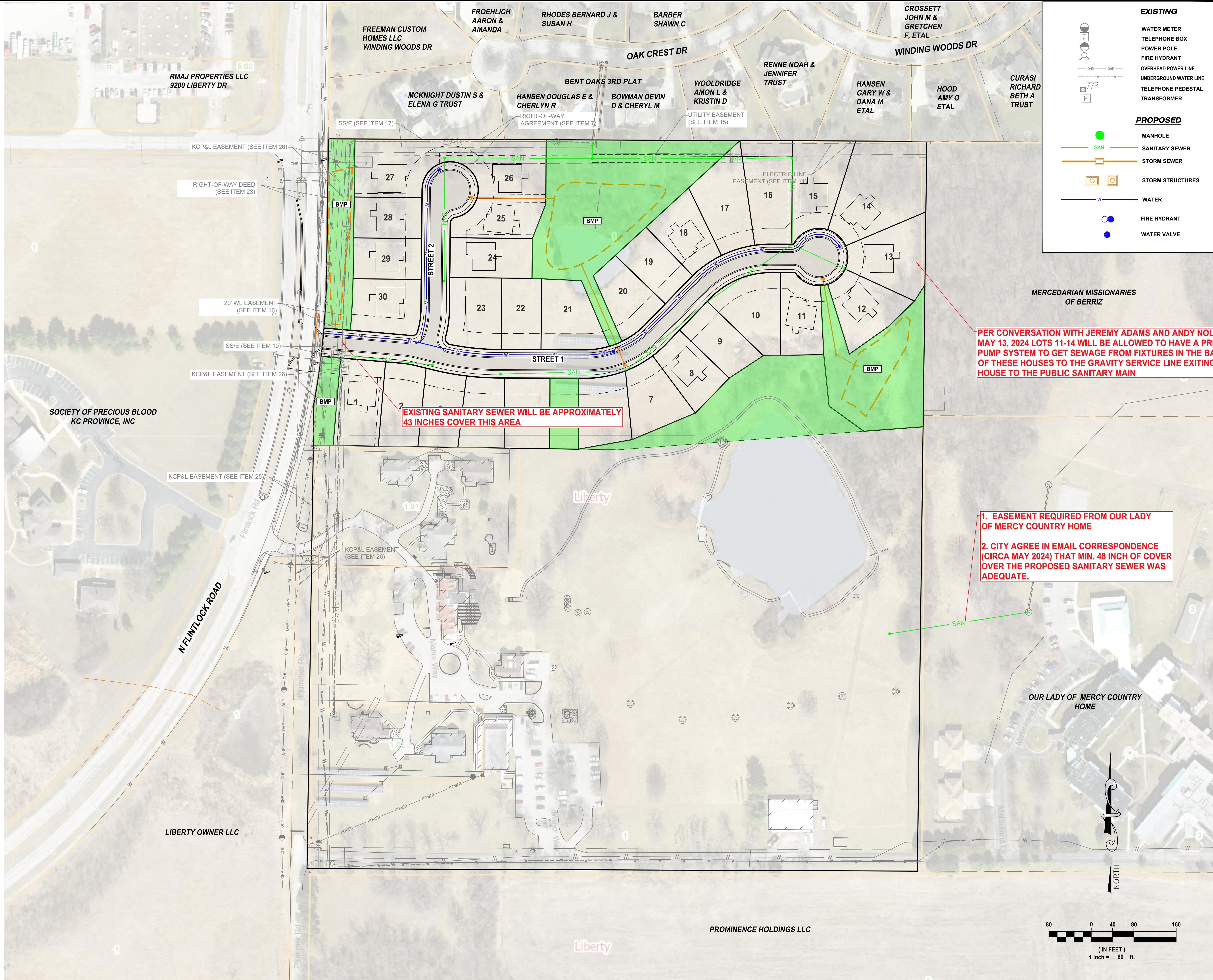


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LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-25-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

GRADING PLAN	DATE: 7-29-24	SHEET NUMBER: C104
PROJECT: THE TRAILS NEIGHBORHOOD - PHASE 1		



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LIFE UNLIMITED, INC.
THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

UTILITY PLAN

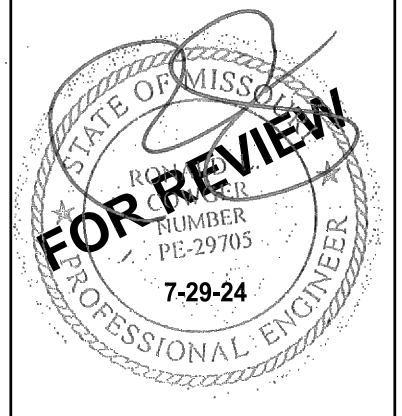
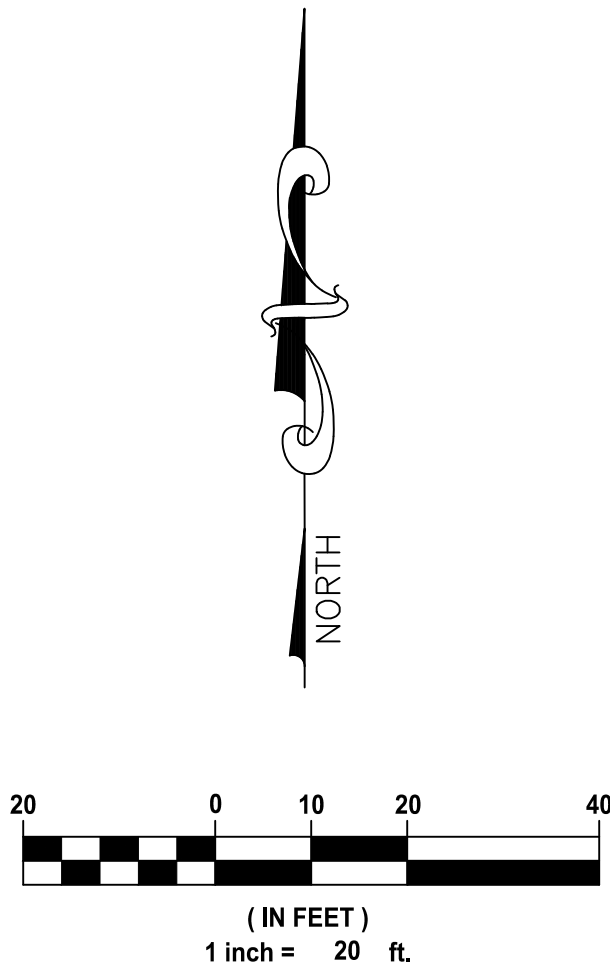
PROJECT: DATE: 7-29-24

SHEET NUMBER:

C105

PLANTING SCHEDULE						
Quantity	Symbols	Common Name	Botanical Name	Planting Size	Mature Height/ Spacing	Notes
		Conifer				
14		Green Giant Arborvitae	Thuja "Green Giant"	6'-8" Height (B&B)	40'/10'-15'	Pyramidal
Ornamental/Flowering Trees						
6		Eastern Redbud	Cercis Canadensis	1.5" caliper	9'-15'/10'-15'	Flat Top

Native Missouri prairie seed mix will be planted on Tract A. Please note that some of Tract A is required to be used for Stormwater Mitigation and may not be planted depending on Engineering Department review/approval.



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THE TRAILS NEIGHBORHOOD - PHASE 1
DEVELOPMENT PLAN / PRELIMINARY PLAT

SUBMITTAL TO CITY PLANNING DEPARTMENT 7-5-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-19-24
RESUBMITTAL TO CITY PLANNING DEPARTMENT 7-26-24

LANDSCAPE PLAN	
PROJECT:	DATE: 7-29-24
SHEET NUMBER:	C106

B. PZ Case 24-23PP: Preliminary Plat for The Trails Neighborhood. 30 lots on 15 acres at 2135 Manor Way (no public hearing required).

Mr. McGinnis presented the case to the commission as described in the staff report.

Chairman Rosekrans asked if the commission had any questions of staff. Seeing none, he invited the applicant forward to speak. Mr. Cowger stated he had no additional comments to make or details to provide.

Chairman Rosekrans asked if the commission had any questions for the applicant. Seeing none, Chairman Rosekrans asked for a motion.

Action: Commissioner Summers moved to approve the case as presented in the staff report, Commissioner Dilts seconded the motion.

Vote: Motion passed 7-0-0

Yes: All

No: None

Abstain: None

Chairman Rosekrans said the case would be heard in front of the City Council on Monday, August 26, 2024.

