

**CITY OF BLUE SPRINGS, MISSOURI
MINUTES OF COUNCIL MEETING
OCTOBER 17, 2022**

A meeting of the City Council of the City of Blue Springs, Missouri, was held on Monday, October 17, 2022, 5:00 p.m. in the Council Chambers of the Howard L. Brown Public Safety Building, 1100 SW Smith Street, Blue Springs, Missouri with Mayor Pro Tem Chris Lievsay presiding.

CLOSED SESSION

At 5:00 p.m., Councilmember Culpepper moved for the Council go into closed session pursuant to Section 610.021(3) Revised Statutes of Missouri, for the purpose of privileged communications between a governmental body or its representative and legal counsel relating to Personnel, and that any minutes, documents and other records discussed or taken during the closed session remain closed, and that the regular meeting of this body reopen at 6:00 p.m. Motion seconded by Councilmember Kaylor and carried with the following votes:

Kaylor – Aye
Fowler – Aye
Ericson – Aye

Edmondson – Aye
Culpepper – Aye
Mayor Pro Tem Lievsay – Aye
Mayor Ross – Absent

**CALL OPEN SESSION TO
ORDER AND
CONFIRMATION OF A
QUORUM**

At 6:00, Mayor Pro Tem Lievsay called the open session of the October 17, 2022 Blue Springs City Council meeting to order and Councilmember Culpepper led in the pledge of allegiance. The City Clerk confirmed a quorum of the Council was present. Mayor Pro Tem Lievsay announced Mayor Ross was absent this evening.

**COUNCILMEMBERS IN
ATTENDANCE**

Jerry Kaylor
Chris Lievsay
Ron Fowler

Galen Ericson
Kent Edmondson
Susan Culpepper

Also present were City Administrator Mike Ekey, Deputy City Administrator Christine Cates, City Attorney Sarah Carnes, and City Clerk Sheryl Morgan.

CONSENT AGENDA

Councilmember Culpepper moved to approve the following Consent Agenda items and the motion was seconded by Councilmember Kaylor.

- **Minutes of the October 3, 2022** City Council Meeting
- **Liquor License change for Shmaz LLC dba Food Mart to Shmaz LLC dba Speedway** for the current liquor license located at 501 NE Napoleon Drive Blue Springs, MO 64014
- **Resolution No. 93-2022** approving a contract in the amount of \$60,255 with Randy and Lisa Paul dba C-R Fence, for the BMX track fence replacement
- **Resolution No. 94-2022** approving Amendment #1 to Contract No. 2019-002.3A in the amount of \$28,000 to restore power to Baumgardner Park after demolition of the Centennial Pool Complex
- **Boards and Commissions Appointments**

Economic Development Council:

New Appointment: Joey Zarrillo, Chair
Erika Lucas, Vice Chair

The above Consent Agenda items were approved with the following vote:

Kaylor – Aye	Edmondson – Aye
Fowler – Aye	Culpepper – Aye
Ericson – Aye	Mayor Pro Tem Lievsay – Aye
	Mayor Ross – Absent

MOTION TO CONTINUE RESOLUTION NO. 70-2022, AS AMENDED - SITE PLAN DESIGN REVIEW APPEAL FOR JB MOORE INVESTMENTS/EAST 40 BREWING PARK (SPDR-06-22-8338)

Councilmember Kaylor moved to continue Council consideration of Resolution No. 70-2022, as amended, approving the Site Plan Design Review with Alternative Development Standards per Sec. 403.010.A.3.f. of the Code of Ordinances for JB Moore Investments LLC / East Forty Brewing Parking at 201 NW 12th Street (SPDR-06-22-8338) to the November 7, 2022 Council meeting. Motion seconded by Councilmember Edmondson and carried with a vote of 4-2 as follows:

Fowler – Aye	Culpepper – No
Ericson – No	Kaylor – Aye
Edmondson – Aye	Mayor Pro Tem Lievsay – Aye
	Mayor Ross – Absent

INTRODUCTION AND 1ST READING – BILL NO. 5032 – FINAL PLAT FOR FALCO INDUSTRIAL PARK FIRST PLAT (ALL ABOUT THE OUTDOORS) (PF-08-22-8430)

Councilmember Fowler introduced Bill No. 5032 approving the Final Plat for Falco Industrial Park First Plat, located at the Southeast Corner of NW 7 Highway and Argo Road (PF-08-22-8430). City Clerk Sheryl Morgan made the first reading of Bill No. 5032 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Fowler moved to approve Bill No. 5032 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Kaylor and carried unanimously.