RESOLUTION NO. _____

A RESOLUTION APPROVING A PRELIMINARY PLAT FOR THE TRAILS NEIGHBORHOOD,
APPROXIMATELY 14.8 ACRES AT 2135 MANOR WAY, A SUBDIVISION OF LAND IN
LIBERTY, CLAY COUNTY, MISSOURI

WHEREAS, a preliminary plat for The Trails Neighborhood, a subdivision of land in Liberty, Clay County, Missouri, has been duly and properly presented to the Planning and Zoning Commission on August 13, 2024 and City Council on August 26, 2024; and

WHEREAS, the City Council finds that the preliminary plat described duly conforms to the standards and requirements of section 30-28.10 of the Unified Development Ordinance:

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Liberty, Missouri, that the preliminary plat for The Trails Neighborhood, a subdivision of land in Liberty, Clay County, Missouri, is hereby approved and made apart hereof as though more fully set out herein;

BE IT FURTHER RESOLVED, that any and all development within the above-described preliminary plat shall be allowed only after a final plat which substantially conforms to this preliminary plat is approved and recorded, and shall comply with all other applicable standards and requirements as set forth in the City Code of the City of Liberty, Missouri.

PASSED by the City Council this _____ day of _____, 2024.

MAYOR

ATTEST:

DEPUTY CITY CLERK



CITY COUNCIL ACTION REPORT

Meeting Date: August 26, 2024

A/R No.: 2024-172

Department: Administration

Submitted By: Sarah Ranes, Deputy City Clerk

Subject: ORDINANCE AUTHORIZING RE-ESTABLISHMENT OF A PROCEDURE TO DISCLOSE POTENTIAL CONFLICTS OF INTEREST AND SUBSTANTIAL INTERESTS FOR CERTAIN MUNICIPAL OFFICIALS AND EMPLOYEES

Summary:

- Ordinance authorizing re-establishment of a procedure to disclose potential conflicts of interest and substantial interests.
- The State of Missouri allows political subdivisions with annual operating budgets greater than one million dollars to adopt their own financial disclosure regulations.
- This ordinance must be re-adopted every other year by September 15th in order to remain in effect.
- The city's ordinance requires the mayor, council members and city administrator to disclose personal and business entity transactions with the City over five hundred dollars.

Background:

The State of Missouri allows political subdivisions with annual operating budgets greater than one million dollars to adopt their own financial disclosure regulations. This ordinance must be re-adopted every other year by September 15th in order to remain in effect. The certified ordinance is filed with the Missouri Ethics Commission, the same agency with which annual personal financial disclosure statements are filed.

Since 1991, the City has adopted language as first proposed by the city attorney, with the minimum requirements dictated by 105.485.4 RSMo. The City's ordinance requires the mayor, council members and city administrator to disclose personal and business entity transactions with the City over five hundred dollars. (This does not include salary and reimbursement for expenses incurred while conducting City business.) The city administrator is considered chief administrative and purchasing officer of the City and, as such, provides additional financial information in more detail.

Without its own regulations regarding financial disclosure and conflict of interest, the City follows the state's requirements. Unless the City retains an ordinance, in addition to the mayor, council members and city administrator, all elected officials (including honorary positions), candidates for City elective office, and all other City officials or employees who are authorized to make or vote on adoption of rules and regulations with the force of law (including members of City boards and commissions) would be required to file personal financial disclosure statements. The "long" form, which requests the most information, is completed by all individuals associated with a political subdivision not operating under an established ordinance.

Previous Action (if applicable):

The City's ordinance was last adopted by City Council on August 14, 2023.

Policy/Committee Review:

Citizen Sales Tax Oversight Committee	Completed/Recommended:
Public Safety Sales Tax Oversight Committee	Completed/Recommended:
Budget Committee	Completed/Recommended:
Other:	Completed/Recommended:

Financial Considerations:

Budgeted:	Line Item:	Amount:
	Line Item:	Amount:
	Revenue Line (if applicable):	Amount:
Non-Budgeted	Line Item:	Amount:
	Line Item:	
	Funding Source:	Amount:

Attachments:

1. Ordinance Authorizing Re-Establishment of the Conflicts of Interest Procedure

DOCUMENT NO. _____

ORDINANCE NO. _____

AN ORDINANCE AUTHORIZING RE-ESTABLISHMENT OF
A PROCEDURE TO DISCLOSE POTENTIAL CONFLICTS OF INTEREST
AND SUBSTANTIAL INTERESTS FOR CERTAIN MUNICIPAL
OFFICIALS AND EMPLOYEES

BE IT ORDAINED by the City Council of the City of Liberty, Missouri, as follows:

SECTION I

The City Council hereby re-establishes a procedure to disclose potential conflicts of interest and substantial interests for certain municipal officials and employees.

SECTION II
DECLARATION OF POLICY

The proper operation of municipal government requires that public officials and employees be independent, impartial and responsible to the people; that government decisions and policy be made in the proper channels of the governmental structure; that public office not be used for personal gain; and that the public have confidence in the integrity of its government. In recognition of these goals, there is hereby established a procedure for disclosure by certain officials and employees of their private financial or other interest in matters affecting the City.

SECTION III
CONFLICTS OF INTEREST

The Mayor or any member of the City Council who has a substantial personal or private interest, as defined by state law, in any bill shall disclose on the records of the City Council the nature of his or her interest and shall disqualify himself or herself from voting on any matters relating to this interest.

SECTION IV
DISCLOSURE REPORTS

Each elected official, the chief administrative officer, the chief purchasing officer, the general counsel (if employed full-time) and each elected official or employee of the City (if any) who is authorized by the City Council to promulgate rules and regulations with the force of law or to vote on the adoption of rules and regulations with the force of law, shall disclose the following information in writing by May 1st of each calendar year if, and only if, any such transactions were engaged in during the previous calendar year:

ORDINANCE NO. _____ (CONT.)

- A. For such person, and all persons within the first degree of consanguinity or affinity of such person, the date and the identities of the parties to each transaction with a total value in excess of five hundred dollars, if any, that such person had with the City, other than compensation received as an employee or payment of any tax, fee or penalty due to the City, and other than transfers for no consideration by such person to the City; and
- B. The date and the identities of the parties to each transaction known to such person with total value in excess of five hundred dollars, if any, that any business entity in which such person had a substantial interest, had with the City, other than payment of any tax, fee or penalty due to the City, transactions involving payment for providing utility service to the City, and other than transfers for no consideration by such person to the City.
- C. The chief administrative officer and the chief purchasing officer also shall disclose in writing by May 1st of each calendar year for the previous calendar year the following information:
 - 1. The name and address of each of the employers of such person from whom income of one thousand dollars or more was received during the year covered by the disclosure report;
 - 2. The name and address of each sole proprietorship that he or she owned; the name, address and the general nature of the business conducted by each general partnership and joint venture in which he or she was a partner or participant; the name and address of each partner or co-participant for each partnership or joint venture unless such names and addresses are filed by the partnership or joint ventures with the secretary of state; the name, address and general nature of the business conducted by any closely held corporation or limited partnership in which the person owned ten percent or more of any class of the outstanding stock or limited partnership units; and the name of any publicly traded corporation or limited partnership that is listed on a regulated stock exchange or automated quotation system in which the person owned two percent or more of any class of outstanding stock, limited partnership units or other equity interests; and
 - 3. The name and address of each corporation for which such person served in the capacity of a director, officer or receiver.

ORDINANCE NO. _____ (CONT.)

SECTION V
FILING OF DISCLOSURE REPORTS

The disclosure reports, containing the foregoing information, shall be filed with the City Clerk and also with the Missouri Ethics Commission. The disclosure reports shall be made available for public inspection and copying by the City Clerk during normal business hours.

SECTION VI
WHEN FILED

The disclosure reports shall be filed at the following times, but no person is required to file more than one disclosure report in any calendar year:

- A. Each person appointed to office shall file the disclosure report within thirty days of such appointment or employment;
- B. Every other person required to file a disclosure report shall file the report annually not later than May 1 and the report shall cover the calendar year ending the immediately preceding December 31, provided that any member of the City Council may supplement the disclosure report to report additional interests acquired after December 31 of the covered year until the date of filing of the disclosure report.

SECTION VII
FILING OF ORDINANCE

The City Clerk shall send a certified copy of this ordinance to the Missouri Ethics Commission within ten days of its adoption.

SECTION VIII
EFFECTIVE DATE

This ordinance shall be in full force and effect from and after its passage by the City Council and approval by the Mayor, according to law.

PASSED by Council this _____ day of _____, 2024.

MAYOR

ORDINANCE NO. _____(CONT.)

ATTEST:

DEPUTY CITY CLERK

Approved by the Mayor this _____ day of _____, 2024.

MAYOR



**CITY COUNCIL
ACTION REPORT**

Meeting Date: August 26, 2024

A/R No.: 2024-186

Department: Utilities

Submitted By: Matt Redenbaugh,
Operations Manager Wastewater

Subject: ORDINANCE AMENDING ORDINANCE NO. 11770, AMENDING AN AGREEMENT WITH JCI INDUSTRIES, INC. FOR MBT 1 IMPROVEMENTS INCREASING THE AMOUNT BY \$10,000.00 FROM \$1,090,000.00 FOR AN AMOUNT NOT TO EXCEED \$1,100,000.00

Summary:

Approve a change order to MBT 1 improvements for the purchase and installation of two butterfly valves, Vanstone flanges, schedule 80 Tee, fire hose connection, and pipe hangers. These parts are being purchased and installed for the purpose of improving the drain line assembly, so preventative maintenance can be performed. The change order increases the not to exceed amount from \$1,090,000.00 to a not to exceed amount of \$1,100,000.00.

Background:

Ross Construction recently discovered that the piping for Digester 1 and 2 was getting clogged within the waste water facility system. Ignoring this issue could cause flow issues, and costly vendor call-outs to flush the line due to clogging.

The change order adds the purchase and installation of two butterfly valves, Vanstone flanges, schedule 80 tee, fire hose connection, and pipe hangers for the purpose of creating a flushing system that will allow staff to perform preventive maintenance. Cost of the change order is \$10,000.00 and work will be completed by Ross Construction, which is the subcontractor for JCI for the MBT 1 Improvement contract.

The system would allow staff to connect one end of a fire hose to a plant water hydrant (which is already isolated from drinking water piping) with the other end connecting to the fire connection on the flush assembly. Staff would turn on the hydrant, open the butterfly valve on the assembly, and flush the line until all debris is removed.

Previous Action (if applicable):

Ordinance 11645 Passed on 9/26/2022 for MBT 1 Improvements with JCI.

Ordinance 11770 Passed on 5/8/2023 for: replacing the PVC header, and purchase of MBR fine screen with installation.

Policy/Committee Review:

Citizen Sales Tax Oversight Committee	Completed/Recommended:
Public Safety Sales Tax Oversight Committee	Completed/Recommended:
Budget Committee	Completed/Recommended:
Other:	Completed/Recommended:

Financial Considerations:

x Budgeted:	Line Item: 593-70017-901-000000	Amount: \$10,000.00
	Line Item:	Amount:
	Revenue Line (if applicable):	Amount:
Non-Budgeted	Line Item:	Amount:
	Line Item:	
	Funding Source:	Amount:

Attachments:

1. Ord Amending MBT 1 Improvement Contract 8.7.2024
2. C-941 Change Order MBT Kubota 8.7.2024
3. Screen Drain Flush Assembly Proposal

Document No. _____

ORDINANCE NO. _____

ORDINANCE AMENDING ORDINANCE NO. 11770, AMENDING AN AGREEMENT
WITH JCI INDUSTRIES, INC. FOR MBT 1 IMPROVEMENTS INCREASING
THE AMOUNT BY \$10,000.00 FROM \$1,090,000.00 FOR AN AMOUNT
NOT TO EXCEED \$1,100,000.00

WHEREAS, Ordinance No. 11645 approved on September 26, 2022, approved an Agreement with JCI Industries, Inc. for Kubota membranes and installation services in an amount not to exceed SIX HUNDRED AND TEN THOUSAND AND 00/100 DOLLARS (\$610,000.00); and

WHEREAS, Ordinance No. 11770 approved on May 8, 2023, approved an Agreement with JCI Industries, Inc for MBT 1 improvements. The not-to-exceed amount shall be increased to ONE MILLION NINETY THOUSAND DOLLARS (\$1,090,000.00) for the purchase and installation of Kubota membranes, replacing PVC header, stainless steel pipe relocation, and purchase and installation of MBR prescreen.

BE IT ORDAINED, by the City Council of the City of Liberty, Clay County, Missouri, as follows:

SECTION I

The City Council of the City of Liberty, Clay County, Missouri, hereby approves an ordinance approving an amendment to an agreement by and between the City of Liberty, Clay County, Missouri and JCI Industries, Inc for MBT 1 improvements by increasing the agreement amount by \$10,000.00 from an amount of \$1,090,000.00 to ONE MILLION ONE HUNDRED THOUSAND DOLLARS (\$1,100,000.00). A copy of said agreement being incorporated by reference herein and available for review as required by law.

SECTION II

The City Council hereby authorizes the Mayor to sign the agreement as described in Section 1 of this ordinance.

SECTION III

This ordinance shall be in full force and effect from and after its passage by the City Council and approval by the Mayor according to law.

PASSED by Council this _____ day of _____, 2024.

MAYOR

ATTEST:

DEPUTY CITY CLERK

ORDINANCE NO. _____ (CONT.)

Approved by the Mayor this _____ day of _____, 2024.

MAYOR

Change Order No. 2Date of Issuance: **August 7, 2024**

Effective Date:

Owner: **City of Liberty**

Owner's Contract No.:

Contractor: **JCI Industries, Inc**

Contractor's Project No.:

Engineer: **Lamp Rynearson Engineering**

Engineer's Project No.:

Project: **MBT Improvements for MBT 1 With JCI**

Contract Name:

The Contract is modified as follows upon execution of this Change Order:

Description: Furnish and install: two butterfly valves, Vanstone flanges, schedule 80 Tee, fire hose connection, and pipe hangers. To modify the MBT 1 Fine Screen drain assembly.

Attachments: **Ross Construction Quote.**

CHANGE IN CONTRACT PRICE	CHANGE IN CONTRACT TIMES
Original Contract Price: \$ <u>610,000.00</u>	Original Contract Times: Substantial Completion: <u>August 7, 2023</u> Ready for Final Payment: <u>August 27, 2023</u> days or dates
Increase from previously approved Change Orders No. to No. <u>Ordinance 11770:</u> \$ <u>480,000.00</u>	Increase from previously approved Change Orders No. to No. ____: Substantial Completion: <u>610 Days</u> Ready for Final Payment: <u>630 Days</u> days
Contract Price prior to this Change Order: \$ <u>1,090,000.00</u>	Contract Times prior to this Change Order: Substantial Completion: <u>June 4, 2024</u> Ready for Final Payment: <u>June 24, 2024</u> days or dates
Increase of this Change Order: \$ <u>10,000.00</u>	Increase of this Change Order: Substantial Completion: <u>10/1/2024</u> Ready for Final Payment: <u>10/31/2024</u> days or dates
Contract Price incorporating this Change Order: \$ <u>1,100,000.00</u>	Contract Times with all approved Change Orders: Substantial Completion: <u>10/1/2024</u> Ready for Final Payment: <u>10/31/2024</u> days or dates

RECOMMENDED:

ACCEPTED:

ACCEPTED:

By: Matt RedenbaughBy: Matt RedenbaughBy: Kaden EllisTitle: Plant ManagerTitle: Plant ManagerTitle: ContractorDate: 8/22/2024Date: 8/22/2024Date: 8/7/24

Approved by Funding Agency:

By: _____

Title: Mayor, City of Liberty, Missouri

C-941, Change Order.

Page 1 of 2



Date: _____

ROSS CONSTRUCTION

Engineers & Contractors

July 19, 2024

Ty Cooper
JCI Industries, Inc.
1161 SE Hamblen Road
Lee's Summit, Missouri 64081

Re: Install Screen Drain Flush Assembly and Valves.
Liberty Wastewater Treatment Facility
Liberty, Missouri

David E. Ross Construction is pleased to present this proposal for the above referenced job per the scope of work listed below.

Total Bid: \$7,095.00

SCOPE OF WORK:

1. Furnish and install two Butterfly Valves, Vanstone flanges, and SCH 80 Tee
2. Furnish and install fire hose connection
3. Furnish and install pipe hangers

Clarifications:

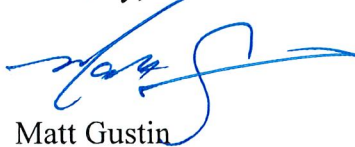
1. Includes Missouri Prevailing Wage Rates.
2. These costs are based on using import or non-domestic materials. If there is AIS or Buy American requirements, please provide documentation so we can price accordingly.
3. Sales tax is excluded.

Excludes:

1. Engineering or Drawings
2. Any Work other than mentioned above.
3. Permits

Thank you for the opportunity to submit this proposal.