2ND READING – BILL NO. 5032

Ms. Morgan made the second reading of Bill No. 5032 by title. Councilmember Fowler moved to adopt Bill No. 5032 upon its second reading and give it **ORDINANCE NO. 5161**, with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Kaylor and carried with the following vote:

Ericson – Aye
 Edmondson – Aye
 Culpepper – Aye

Kaylor – Aye
 Fowler – Aye
 Mayor Pro Tem Lievsay – Aye
 Mayor Ross – Absent

INTRODUCTION AND 1ST READING – BILL NO. 5033 – COOPERATIVE AGREEMENT AND EASEMENT WITH BLUE SPRINGS SCHOOL DISTRICT

Councilmember Culpepper introduced Bill No. 5033 approving a Cooperative Agreement with the Blue Springs R-IV School District to hold funds in escrow for sidewalk along 7 Highway. City Clerk Sheryl Morgan made the first reading of Bill No. 5033 by title; copies of the proposed Bill having previously been made available to the public.

Councilmember Fowler moved to approve Bill No. 5033 upon its first reading and proceed with the second reading. Motion seconded by Councilmember Kaylor and carried unanimously.

2ND READING – BILL NO. 5033

Ms. Morgan made the second reading of Bill No. 5033 by title. Councilmember Fowler moved to adopt Bill No. 5033 upon its second reading and give it **ORDINANCE NO. 5162**, with a copy attached hereto and made a part of the minutes. Motion seconded by Councilmember Kaylor and carried with the following vote:

Edmondson – Aye
 Culpepper – Aye
 Kaylor – Aye

Fowler – Aye
 Ericson – Aye
 Mayor Pro Tem Lievsay – Aye
 Mayor Ross – Absent

PRESENTATION – HOME-BASED BUSINESS

Community Development Director Mike Mallon presented information regarding Missouri House Bill No. 1662 which took effect on August 28, 2022 and reduces the City’s ability to regulate home occupations or home-based businesses. Council directed staff to move forward with the proposed Ordinance and include provisions for the public health, safety and welfare.

MAYORAL ANNOUNCEMENTS

Thoughts to Ponder:
 “I may win and I may lose, but I will never be defeated.”
 (Emmit Smith)

CLOSED SESSION

At 6:43 p.m., Councilmember Culpepper moved for the Council go into closed session pursuant to Section 610.021(2) Revised Statutes of Missouri, for the purpose of privileged communications between a governmental body or its representative and legal counsel relating to real estate, and that any minutes, documents, and other records discussed or taken during the closed session remain closed, and that the special meeting of this body stand adjourned at the completion of such session. Motion seconded by Councilmember Kaylor and carried with the following votes:

Kaylor – Aye
 Fowler – Aye
 Ericson – Aye

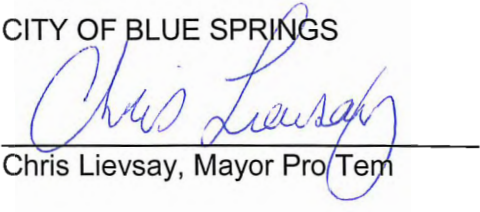
Edmondson – Aye
 Culpepper – Aye
 Mayor Pro Tem Lievsay – Aye
 Mayor Ross – Absent

ATTEST



Sheryl Morgan, City Clerk

CITY OF BLUE SPRINGS



Chris Lievsay, Mayor Pro Tem