Sincerely,



Matt Gustin
Project Manager



CL Series-Rev. D 2"-12" Bi-Directional Dead End Service to 200 psi Max

Iron Butterfly Valve for Potable Water

Lug Style

200 psi Non-Shock WOG

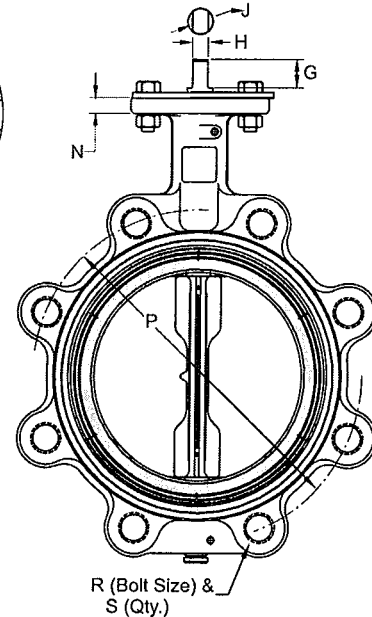
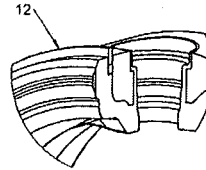
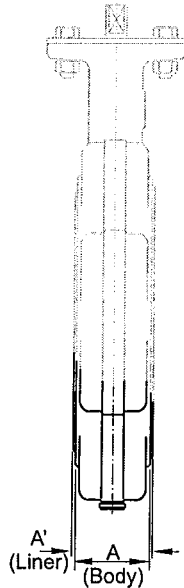
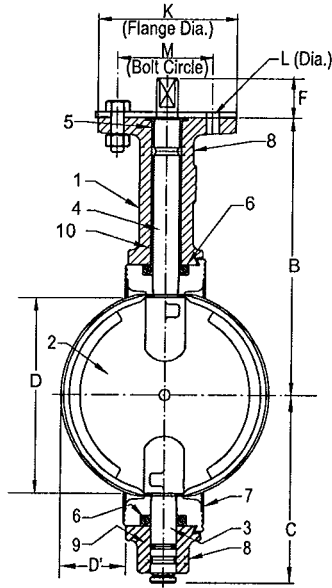
Specifications: API-609 MSS SP-67 Type 1



ABS Type Approved;
Cat. A
CFR-46



Tested and Certified by
API Q1 RST to NSF/ANSI 372
and NSF/ANSI 61



MATERIALS LIST

ITEM	PART	MATERIALS
1	BODY	CAST IRON ASTM A126 CL B
2	DISC	ALUMINUM BRONZE ASTM B148
3	BOTTOM STEM	STAINLESS STEEL TYPE 416
4	TOP STEM	STAINLESS STEEL TYPE 416
5	TOP BEARING	REINFORCED NYLON
6	SEAL	EPDM
7	LINER	EPDM
8	ROLL PIN	STAINLESS STEEL
9	STEM SEAL	EPDM
10	LOWER BEARING	REINFORCED NYLON
11	OPERATOR	LEVER HANDLE GEAR OPERATOR
12	RETAINING RING	ST1066 SPRING STEEL (65Mn)

DIMENSIONS

	INCHES DN	VALVE SIZE									
		2	2-1/2	3	4	5	6	8	10	12	
A (Body)	INCHES	1.69	1.81	1.81	2.07	2.19	2.19	2.38	2.69	3.06	
	mm	43	46	46	52	55	55	60	68	78	
A ¹ (Liner)	INCHES	1.82	1.94	1.94	2.20	2.32	2.32	2.51	2.82	3.21	
	mm	46	49	49	55	58	58	63	71	82	
B	INCHES	5.50	6.00	6.25	7.00	7.53	8.00	9.38	10.56	12.06	
	mm	139	152	158	177	191	203	238	268	306	
C	INCHES	3.06	3.31	3.75	4.25	4.94	5.56	5.56	7.88	9.25	
	mm	77	84	95	108	125	141	166	200	235	
D (Chord Dia)	INCHES	1.49	2.01	2.64	3.67	4.71	5.66	7.72	9.70	11.68	
	mm	37	51	67	93	119	143	196	246	296	
D ¹ (Intrusion)	INCHES	0.28	0.44	0.69	1.06	1.50	1.94	2.84	3.69	4.50	
	mm	7	11	17	27	38	49	72	93	114	
F	INCHES	1.13	1.13	1.13	1.13	1.13	1.13	1.50	1.50	1.50	
	mm	28	28	28	28	28	28	38	38	38	
G	INCHES	0.81	0.81	0.81	0.81	0.81	0.81	1.06	1.06	1.06	
	mm	20	20	20	20	20	20	27	27	27	
H	INCHES	0.35	0.35	0.35	0.40	0.40	0.44	0.53	0.71	0.71	
	mm	8	8	8	10	10	11	13	18	18	
J	INCHES	0.50	0.50	0.50	0.56	0.56	0.62	0.75	1.00	1.00	
	mm	12	12	12	14	14	14	19	25	25	
K	INCHES	4	4	4	4	4	4	6	6	6	
	mm	101	101	101	101	101	101	152	152	152	
L (Dia)	INCHES	0.44	0.44	0.44	0.44	0.44	0.44	0.56	0.56	0.56	
	mm	11	11	11	11	11	11	14	14	14	
M	INCHES	3.25	3.25	3.25	3.25	3.25	3.25	5.00	5.00	5.00	
	mm	82	82	82	82	82	82	127	127	127	
N	INCHES	0.44	0.44	0.44	0.44	0.44	0.44	0.50	0.50	0.50	
	mm	11	11	11	11	11	11	12	12	12	
P	INCHES	4.75	5.50	6.00	7.50	8.50	9.50	11.75	14.25	17.00	
	mm	120	139	152	190	215	241	298	362	431	
R	INCHES	5/8-11	5/8-11	5/8-11	5/8-11	3/4-10	3/4-10	3/4-10	7/8-9	7/8-9	
	mm	15.875	15.875	15.875	15.875	19.0	19.0	19.0	24.125	24.125	
S	INCHES	4	4	4	8	8	8	8	12	12	
	mm	101	101	101	203	203	203	203	305	305	

Note: Lead free refers to the wetted surface of the pipe, fittings and fixtures in potable water systems that have a weighted average lead content $\leq 0.25\%$. Source: California Health and Safety Code (116875).

The information presented on this sheet is correct at time of publication. Milwaukee Valve reserves the right to change design and/or materials without notice. For our Installation, Operation and Maintenance Manual and the most current product information go to www.milwaukeevalve.com.

⚠ State of California Prop 65 **WARNING:** Cancer and Reproductive Harm. For more information visit www.p65warnings.ca.gov.





CITY COUNCIL ACTION REPORT

Meeting Date: August 26, 2024

A/R No.: 2024-193

Department: Public Works

Submitted By: Joshua Martinez, Capital
Projects Engineer

Subject: ORDINANCE AMENDING ORDINANCE NO. 11891 APPROVING A
CONTRACT WITH SUPERIOR BOWEN ASPHALT COMPANY, LLC FOR CITY OF
LIBERTY PROJECT 24-002 2024 STREET MAINTENANCE PAVEMENT
RESTORATION BY DECREASING THE AMOUNT BY \$72,750.81 FROM
\$1,397,858.60 FOR AN AMOUNT NOT TO EXCEED \$1,325,108.02

Summary:

- Approve a final Ordinance amending Ordinance No. 11891
 - Adjusting the contract from the current contract amount of
\$1,397,858.60 to a final total of \$1,325,108.02

Background:

The 2024 Street Maintenance Pavement Restoration Project for the amount of \$1,288,692.00 was awarded to Superior Bowen Asphalt Company, LLC, on March 11, 2024 (Ordinance No. 11891).

The project involved the milling and overlaying of City streets with over 10,600 tons of asphaltic concrete material. City streets restored included B Hwy, H Hwy and Lightburne Street.

A contract amendment raising the contract amount to \$1,397,858.60 was approved by the City Council on May 13, 2024 (Ordinance No. 11926). The amendment increased the project scope to include the restoration of 104th Street.

This action decreases the contract amount by \$72,750.58 from \$1,397,858.60 to \$1,325,108.02. This amendment is required to:

- Incorporate additional agreed to line items of work which were not in either the original contract or first amendment and
- Reconcile all line item costs from estimated quantities to final installed quantities.

Staff recommends approval of an Ordinance amending Ordinance No. 11891, establishing a contract with Superior Bowen Asphalt Company, LLC, for the 2024 Street Maintenance Pavement Restoration Project, by decreasing the contract amount by \$72,750.58 from \$1,397,858.60 to \$1,325,108.02.

Previous Action (if applicable):

- Citizen Sales Tax Oversight Committee recommendation on January 11, 2024
- Contract with Superior Bowen approved on March 11, 2024 (Ordinance 11891)
- Contract Amendment with Superior Bowen approved on May 13, 2024 (Ordinance 11926)

Policy/Committee Review:

X Citizen Sales Tax Oversight Committee	Completed/Recommended: January 11, 2024
Public Safety Sales Tax Oversight Committee	Completed/Recommended:
Budget Committee	Completed/Recommended:
Other:	Completed/Recommended:

Financial Considerations:

X	Budgeted:	Line Item: 351-57044-605-000000	Amount: \$800,000.00
		Line Item: 351-70023-600-000000	Amount: \$525,108.02
		Revenue Line (if applicable):	Amount:
	Non-Budgeted	Line Item:	Amount:
		Line Item:	
		Funding Source:	Amount:

Attachments:

1. Ordinance for Superior Bowen 2024-193 Reconcile 2024 Overlay
2. CO 2 - Final_Signed

Document No. _____

ORDINANCE NO. _____

AN ORDINANCE AMENDING ORDINANCE NO. 11891 APPROVING A CONTRACT WITH SUPERIOR BOWEN ASPHALT COMPANY, LLC FOR CITY OF LIBERTY PROJECT 24-002 2024 STREET MAINTENANCE PAVEMENT RESTORATION BY DECREASING THE AMOUNT BY \$72,750.81 FROM \$1,397,858.60 FOR AN AMOUNT NOT TO EXCEED \$1,325,108.02

WHEREAS, on March 11, 2024 City Council approved Ordinance No. 11891 approving a contract between the City of Liberty and Superior Bowen Asphalt Company, LLC, in an amount not to exceed \$1,288,692.00; and

WHEREAS, on May 13, 2024 City Council approved Ordinance No. 11891 amending a contract between the City of Liberty and Superior Bowen Asphalt Company, LLC, by increasing the contract amount to an amount not to exceed \$1,397,858.60;

BE IT ORDAINED by the City Council of the City of Liberty, Clay County, Missouri, as follows:

SECTION I

The City Council of the City of Liberty, Clay County, Missouri, hereby amends Ordinance No. 11891 approving a contract by and between the City of Liberty and Superior Bowen Asphalt Company, LLC for the 2024 Street Maintenance Pavement Restoration Project by decreasing the contract amount by \$72,750.58 from ONE MILLION THREE HUNDRED NINETY SEVEN THOUSAND EIGHT HUNDRED FIFTY EIGHT AND 60/100 DOLLARS (\$1,397,858.60) to a final contract amount of ONE MILLION THREE HUNDRED TWENTY FIVE THOUSAND ONE HUNDRED EIGHT AND 02/100 DOLLARS (\$1,325,108.02) thereby providing a final change order and contract line item quantity reconciliation. A copy of said amendment being incorporated by reference herein and available for review as required by law.

SECTION II

The City Council hereby authorizes the Mayor to sign the contract as described in Section I of this Ordinance.

SECTION III

This Ordinance shall be in full force and effect from and after its passage by the City Council and approval by the Mayor according to law.

ORDINANCE NO. _____ (CONT.)

PASSED by the City Council this ____ day of _____, 2024.

MAYOR

ATTEST:

DEPUTY CITY CLERK

APPROVED by the Mayor this ____ day of _____, 2024.

MAYOR

Change Order

PROJECT: <i>(Name and Address)</i> 2024 Street Maintenance Pavement Restoration 101 E Kansas St Liberty, MO 64068	CONTRACT INFORMATION: Contract For: General Construction Date: 05-01-2024	CHANGE ORDER INFORMATION: Change Order Number: 2 Date: 08-16-2024
OWNER: <i>(Name and Address)</i> City of Liberty MO 101 E. Kansas Street Liberty, MO 64068	ARCHITECT: <i>(Name and Address)</i> Superior Bowen Asphalt Company, LLC 520 W. Pennway St., Suite 300 Kansas City, MO 64108	CONTRACTOR: <i>(Name and Address)</i> Superior Bowen Asphalt Company, LLC 520 W. Pennway St., Suite 300 Kansas City, MO 64108

THE CONTRACT IS CHANGED AS FOLLOWS:
(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

The original Contract Sum was	\$ 1,288,692.00
The net change by previously authorized Change Orders	\$ 109,166.60
The Contract Sum prior to this Change Order was	\$ 1,397,858.60
The Contract Sum will be increased by this Change Order in the amount of	\$ -72,750.58
The new Contract Sum including the Change Order will be	\$ 1,325,108.02

The Contract Time will be increased by 0 days.
The new date of Substantial Completion will be 09-26-2024

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE CONTRACTOR, CONSULTANT, AND OWNER.

CONTRACTOR

Joshua Martinez - City of Liberty MO
Joshua Martinez, Capital Projects Engineer
Aug 16, 2024 @ 8:04 AM
**on behalf of Neil Shacklett, Estimator*

John Findlay - City of Liberty MO
John Findlay, City Engineer
Aug 16, 2024 @ 8:03 AM
**on behalf of Joshua Martinez, Capital Projects Engineer*

John Findlay - City of Liberty MO
John Findlay, City Engineer
Aug 16, 2024 @ 8:06 AM

Sherri McIntyre - City of Liberty MO
Sherri McIntyre, Director of Public Works
Aug 16, 2024 @ 5:23 PM

Approved By:
Superior Bowen Asphalt Company
Neil Shacklett / Estimator
8/19/2024
Neil Shacklett

Mayor, Greg Canuteson

Date

Contract Change Order

Project Title	2024 Street Maintenance Pavement Restoration	Contractor	Superior Bowen Asphalt Company, LLC
Project Number	24-002	Contact	Neil Shacklett
Change Order Number	2	Phone	913-689-5567
Date Submitted	Aug 16, 2024 8:03 AM	Address	520 W. Pennway St., Suite 300 Kansas City, MO 64108
Date Approved	Aug 16, 2024 5:23 PM		
Page	1 of 2	Email	nshacklett@superiorbowen.com

You are hereby directed to make the herein changes from the plans and specifications or do the following work not included in the plans and specifications on the contract.

Bid Item Changes

- 1] Cold Milling. Contract Qty: 110800.00, Actual Qty: 111416.00 / Additional 616 SY @ \$1.39 = \$154,868.24
- 2] Full Depth Pavement Repair. Contract Qty: 225.00, Actual Qty: 0.00 / Additional -245 SY @ \$124.40 = \$0.00
- 3] 6" Solid White Parallel Cross Walk (Striping Thermoplastic). Contract Qty: 200.00, Actual Qty: 193.00 / Additional -7 LF @ \$8.80 = \$1,698.40
- 4] 24" Stop Bar (Striping Thermoplastic). Contract Qty: 85.00, Actual Qty: 88.00 / Additional 3 LF @ \$27.50 = \$2,420.00
- 5] Yield Triangles (Striping Thermoplastic). Contract Qty: 35.00, Actual Qty: 8.00 / Additional -27 LF @ \$44.00 = \$352.00
- 6] Turn Arrow (Striping Thermoplastic). Contract Qty: 11.00, Actual Qty: 8.00 / Additional -3 EA @ \$247.50 = \$1,980.00
- 7] Turn Arrow (Striping Thermoplastic). Contract Qty: 16850.00, Actual Qty: 3710.00 / Additional -13140 LF @ \$1.43 = \$5,305.30
- 8] 6" Solid Double Yellow (Striping Thermoplastic). Contract Qty: 50000.00, Actual Qty: 56498.00 / Additional 1238 LF @ \$1.43 = \$80,792.14
- 9] 6" Solid Lane Line Yellow (Striping Thermoplastic). Contract Qty: 7200.00, Actual Qty: 5670.00 / Additional -1530 LF @ \$1.43 = \$8,108.10
- 10] 6" Solid Edge Line White (Striping Thermoplastic). Contract Qty: 40400.00, Actual Qty: 45740.00 / Additional 80 LF @ \$1.43 = \$65,408.20
- 11] 6" Solid Lane Line White (Striping Thermoplastic). Contract Qty: 33550.00, Actual Qty: 33639.00 / Additional 89 LF @ \$1.43 = \$48,103.77
- 13] ***1.5" Asphaltic Concrete Surface (Type S-01). Contract Qty: 10800.00, Actual Qty: 10634.99 / Additional -165.01 TN @ \$82.05 = \$872,600.93

New Line Items

- 16] Detector Loop. Contract Qty: 1.00 EA @ \$4950.00 = \$4,950.00
- 17] Asphalt Indexing. Contract Qty: 1.00 LS @ \$-9436.70 = \$-9,436.70
- 18] 12" Yellow Preformed Thermoplastic. Contract Qty: 375.00 LF @ \$14.00 = \$5,250.00
- 19] Final Adjustment to Line Item 15 "104th 0.75" Leveling and 105" Surface". Contract Qty: 96.56 TN @ \$-98.15 = \$-9,477.36

By this change, time of completion and/or price adjustment is:

Time Extension: Yes ☐ No ☒

If yes, # of days: 0

☒ The agreed Lump Sum price for this change order work is \$-72,750.58

☐ The agreed cost for the Extra Work above will not exceed

☐ By Contract Unit Price

☐ By Force Account in accordance with Standard Specifications

Summary:

Payment Adjustment: The total agreed cost of this Change Order is \$-72,750.58

Time Adjustment: 0 days

Cost this Change Order	\$-72,750.58	Statement of Contract Time	Days	Date
Estimated or Exact	Exact	Date of Notice to Proceed		05/01/2024
Original Contract Price	\$1,288,692.00	Original Contract Days	149	
Total of all Approved Changes	\$109,166.60	Computed Date of Completion		09/26/2024
Orders including this CCO	\$36,416.02	Time Extension Days this CCO	0	
% of Original Contract	2.8	Total Time Ext Days all CCOs	0	
Revised Contract Price	\$1,325,108.02	Extended Date of Completion		09/26/2024

Approved By:

1] John Findlay, City Engineer - Aug 16, 2024 @ 8:03 AM *(on behalf of Joshua Martinez, Capital Projects Engineer)*

2] Joshua Martinez, Capital Projects Engineer - Aug 16, 2024 @ 8:04 AM *(on behalf of Neil Shacklett, Estimator)*

3] John Findlay, City Engineer - Aug 16, 2024 @ 8:06 AM

4] Sherri McIntyre, Director of Public Works - Aug 16, 2024 @ 5:23 PM

We, the undersigned contractor, have given careful consideration of the change proposed and hereby agree, if the proposal is approved, that we will provide all equipment, furnish all materials except as may otherwise be noted above, and perform all services necessary for the work above as specified, and will accept as full payment, therefore, the prices shown above.

Joshua Martinez, Capital Projects Engineer - Aug 16, 2024 @ 8:04 AM *(on behalf of Neil Shacklett, Estimator)*

If the Contractor does not sign this change order, his attention is directed to the requirements of the specifications as to proceeding with change order work and filing a written protest within the time therein specified.

Approved By:
Superior Bowen Asphalt Company
Neil Shacklett / Estimator
8/19/2024
Neil Shacklett



**CITY COUNCIL
ACTION REPORT**

Meeting Date: August 26, 2024

A/R No.: 2024-194

Department: Public Works

Submitted By: Joshua Martinez, Capital
Projects Engineer

Subject: A RESOLUTION ACCEPTING THE 2024 STREET MAINTENANCE
PAVEMENT RESTORATION PROJECT WITH SUPERIOR BOWEN ASPHALT
COMPANY, LLC

Summary:

- Approve a Resolution accepting the 2024 Street Maintenance Pavement Restoration project and authorizing final payment to Superior Bowen Asphalt Company, LLC

Background:

The 2024 Street Maintenance Pavement Restoration Project was awarded to Superior Bowen Asphalt Company, LLC, on March 11, 2024 (Ordinance No. 11891). The project involved the milling and overlaying of City streets with over 10,600 tons of asphaltic concrete material. City streets restored included B Hwy., H Hwy. and Lightburne Street. A contract amendment was approved by the City Council on May 13, 2024 (Ordinance No. 11926) to increase the project scope to include the restoration of 104th Street.

All contract work has been completed by Superior Bowen in accordance with City standards, specifications and contract requirements. This action accepts the 2024 Street Maintenance Pavement Restoration Project, thus allowing release of retainage which has been held per the project contract.

Staff recommends acceptance of a Resolution accepting the 2024 Street Maintenance Pavement Restoration Project as completed by Superior Bowen Asphalt Company, LLC, thereby authorizing the release of all retainage.

Previous Action (if applicable):

- Citizen Sales Tax Oversight Committee recommendation on January 11, 2024
- Contract with Superior Bowen approved on March 11, 2024 (Ordinance 11891)
- Contract Amendment with Superior Bowen approved on May 13, 2024 (Ordinance 11926)

Policy/Committee Review:

X Citizen Sales Tax Oversight Committee	Completed/Recommended: January 11, 2024
Public Safety Sales Tax Oversight Committee	Completed/Recommended:

Budget Committee	Completed/Recommended:
Other:	Completed/Recommended:

Financial Considerations:

X Budgeted:	Line Item: 352.57044.605.000000	Amount: \$800,000.00
	Line Item: 351.70023.600.000000	Amount: \$525,108.02
	Revenue Line (if applicable):	Amount:
Non-Budgeted	Line Item:	Amount:
	Line Item:	
	Funding Source:	Amount:

Attachments:

1. Resolution Accepting the 2024-192 Accept 2024 Overlay with Superior Bowen Asphalt Company, LLC

RESOLUTION NO. _____

A RESOLUTION ACCEPTING THE 2024 STREET MAINTENANCE PAVEMENT
RESTORATION PROJECT WITH SUPERIOR BOWEN ASPHALT COMPANY, LLC

WHEREAS, the project has been completed by Superior Bowen Asphalt
Company, LLC and

WHEREAS, the project has been constructed in accordance with the plans and
specifications of the City of Liberty;

NOW, THEREFORE, BE IT RESOLVED that the City of Liberty does hereby
accept the 2024 Street Maintenance Pavement Restoration Project (#24-002);

PASSED by the City Council of Liberty, Clay County, Missouri, this _____ day
of _____, 2024.

MAYOR

ATTEST:

DEPUTY CITY CLERK



CITY COUNCIL ACTION REPORT

Meeting Date: August 26, 2024

A/R No.: 2024-192

Department: Public Works

Submitted By: Joshua Martinez, Capital Projects Engineer

Subject: STORM WATER MASTER PLAN RATING CRITERIA PRESENTATION

Summary:

- A presentation on the Capital Improvement Project Rating Criteria which has been developed and will be used to identify and prioritize Capital Improvement Projects for the Storm Water Master Plan.

Background:

The Current City of Liberty Storm Water Master Plan is dated March 2003. In the two decades since the last plan, the City has experienced rapid industrial, commercial and residential growth. In conjunction with this growth, new design standards, Federal Storm Water Regulations and a 2015 revision to the City of Liberty FEMA flood maps have contributed to the need for a revised and updated Storm Water Master Plan.

On August 28, 2023, the City Council approved a contract with Henningsong, Durham & Richardson, Inc. (HDR) for the creation of a new Storm Water Master Plan.

Since August of 2023, HDR and staff:

- have hosted a public meeting;
- have assimilated input from a publicly published survey;
- have investigated and assessed existing storm water infrastructure;
- have conducted stream channel erosion analysis;
- are assessing flood risk reduction; and
- are developing a Master Plan HUB

With the above items completed or well underway, the team is now ready to begin putting together a Capital Improvement Project list. Prior to compiling this project list, staff and HDR developed an initial rating criteria. The rating criteria will be used to identify and prioritize Capital Improvement Projects for the Storm Water Master Plan. This presentation's purpose is to present the rating criteria to the City Council for comment and suggestion for the purpose of aligning the criteria with the intent of the City Council.

Previous Action (if applicable):

- 05/11/2023 - CSTOC recommendation for the Storm Water Master Plan Project
- 08/28/2023 - City Council approval of Storm Water Master Plan Project Contract

with HDR

Policy/Committee Review:

X Citizen Sales Tax Oversight Committee	Completed/Recommended: 05/11/2023
Public Safety Sales Tax Oversight Committee	Completed/Recommended:
Budget Committee	Completed/Recommended:
Other:	Completed/Recommended:

Financial Considerations:

Budgeted:	Line Item: 351.70020.612.000000	Amount: \$319,980.00
	Line Item:	Amount:
	Revenue Line (if applicable):	Amount:
Non-Budgeted	Line Item:	Amount:
	Line Item:	
	Funding Source:	Amount:

Attachments:

1. City of Liberty Council Meeting Slides



City of Liberty Stormwater Master Plan Updates

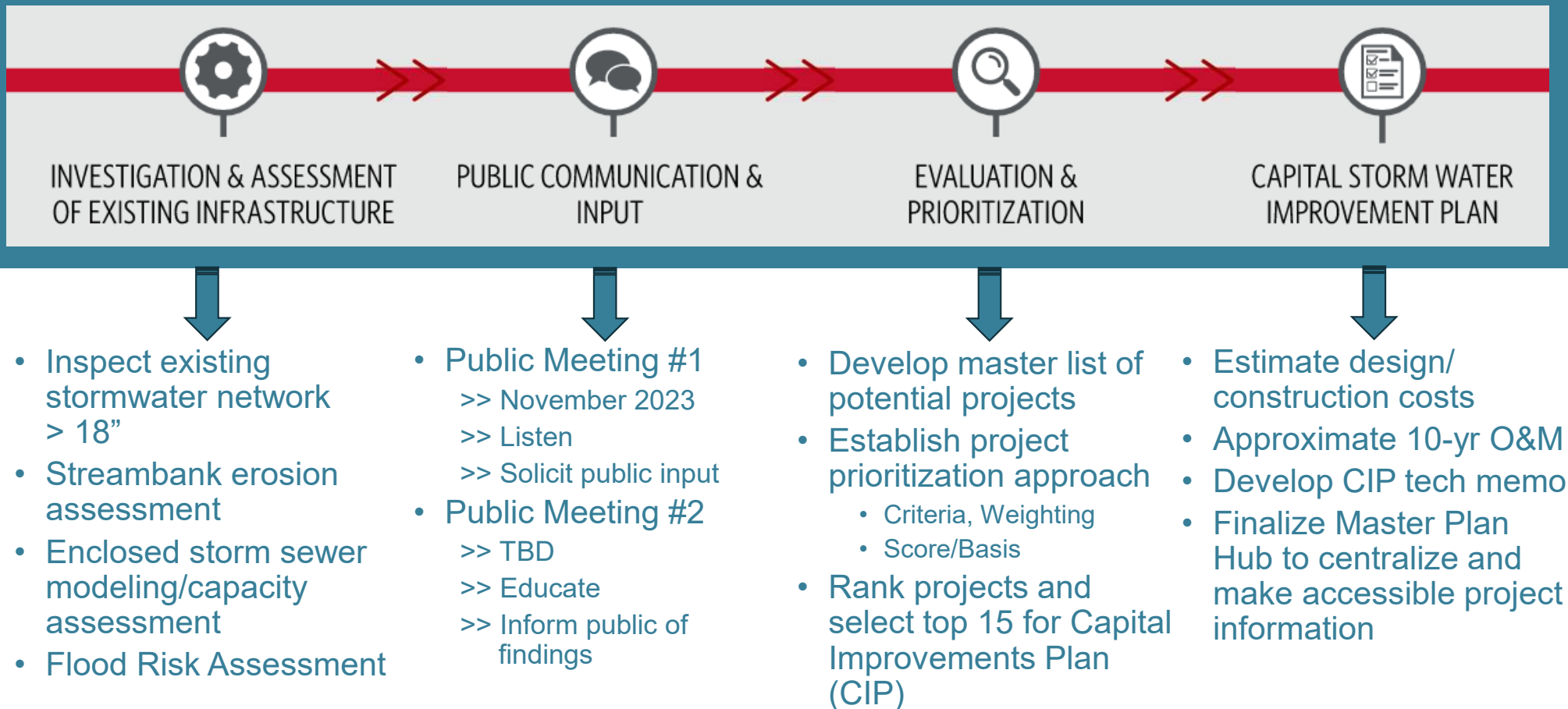


August 26, 2024

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Master Planning Process



Project Prioritization Schema



Criteria		Maximum Weighted Score
Customer Service	Reported Public Concern	6.0
Public Safety	Structure Condition	13.0
	Roadway Level of Service	22.5
	Risk of Infrastructure and/or Utility Failure	26.0
	Habitable Structure Flooding	22.5
Environmental	Water Quality / Sustainable Solutions	10.0
Total Score		100.0

Basis of Criteria Scoring

Reported Public Concern

- Notice of issue received
- Ranked by magnitude of properties that benefit from project

Structure Condition

- Assesses condition of City stormwater assets (pipes, RCBs, manholes)
- Ranked from non-functional → good condition

Roadway Level of Service

- Assesses roadway flooding depths during 10-yr design storm
- Ranked on magnitude of depth for critical emergency facilities → major streets → local routes

Risk of Infrastructure and/or Utility Failure

- Assesses risk to public infrastructure and residential habitable structures based on degree of erosion as well as critical utility loss due to flood impacts
- Ranked from imminent risk with active erosion → active erosion → inactive erosion with potential indicators of risk

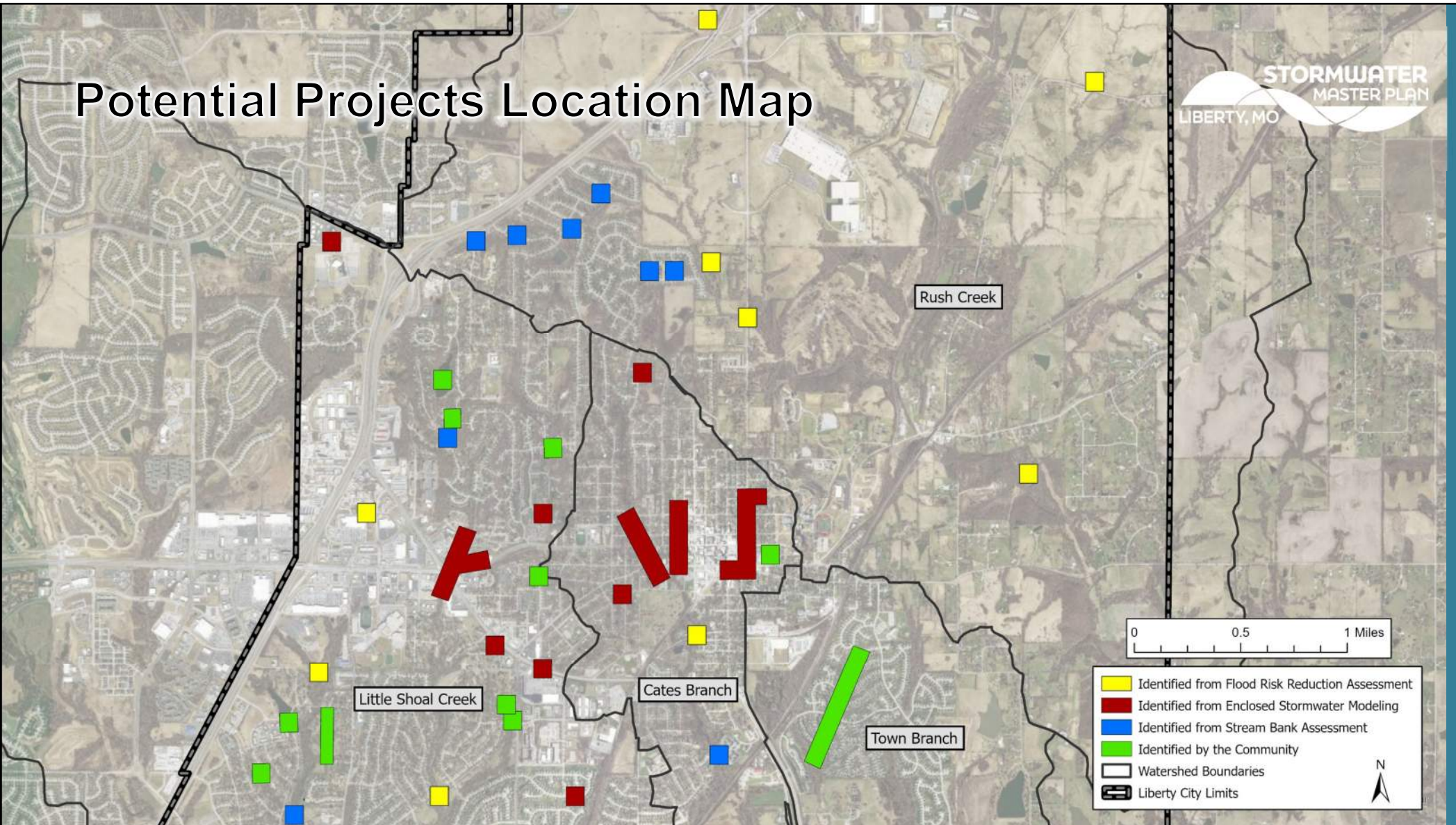
Habitable Structure Flooding

- Assesses flooding impact to critical and non-critical habitable structures for the 2, 10, and 100-yr storms
- Ranked from frequent flooding of critical/non-critical structures → infrequent flooding of critical/non-critical structures

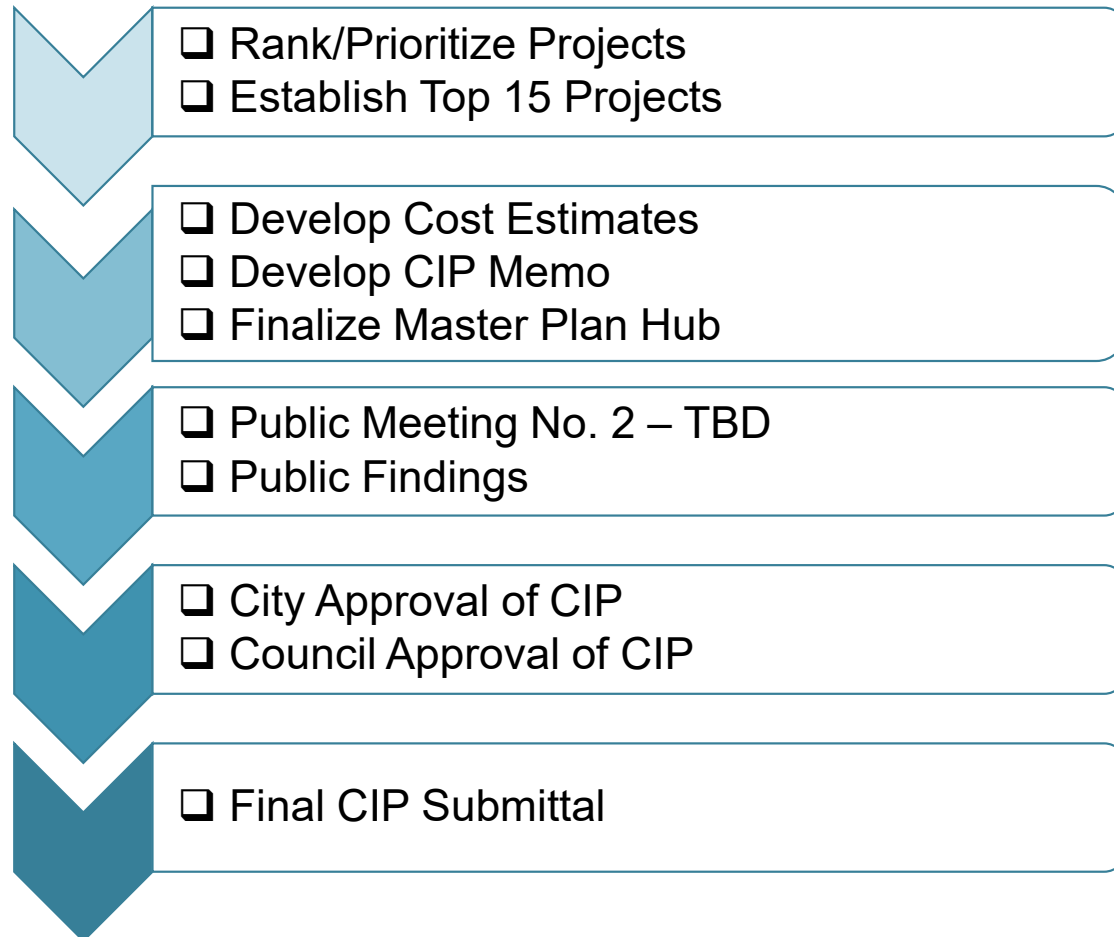
Water Quality/Sustainable Solutions

- Assesses water quality, stream stabilization, and reduction to peak runoff (i.e. detention)
- Ranked from highest degree of environmental benefit → basic detention and/or streambank repairs

Potential Projects Location Map



Next Steps





City of Liberty - Storm Water Infrastructures

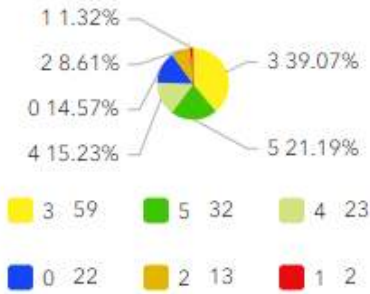
Overall

Structures

Inlets

Mains

Storm Water Mains

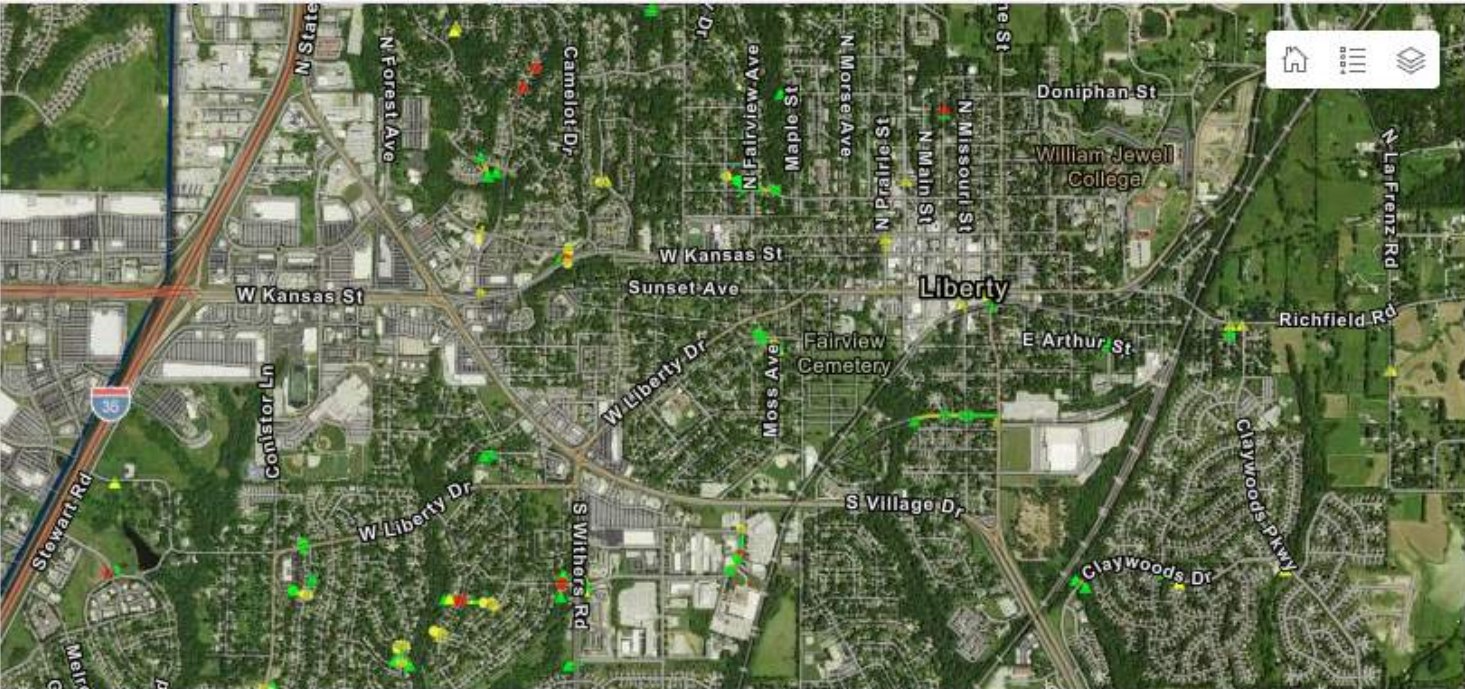


Structures

Inlets

Mains

Storm Water Structures



Missouri Dept. of Conservation, Missouri DNR, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA... Powered by Esri

FACILITYID	STRUCTURE	CONDITION
A15-16-284	Junction Box	Fair



City of Liberty Stream Bank Assessment



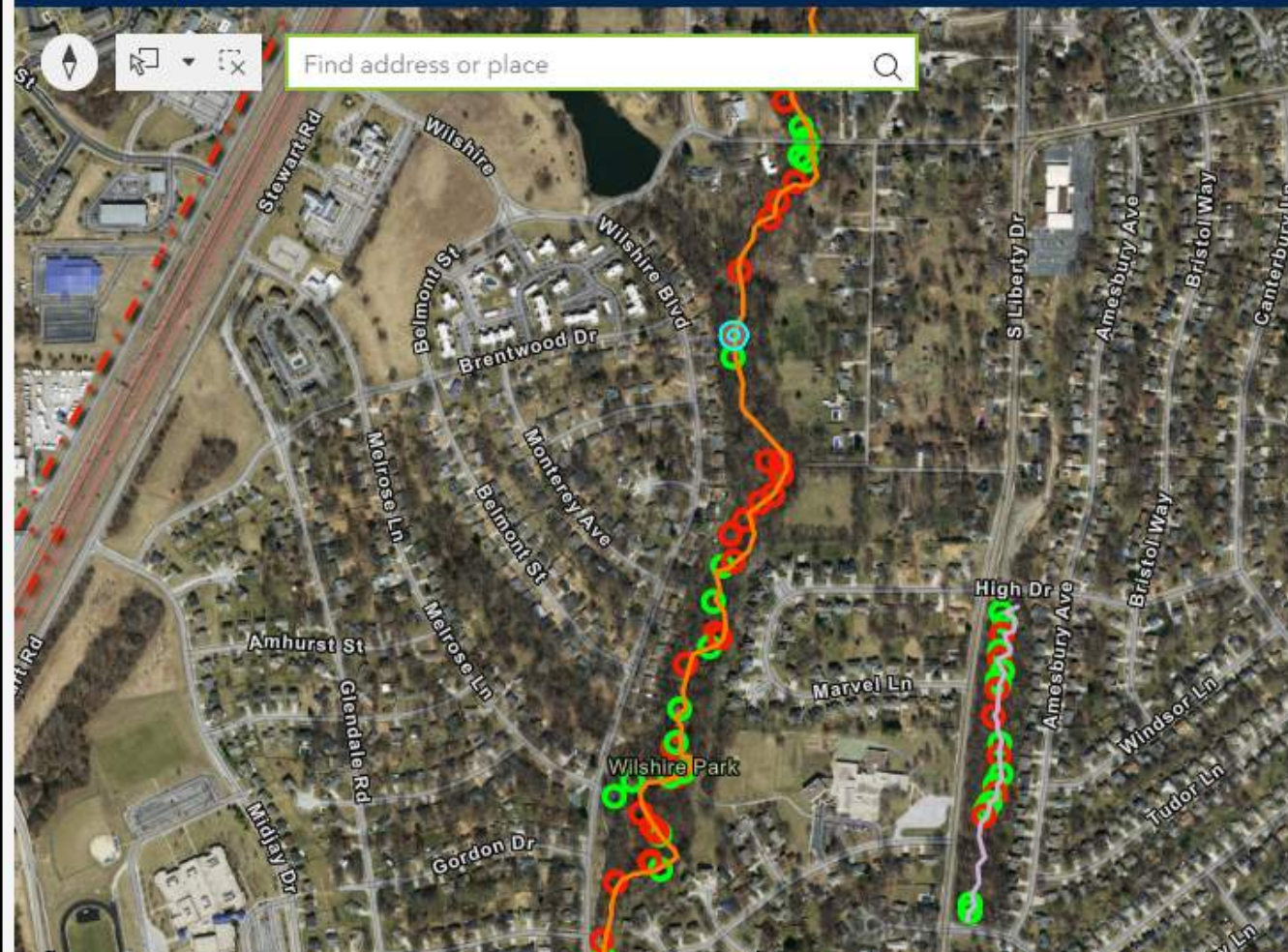
Map Layers



Basemaps



Legend



S7.64



Zoom to



ID	S7.64
Feature	Bank Failure

Questions?